

JPB ARCHITECTS  
Cedar House, Vine Lane  
Hillingdon Uxbridge  
Middlesex  
UB10 0NF

Application Ref: **2015/7135/P**  
Please ask for: **Obote Hope**  
Telephone: 020 7974 **2555**

18 May 2016

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Full Planning Permission Refused**

Address:

**Third floor rear flat  
48 Stanhope Street  
London  
NW1 3EX**

Proposal:

Erection of mansard roof extension, installation of 2 rooflights to the front elevation.  
Drawing Nos: 101 P1, 111 P1, 112 P1, 121 P1, 125 P1, Heritage Statement dated March 2016 and Design and Access Statement.

The Council has considered your application and decided to **refuse** planning permission for the following reason(s):

#### Reason(s) for Refusal

- 1 The proposed roof extension, by reason of its bulk, mass, size and form, would be harmful to the appearance of the host property and detrimental to the special architectural and historic interest of the listed building, contrary to policy CS14 (Promoting high quality places and conserving our heritage) of the London Borough of Camden Local Development Framework Core Strategy and policies DP24 (Securing high quality design) and DP25 (Conserving Camden's Heritage) of the London Borough of Camden Local Development Framework Development Policies.

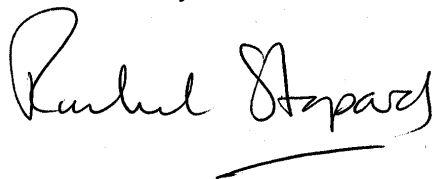


In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 of the National Planning Policy Framework.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'Rachel Stopard', with a horizontal line underneath the name.

Rachel Stopard  
Director of Supporting Communities