

SOLANKI STUDIO
Flat 19
Bluebell Court
1 Heybourne Crescent
London
NW9 5QE

Application Ref: **2016/2582/P**
Please ask for: **Conor Healy**
Telephone: 020 7974

1 August 2016

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Refused

Address:

1st and 2nd Floor Flat
153 Leighton Road
London
NW5 2RB

Proposal: Roof extension to create a third floor

Drawing Nos: Site Location Plan, Block Plan, Existing Plans: DWG (3-10 inclusive),
Proposed Plans: DWG (11-20 inclusive)

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

Reason(s) for Refusal

- 1 The proposed mansard roof extension, by reason of its unsympathetic design and inclusion within an unaltered roofscape of surrounding buildings, would result in an incongruous addition causing demonstrable harm to the character and appearance of the host building, the attached structure at 151 Leighton Road, the adjacent terrace and the wider townscape contrary to policy CS5 (Managing the impact of growth and development) of the London Borough of Camden Local Development Framework Core Strategy, and DP24 (Securing High Quality Design) of the London Borough of Camden Local Development Framework Development Policies.

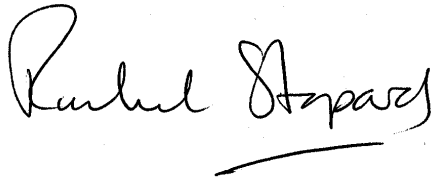


In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 of the National Planning Policy Framework.

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
Executive Director Supporting Communities