

Mr Jeremy Church  
Flat Ground Floor  
29 Lancaster Grove  
London  
NW3 4EX

Application Ref: **2016/4662/P**  
Please ask for: **Darlene Dike**  
Telephone: 020 7974 **1029**

1 November 2016

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Section 106A Refused**

Address:  
**Northern Heights**  
**1 Trinity Walk**  
**London**  
**NW3 5SQ**

Proposal:

Application under Section 106A (3) to modify a legal agreement and remove clause 4.1 (car free housing) of the S106 associated with planning permission ref. 2009/4045/P dated 13/07/2010 (for erection of a new 2 storey, plus basement single dwelling house to the rear of 106 Finchley Road).

Drawing Nos:

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

Reason(s) for Refusal

1 Reason for Refusal -

The proposed removal of clause 4.1 (car-free housing) of the S106 legal agreement attached to permission 2009/4045/P dated 13/07/2010 would contribute unacceptably to the existing on-street parking stress in the area and encourage an increase in car use, contrary to policy CS11 (Promoting sustainable and efficient



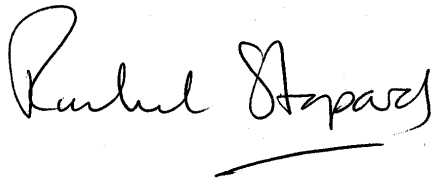
travel) in the London Borough of Camden Local Development Framework Core Strategy and policies DP17 (Walking, cycling and public transport), DP18 (Parking standards and limiting the availability of car parking) and DP19 (Managing the impact of parking) of the London Borough of Camden Local Development 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.

Rachel Stopard  
Executive Director Supporting Communities