

Joe Wright Architects Ltd
14 Manchester Road
South Tottenham
N15 6HP

Application Ref: **2016/7018/P**
Please ask for: **Charlotte Meynell**
Telephone: 020 7974 **2598**

13 February 2017

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Refused

Address:

Upper Flat
26 Agamemnon Road
London
NW6 1DY

Proposal:

Loft conversion involving the installation of a rear dormer extension, 3 x front rooflights and 2 x rear rooflights.

Drawing Nos: 1609-01_PL_200; 1609-01_PL_201; 1609-01_PL_202; 1609-01_PL_203; 1609-01_PL_301 Rev. D; 1609-01_PL_302 Rev. D; 1609-01_PL_303 Rev. D; Planning 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 rear dormer, by reason of its design, scale, bulk, and location on a terrace of properties with an unimpaired roofline, would be detrimental to the character and appearance of the dwelling and the group of properties in the terrace of which it forms a part, contrary to policy CS14 (Promoting high quality places and conserving our heritage) of the London Borough of Camden Local Development Framework Core Strategy; policy DP24 (Securing high quality design) of the London



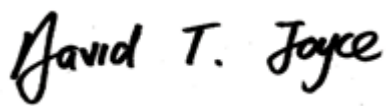
Borough of Camden Local Development Framework Development Policies; policy D1 (Design) of the Draft Camden Local Plan; and policy 2 of the Fortune Green and West Hampstead Neighbourhood Plan.

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 that reads "David T. Joyce". The signature is written in a cursive, slightly slanted style.

David Joyce
Executive Director Supporting Communities