

TR STUDIO  
9 White Lion Street  
London  
N1 9PD

Application Ref: **2017/0652/P**  
Please ask for: **Kristina Smith**  
Telephone: 020 7974 4986

24 March 2017

Dear Sir/Madam

## DECISION

Town and Country Planning Act 1990 (as amended)

### Householder Application Refused

Address:  
**18 Harmond Street**  
**London**  
**NW1 8DJ**

Proposal:  
Erection of mansard roof extension with two doors and terrace to front and dormer window to rear  
Drawing Nos: (Prefix: TRS068) EX\_000; EX\_001; EX\_021; P2\_101; P2\_200; P2\_201; P2\_301; Design & Access Statement (dated 09/01/2017); 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 roof extension with front terrace, by reason of its design, bulk, height and location in a group of buildings with a largely unaltered roofline, would result in harm to the character and appearance of the building, the group of buildings of which it forms a part, and the Harmond Street Conservation Area, 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.

Informative(s):

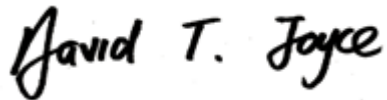
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In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 of the National Planning Policy Framework.

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  
Director of Regeneration and Planning