

Direct Planning Limited
Riverbank House
95-97 High Street
St Mary Cray
Orpington
BR5 3NH

Application Ref: **2017/1829/P**
Please ask for: **Oluwaseyi Enirayetan**
Telephone: 020 7974 3229

15 June 2017

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Refused and Warning of Enforcement Action to be Taken

Address:
237-239 West End Lane
LONDON
NW6 1XN

Proposal: Installation of timber decking with enclosure (Retrospective)

Drawing Nos: Site location plan; DP/2948/OF/01, DP/2948/OF/02; Design and Access Statement date March 2017.

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

Reason(s) for Refusal

- 1 The timber decking and perimeter timber enclosures, by virtue of their location on the public highway, reduce the width and function of the pavement resulting in harm to the safety and amenity of pedestrians and other road users, contrary to policy 9 of the Fortune Green and West Hampstead Neighbourhood Plan, policy CS14 (Promoting high quality places and conserving our heritage) of the London Borough of Camden Local Development Framework Core Strategy and policies DP17 (Walking, cycling and public transport) and DP21 (Development connecting to the highway network) of the London Borough of Camden Local Development Framework Development Policies and policies A1, C6 and T1 of the Camden Local



Plan Submission Draft 2016.

Informative(s):

- 1 The Inspector's report on the Local Plan was published on 15 May 2017 and concludes that the plan is 'sound' subject to modifications being made to the Plan. While the determination of planning applications should continue to be made in accordance with the existing development plan until formal adoption, substantial weight may now be attached to the relevant policies of the emerging plan as a material consideration following publication of the Inspector's report, subject to any relevant recommended modifications in the Inspector's report.

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.

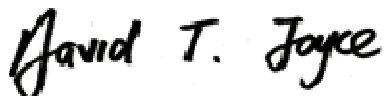
ENFORCEMENT ACTION TO BE TAKEN

The Council has authorised the Planning Department to instruct the Borough Solicitor to issue an Enforcement Notice alleging breach of planning control.

You can find advice about your rights of appeal at:

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

Yours faithfully



David Joyce
Director of Regeneration and Planning