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Architects
13 Belsize Road
London
NW6 4RX

Application Ref: **2017/5942/P**
Please ask for: **Alyce Keen**
Telephone: 020 7974

4 January 2018

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Refused

Address:
40B Rossllyn Hill
London
NW3 1NH

Proposal:
Installation of three wooden trellis structures on rear terrace.
Drawing Nos:

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

Reason(s) for Refusal

- 1 The wooden trellis structures, by reason of their scale, design and location on the building will be visually prominent and an incongruous addition to the rear roof terrace located on the flat roof of the rear extension, which would harm the character and appearance of the host building which is listed and the wider Hampstead Conservation Area, contrary to policies D1 and D2 of the Camden Local Plan 2017.

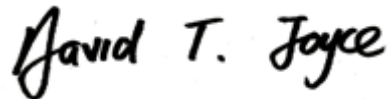


In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraphs 186 and 187 of the National Planning Policy Framework.

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