

Andrew Wood Associates Limited
118 Pall Mall
London
SW1Y 5ED UK

Application Ref: **2018/1971/P**
Please ask for: **Sofie Fieldsend**
Telephone: 020 7974 **4607**

21 June 2018

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Householder Application Refused

Address:

6 Oak Hill Park Mews
London
NW3 7LH

Proposal: Installation of flue to side elevation.

Drawing Nos: P01, P02, P05, P10, P11, P80, P81, P180 and P181.

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

Reasons for Refusal

- 1 The proposed flue by reason of its siting and detailed design, would be detrimental to the character and appearance of the host building, Oak Hill Park Mews and the surrounding Hampstead Conservation Area, contrary to policies D1 (Design) and Policy D2 (Heritage) of the Camden Local Plan 2017 and policies DH1 and DH2 of the emerging Hampstead Neighbourhood Plan (2018).
- 2 The applicant has failed to demonstrate that the development will not have a detrimental impact on local air quality, contrary to Policy CC4 (Air Quality) of the Camden Local Plan 2017

Informative:



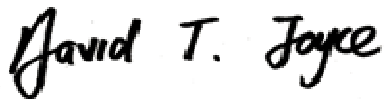
- 1 The entirety of Camden is designated as a Smoke Control Area, under the powers of the Clean Air Act (1993). In Smoke Control Areas wood (including wood chips, pellets and logs) can only be burnt in approved appliances ('exempt appliances'). A list of approved appliances is on the Defra website: <https://smokecontrol.defra.gov.uk/appliances.php>. Marketing terminology alone does not prove that an appliance is exempt. You are encouraged to share details of the wood burning appliance and its associated ducting with the Council's Air Quality officers. Evidence will be required that it has been certified as exempt (as above) and details of the fuel supply, proximity to the nearest building and compliance with Building Regulations (specifically Part J and Part L) will also be required. Exempt appliances must be installed by a HETAS accredited installer, or alternatively Building Control approval must be sought that Part J and Part L of the Building Regulations have been complied with.

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



David Joyce
Director of Regeneration and Planning