

Application ref: 2019/3960/P  
Contact: David Peres Da Costa  
Tel: 020 7974 5262  
Date: 27 November 2019

**Development Management**  
Regeneration and Planning  
London Borough of Camden  
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GL Studio  
81A Lordship Park  
London  
N16 5UP

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:

**45 Regent's Park Road  
London  
NW1 7SY**

Proposal:

Construction of timber bin enclosure to front garden (retrospective).  
Drawing Nos: Site plan; Block plan; E102; P102

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

#### **Reason(s) for Refusal**

- 1 The bin store, by reason of its siting, bulk and design, is an incongruous and visually obtrusive feature in the streetscene which harms the uniformity of the terrace and the character and appearance of the Primrose Hill Conservation Area contrary to Policies D1 (Design) and D2 (Heritage) of the London Borough of 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 paragraph 38 of the National Planning Policy Framework 2019.

## **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

A handwritten signature in black ink, appearing to read 'DPope', is written over a light grey rectangular background.

Daniel Pope  
Chief Planning Officer