

Application ref: 2019/4098/L  
Contact: Joshua Ogunleye  
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Date: 27 February 2020

**Development Management**  
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Retrouvius  
2A Ravensworth Road  
London  
NW10 5NR

Dear Sir/Madam

## DECISION

Planning (Listed Building and Conservation Areas) Act 1990

### Listed Building Consent Refused

Address:

**67 Gloucester Crescent**  
**London**  
**NW1 7EG**

Proposal:

Erection of infill extension at ground floor level; reconfiguration of front vaults; external alterations to include new spiral staircase to dwelling house and minor internal alterations to dwelling house (Grade II)

Drawing Nos: 146\_EX\_98, 146\_EX\_99, 146\_EX\_100, 146\_EX\_101, 146\_EX\_102, 146\_EX\_103, 146\_EX\_200, 146\_EX\_201, 146\_EX\_300, 146\_PL\_99, 146\_PL\_101, 146\_PL\_200, 146\_PL\_201, 146\_PL\_300, Tree Protection Plan, GHA/DS/126560:19 (Received 17th July 2019)

146\_PL\_100 Rev PL01 (Received 14th October 2019)

The Council has considered your application and decided to **refuse** listed building consent for the following reason(s):

#### Reason(s) for Refusal

- 1 The proposed floor plan and front vaults alterations by virtue of their unsympathetic scale and loss of original fabric would adversely alter the host property's plan form to the detriment of the special character and historical significance of the Grade II listed building, contrary to policy D2 (Heritage) of the London Borough of Camden Local Plan 2017 and the emerging London Plan

2019.

- 2 The proposed two storey infill rear extension by reason of its full width massing and inappropriate roof design, would be an inappropriate and incongruous addition that has a detrimental impact on the special character and historical significance of the Grade II listed building and the terrace or which it forms part, contrary to policies D1 (Design) and D2 (Heritage) of the London Borough of Camden Local Plan 2017 and the emerging London Plan 2019.

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.

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