

Application ref: 2020/3486/L
Contact: Mark Chan
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Date: 10 February 2021

Development Management
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London Borough of Camden
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SM Planning
80-83 Long Lane
London
EC1A 9ET

Dear Sir/Madam

DECISION

Planning (Listed Building and Conservation Areas) Act 1990

Listed Building Consent Refused

Address:
8 Downshire Hill
London
NW3 1NR

Proposal:
Installation of external condensing unit and indoor A/C unit at first floor level.

Drawing Nos: Cover Letter, Acoustic Assessment by ACA Acoustics dated 13/05/2020, Heritage Appraisal, Site Location Plan, Air Conditioning Product Information, 1113-02, 1113-03 A, 1113-24, 1113-27 A, 1113-26, 1113-25, 1113-29 and 1113-28

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 external and internal condenser units and associated louvres, by virtue of their size, design, location and visibility would result in harm to the special architectural and historic interest of the Grade II Listed Building, the character and appearance of the street scene and wider Hampstead Conservation Area. Whilst the harm is considered to be less than substantial, there are no demonstrable public benefits to outweigh the harm caused. The proposal is therefore contrary to Policy D2 (Heritage) of the Camden Local Plan 2017 and Policy DH2 of the Hampstead Neighbourhood Plan 2018.

Informative(s):

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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