

Application ref: 2020/5568/P
Contact: Joshua Ogunleye
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Date: 19 August 2021

Development Management
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ROAR
Studio 3A
Unit 3 Gaunson House
Markfield Road
London
N15 4QQ

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Householder Application Refused

Address:
44 Pilgrim's Lane
London
NW3 1SN

Proposal: Erection of a first floor level 500mm raised platform to form a roof terrace with associated balustrade

Drawing Nos: X000, X001, X002, P001, P002, Design and Access Statement

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

Reason(s) for Refusal

- 1 The proposed first floor roof terrace comprising balustrade and raised platform, by reason of its location, size and design, would have a detrimental impact on the character and appearance of the host building and the wider Hampstead Conservation Area, contrary to policies D1 (Design) and D2 (Heritage) of the London Borough of Camden Local Plan 2017 and Policies DH1 (Design) and DH2 (Heritage) of the Hampstead Neighbourhood Plan 2018.

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 2021.

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 positioned above the printed name and title.

Daniel Pope
Chief Planning Officer