

Application ref: 2021/2889/P
Contact: Matthew Dempsey
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Date: 10 November 2021

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London Borough of Camden
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Paper Project a+d
The Sawmills
Duntshill Road
(Off Flock Mill Place)
London
SW184QL
United Kingdom

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Full Planning Permission Refused

Address:
126 Boundary Road
London
NW8 0RH

Proposal: Alterations to shopfront.

Drawing Nos: 18491_PL_001 (Location / Block Plan); 18491_PL_005 (Existing Drawings); 18491_PL_007 (Proposed Drawings); Design, Access and Heritage Statement (18491_PL_008_2).

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

Reason(s) for Refusal

- 1 The proposed development, by reason of its detailed design, would contribute to the erosion of heritage detail and distinctiveness which are characteristic of the local shopfronts, thereby causing harm to the character and appearance of the building, the shopping parade and the St John's Wood Conservation Area, contrary to policies D2 and D3 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 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