

Application ref: 2022/3859/P
Contact: Charlotte Meynell
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Date: 5 December 2022

Development Management
Regeneration and Planning
London Borough of Camden
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4D Planning
86-90 Paul Street
3rd Floor
London
EC2A 4NE

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Householder Application Refused

Address:

34 Ulysses Road
London
NW6 1EE

Proposal:

Erection of infill roof extension and alterations to roof form to create additional habitable space for dwellinghouse, including insertion of new front, rear, and side rooflights.

Drawing Nos: 4D-297 E00; 4D-297 E01; 4D-297 E02; 4D-297 E03; 4D-297 E04; 4D-297 E05; 4D-297 E06; 4D-297 E07; 4D-297 P01; 4D-297 P02; 4D-297 P03; 4D-297 P04; 4D-297 P05; 4D-297 P06; 4D-297 P07; Design and Access Statement (by 4D Planning, dated September 2022).

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 size, bulk and detailed design, would appear incongruous, would fail to respect and preserve the original design and proportions of the building and would harm the visual integrity of the roof form, thus harming the character and appearance of the host building and surrounding townscape. As such, the proposal is contrary to Policy D1 (Design) of the London Borough of Camden Local Plan 2017 and Policy 2 (Design & Character) of the Fortune Green and West Hampstead Neighbourhood Plan 2015.

Informative(s):

- 1 If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate (inquiryappeals@planninginspectorate.gov.uk) at least 10 days before submitting the appeal. Further details are on GOV.UK.

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:

<https://www.gov.uk/appeal-householder-planning-decision>.

Yours faithfully

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

Daniel Pope
Chief Planning Officer