

Application ref: 2025/0846/P
Contact: Obote Hope
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Date: 4 July 2025

Development Management
Regeneration and Planning
London Borough of Camden
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www.camden.gov.uk/planning

Mrs Katie Burton
1 Spencer Rise
London
NW5 1AR

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)
NOTIFICATION OF DECISION WHEN AN APPEAL HAS BEEN MADE
REFUSAL

Address:
1 Spencer Rise
London
NW5 1AR

Proposal:

Erection of a mansard roof with a roof light, two dormers at the front behind the existing parapet, aligned to the windows below and one dormer at the rear, centred to the elevation.
Drawing Nos: 168_0001; 168_0002; 168_0100; 168_0101; 168_1000; 168_1001; 168_1002; 168_1100; 168_1101; 168_1200; 168_1001; 168_0200; Design and Access Statement by Trevor Brown Architects.

The Council has considered your application and had an appeal not been made to the Secretary of State, would have refused Householder Application for the following reason(s):

Reason(s) for Refusal

- 1 The proposed mansard roof extension, by reason of its massing, form, height, introduction of front dormers, and location within a group of properties with an unaltered roofline, would be detrimental to the character and appearance of the host dwelling and group of buildings of which it forms a part, and would thus harm the character and appearance of the Dartmouth Park Conservation Area, contrary to policies D1 (Design) and D2 (Heritage) of the Camden Local Plan 2017 and policies DC2 (Heritage assets), DC3 (Requirement for good design), DC4 (Small residential

extension) of Dartmouth Park Neighbourhood Plan 2020.

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 the National Planning Policy Framework. The council publishes its adopted policies online, along with detailed Camden Planning Guidance. It also provides advice on the website for submitting applications and offers a pre-application advice service.

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