

Environment Directorate, Civic Centre, 44 York Street, Twickenham TW1 3BZ  
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**TOWN AND COUNTRY PLANNING ACT 1990: DECISION NOTICE**

Mr And Mrs Cook  
C/o Englishaus Ltd  
30 Lawrence Road  
Hampton  
TW12 2RJ

Please contact: Planning Support

Please telephone: 020 8891 7300

Your ref:

Our ref: DC/JIW/04/3505/HOT

Date: CERTIFIED COPY FOR  
23.12.2004

Dear Sir/Madam

**Applicant:**

**Agent:** Englishaus Ltd

**WHEREAS** in accordance with the provisions of the Town and Country Planning Act 1990 and the orders made thereunder, you have made an application received on **2 November 2004** and illustrated by plans for the permission of the Local Planning Authority to develop land situated at:

**70 Broughton Avenue, Ham, Richmond Upon Thames, TW10 7UR.**

for

**Two storey side extension and roof conversion.**

NOW THEREFORE WE THE MAYOR AND BURGESSES OF THE LONDON BOROUGH OF RICHMOND UPON THAMES acting by the Council of the said Borough, the Local Planning Authority HEREBY GIVE YOU NOTICE pursuant to the said Act and the Orders made thereunder that permission to develop the said land in accordance with the said application is hereby **REFUSED** subject to the reasons and informatives summarised below and listed on the attached schedule:-

**REASONS:**

U02949 Non Standard

**INFORMATIVES:**

U04486 Decision drawing numbers

Yours faithfully



D Barnes  
Head of Development and Enforcement

**SCHEDULE OF REASONS AND INFORMATIVES FOR APPLICATION 04/3505/HOT**

<b>APPLICANT NAME</b> Mr And Mrs Cook 70 Broughton Avenue Ham Richmond Upon Thames TW10 7UR	<b>AGENT NAME</b> Englishaus Ltd 30 Lawrence Road Hampton TW12 2RJ
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**SITE:**

70 Broughton Avenue, Ham, Richmond Upon Thames, TW10 7UR.

**PROPOSAL:**

Two storey side extension and roof conversion.

**DETAILED REASONS**

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**U02949 Non Standard**

The proposed side extension by reason of its design, size, height and close proximity to the Ashburnham Road boundary of the site would result in an incongruous form of development and the loss of an important landscaped area, which would be detrimental to the character and appearance of the host property, the terrace, the adjacent properties in Ashburnham Road and the locality in general. It would thereby be contrary to policies ENV 19 and ENV 22 of the adopted Unitary Development Plan 1996 and BLT 11 and BLT 14 of the emerging Unitary Development Plan - First Review.

**DETAILED INFORMATIVES**

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**U04486 Decision drawing numbers**

For the avoidance of doubt the Drawing(s) No(s) to which this decision refers are as follows:- EH 2512/01, EH 2512/02 received on 2/11/04

**END OF SCHEDULE OF REASONS AND INFORMATIVES FOR APPLICATION 04/3505/HOT**

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