PLANNING STATEMENT

Ref: JS/SP/839/1/08

Date: 20th April 2015

SITE ADDRESS:

215 Lordship Lane, London, N17 6AA

THE PROPOSAL

Loft Conversion with Rear Dormer and two front roof lights, all to be carried out in accordance with the General Permitted Development rules, 2008 as amended.

WHY A LAWFUL DEVELOPMENT CERTIFICATE IS SOUGHT

A Lawful Development Certificate for proposed use is sought on the basis that the proposal consititutes permitted development, by virtue of Schedule Article 3, Part 1, Class B, C and G of the Town and Country Planning (General Permitted Development) (Amendment) (No.2) (England) Order 2008. For the following reasons;

1. The proposed dormer will be constructed in traditional materials to match the appearance of the existing property.

2. The volume of the proposed dormer does not exceed 40 m^3, for terraced properties. See volume calculation shown by drawing no: JS/SP/839/1/07.

3. The height of the Dormer does not exceed the highest part of the original roof, being the ridge level of the main roof of the property.

4. The dormer face is set back from the eaves by a minimum of 200mm.

5. There are no side-facing windows proposed to the dormer.

End of Statement