

145 MUSWELL AVENUE

LONDON N10 2EN

**PROPOSED LOFT CONVERSION WITH REAR DORMER AND
FRONT VELUX WINDOWS, SINGLE STOREY SIDE EXTENSION
(FOLLOWING REMOVING EXISTING SINGLE STOREY REAR
EXTENSION)**

DESIGN, HERITAGE AND ACCESS STATEMENT

THIS LETTER ACCOMPANIES HOUSEHOLDER PLANNING
APPLICATION, EXISTING AND PROPOSED PLANS, LOCATION MAP,
SUBMITTED ONLINE AS PART OF THE PLANNING APPLICATION FOR
THE ABOVE PROPERTY



➤ INTRODUCTION

The site is within the Muswell Hill Conservation Area.

Properties within Muswell Hill are terraced two/three storey houses.

There is a small front area and good size rear garden.

The majority of properties in Muswell Avenue are residential Edwardian terrace houses but their profile appearance are vary.

Some of them have been already extended at the back/side and at loft level with rear dormers as well.

➤ SITE PHOTOS



FRONT VIEW



REAR VIEW

➤ USE

The proposal involves the single storey side extensions and loft conversion with rear dormer and front velux windows in line with the existing architecture aesthetic of the house. All materials will match the existing in type, colour and pointing to preserve the appearance and character of the local conservation area.

➤ LAYOUT / SCALE

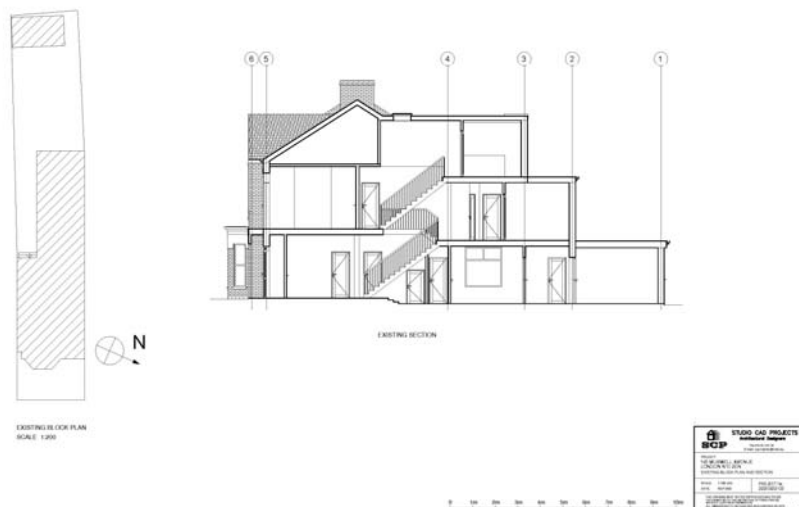
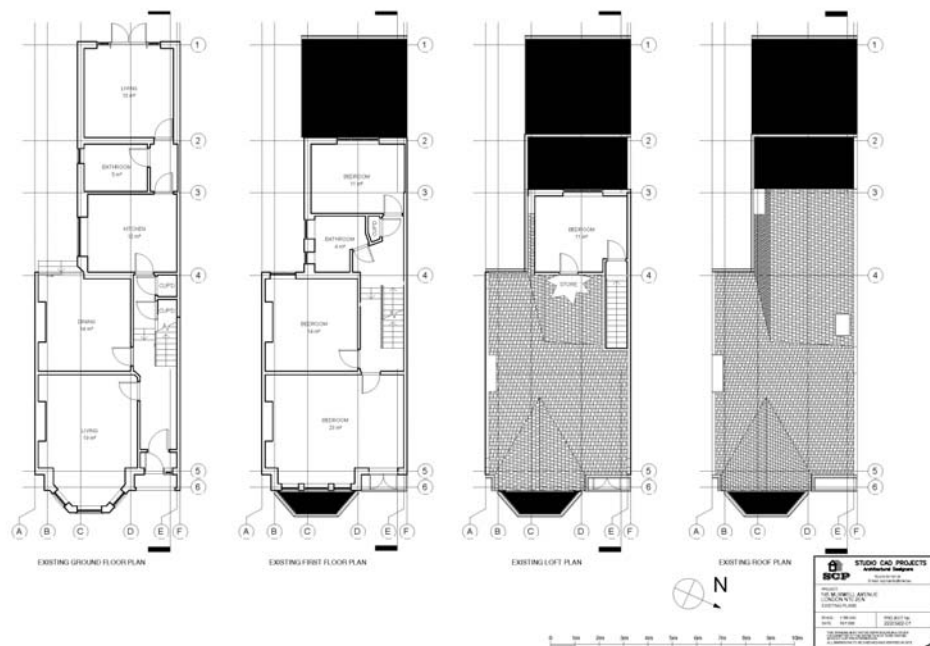
This information has been provided through drawings that accompany with planning application.

EXISTING DRAWINGS LIST:

SCP2220922-01 Existing floor and roof plans

SCP2220922-02 Existing block plan and section

SCP2220922-03 Existing elevations



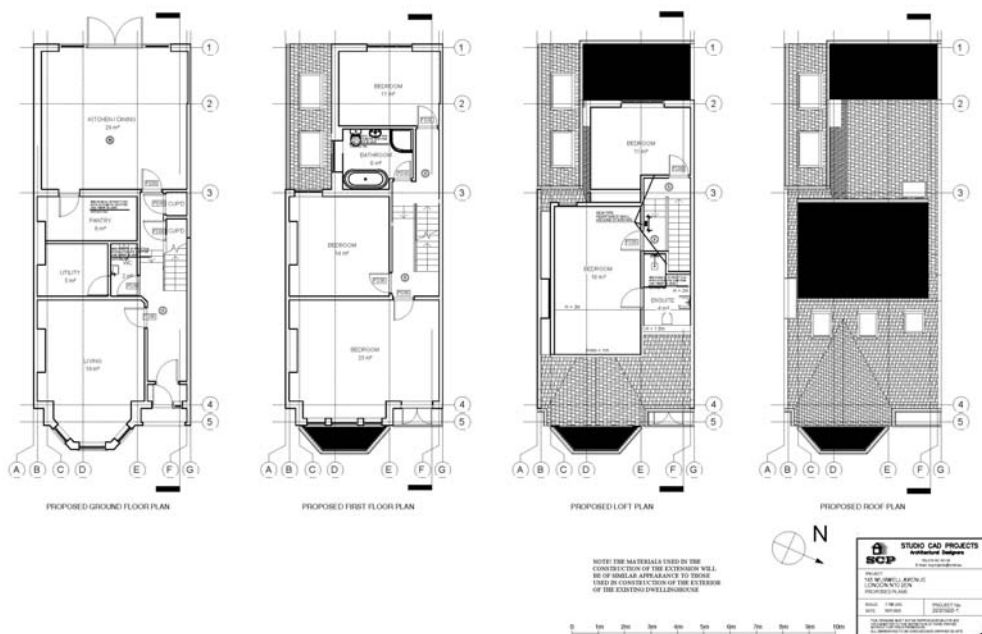


PROPOSED DRAWINGS LIST:

SCP2220922-1 Proposed floor and roof plans

SCP2220922-2 Proposed block plan and section

SCP2220922-3 Proposed elevations



➤ APPEARANCE

The extension's appearance and details will be in line with the existing architectural aesthetic of the house and that of the conservation area in order to preserve and enhance its character. All materials are to match the existing.