



Our Ref: MYDR-114ADAS

Date: 23/01/2023

Conservation and Design and Access Statement

Proposal: Alterations To Existing Loft Space To Include New Rear Dormer and Alterations To Existing Rear Addition

Location: 114A Myddleton Road Wood Green London N22 8NQ

Context

The alterations to the existing first floor flat are intended to provide additional living space by reconfiguring the internal layout. The existing dwelling is now intended to be reconfigured to comprise 4 bedroom with en-suite. This will enlarge the flat to enable the inhabitants to enjoy a more ergonomic and modern environment in which to live. All materials used in the proposed extension are to match those of the existing host dwelling, along with all other fenestration and detailing. The property falls within the existing Bowes Park Conservation Area.

Process

This proposal has no affect on the context of the site, physical, social or economic

Use

This proposal has no impact on the existing use of the area.

Amount

This proposal has no affect on the density or the services in the area.

Layout/Design

The extension has been designed to be in proportion and character with the existing vernacular. All materials and fenestration are to match those within the existing dwelling. Other landscaping is unaffected.

Scale

The alterations are in scale with the existing original host dwelling.

Access

The proposal has no impact on either the pedestrian or vehicular access..

Considerations of local transport and emergency vehicle access are unaffected by the proposal