

London Borough of Haringey
Planning, Regeneration & Economy
Level 6
River Park House
Wood Green
N22 8HQ

28th September 2026

Design Statement

This Design Statement relates to the planning Application at Flat A, 471 Archway Road, London, N6 4HX. Planning Portal Reference Number PP-15251599.

The proposal is for the addition of an 8.9 m² garden level side extension to a ground floor flat. The building was converted to 2 flats (Planning Permission Reference: HGY/2021/1003) in 2021.

The proposed extension is to be built on existing hard standing to the side of an existing out-rigger and involves the insertion of a pair of sliding glass doors to allow access from the kitchen directly to the garden and a similar set of sliding doors from the side extension. There will be no biodiversity impact.

The proposed extension will also create a small courtyard to the rear of the building with access from the new extension and from a new door from the rear bedroom.

The extension will be built adjacent to the neighbouring property close to a 2-storey boundary wall thereby causing no overlooking or privacy issues for neighbouring properties. (See photograph below)

The construction of the extension is of a lightweight timber roof under a standing seam zinc finish on internally exposed timber joists and re-claimed facing bricks to the garden.

There are several examples of similar developments on Archway Road and the surrounding streets completed within the last decade.



View from rear garden towards house

SCALA architects LLP