Householder Planning Application

Construction of a side and rear ground floor extension to the property
94 Harringay Road, London, N15 3HX

DESIGN & ACCESS STATEMENT



Front Elevation



Rear Elevation

Site:

The site is a terraced dwelling house located at 94 Harringay Road, London, N15 3HX. The dwelling is a two-storey residential building on the west side of Harringay Road. The property is not listed or located in a Conservation Area.

Proposal:

The proposed scheme consists of the construction of a side and rear extension at the ground floor level to provide additional habitable area.
The proposed extension is a similar development to the previously approved application HGY/2019/2933. The height of the proposed extension is 2.3 metres deep with a sloped roof at the boundary with n. 96. The depth is 3m from the original outrigger rear wall, replacing the existing rear ground floor outrigger extension.
There are many similar extensions in the surrounding area.



Appearance:

The materials used in this development are as follows:

- The extension wall will be constructed in brickwork to match existing.
- The finish of the extension roofs will be roof tiles to match existing.

These materials have been selected to ensure the development is in keeping with the existing building and character and so it blends sympathetically into the local environment.

The local environment is changing and being continuously developed, and multiple very similar schemes have previously been approved by the Council. Such schemes aim to extend the habitable space available, while respecting the original character of the neighbourhood. It is hoped that this statement will help in understanding the intent of the proposed development and assist in its approval without objections.

We trust that this application will be found to be satisfactory and in accordance with Haringey Council's policies and that it will receive officer backing to receive full local authority approval.

Use:

Within this application it is proposed that the existing usage of the house is to be maintained with just the enlargement of the habitable rooms at the ground floor level. Access throughout the house is well maintained.

Landscaping:

This proposed development is an extension that would not have any landscaping issues or features to be explained or justified.

Access:

Access to the property will be unaffected as access to the new development is from within the existing house.