



27th November 2023
REF: GIC-RW-002

Dear Camden Council Planning Services

RE: STAND-ALONE GARAGES. WEeping ASH, OAK HILL PARK, LONDON, NW3 7LP

The application site features four stand-alone garages and has brick external walls painted white, white metal tilt-up and over garage doors, timber facias painted white, and a single ply timber roof. The site is adjacent to land owned by the applicant outside of the application site. The application site is within the Hampstead Conservation Area, and the proposals do not impact on the amenity of the conservation area.

This application seeks to convert two of the stand-alone garages into one large garage to enable the applicant to store a larger SUV. The application also seeks to carry out the following works:

- The demolition of the masonry wall between garage two and three to create a larger garage.
- The brick pier between garage three and four is to be increased to allow the height of the garage doors to be increased (proposed garage two).
- Taller up-and-over panelled sectional doors in white to match existing are proposed to replace the existing tilt-up and over garage doors.
- The garages either side remain as existing.
- All existing security cameras and surface drainage to remain as existing.

These proposals are illustrated in the following documentation to support the application:

- GIC-002 Site Location Plan
- GIC-011 Existing Site Plan
- GIC-500 Existing Garage Plans and Elevations
- GIC-505 Existing Garage Photosheet
- GIC-510 Proposed Garage Plans and Elevations

The proposal does not seek to extend the amenity, instead it seeks to make the garage space more usable and allow for the garages to be used for their purpose. Referring to the Hampstead Conservation Area Appraisal Statement, the garages will remain with a traditional frontage to not distract from the character of the original garages.

Kind Regards

Remi Waters
(for and on behalf of BB Partnership Ltd)