

## **1, 2 + 3 Erskine Mews, London NW3 3NP NON-MATERIAL AMENDMENT STATEMENT**

### **The Application**

This statement supports the non-material amendment application to modify the previously approved application 2022/2230/P. This was for the erection of a single storey roof extension across 1, 2, 3 and 5 Erskine Mews to provide additional living accommodation.

### **Scope of Changes**

Rooflights:

Approved drawing - 303\_GA\_03, superseded by new drawing 203\_200

We propose amending the position, size and number of rooflights throughout the roof plane. We consider that this does not impact any adjoining property, or the nature and character of the approved scheme.

Windows, upper storey:

Approved drawings - 308\_GE\_01, 308\_GE\_03, superseded by new drawings 203\_100, 203\_101

The window positions and number remain consistent with the approved application. This is to establish the locations of the glazing in the elevations.

Windows and doors, ground floor 1 Erskine Mews:

Approved drawing - 308\_GE\_02, superseded by new drawing 203\_102, and supplemented by 203\_200-D

Revised footprint to part of ground floor to simplify the opening to the garden. Not notifiable under Permitted Development as it is under 3m deep, from front to back. Extension not visible from any other property as within the courtyard garden at ground floor level.

We propose a new opaque glazed venting window to the WC adjacent to the narrow passage to the flank wall of number 1 Erskine Mews. This is not visible from any location, as the passage is blocked and has no windows from adjacent properties, and is just 500mm wide. This will not impact any adjoining owner.