

**Re: Proposed Erection of a Single Storey Rear Extension
at Flat 2, 3 Woodchurch Road, South Hampstead**

Design and Access Statement

Introduction

This Design and Access Statement (DAS) is submitted in support of an application for the construction of a single storey extension to the rear of the property, utilising some of the existing patio space. The proposed design is in keeping with the form of the building and is compatible with the existing setting of the neighbourhood. It increases the habitable floor area of the flat, providing the occupants with more comfort and enjoyment.

Application Site

The property is located within conservation area, and due consideration as been given to this fact.

Proposed Extension

The proposal has been designed to give additional habitable floor space to the flat without too much loss of the outdoor amenity space. It provides the occupants with more comfort and enjoyment.

Access Component

Vehicular and pedestrian access to the property is not affected and remains as existing.

Trees and Landscape

The landscape will remain undisturbed and vegetation will be preserved.

Appearance of the property

The proposal has been designed maintaining the shape and form that is compatible with the existing setting of the property without changing the character of the house. All materials to be used for the extension will match the existing construction of the house.

Summary

The proposal complies with development plan policies, its proposed use will not have any adverse impacts which outweigh the benefits of the proposal and as such, the application should be granted planning permission.