

The proposal

The application seeks permission for creation of a parking space and associated crossover off of Fairhazel Gardens. See dwg RM 10 026.2

Planning History

There are no applications pertinent to our scheme.

Planning Reasoning

Although the proposal would create an interruption in the existing line of parking on Fairhazel Gardens it would only be 2800mm wide and would mean the provision of an off street parking space.

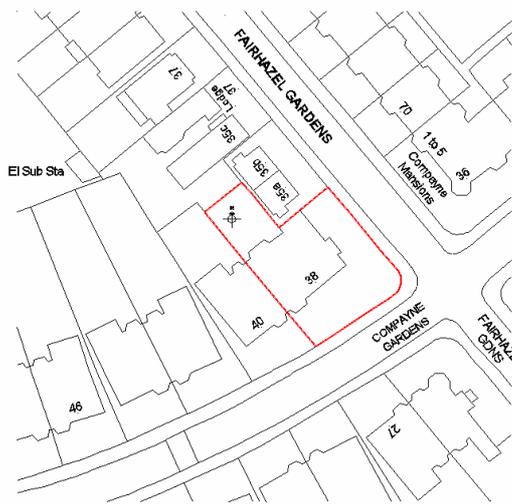
Conclusion

The proposed crossover is in a location that would cause no detriment to the pedestrian and vehicular traffic. In addition an additional parking space would be provided for the application site.

The application is a well considered scheme and we commend the proposals to the Council.

Introduction & Site Description

The property, which is the subject of this application, is located at the junction of Compayne Gardens and Fairhazel Gardens. The area is defined by older detached and terraced dwellings some of which have been subdivided (intensified) into flats (apartments). Although the area is distinctly of older housing stock there are 3no. modern houses to the North of the site.



No. 38 is sited upon the Northwest side of Compayne Gardens and is the first house after the junction with Fairhazel Gardens. The plot is essentially rectangular with a recessed area that has been used to create two of the new dwellings mentioned above. The property is five storeys (including the existing basement) and is a large semi-detached Victorian dwelling. It is unclear if it was originally subdivided however the front entrance hallway would imply this is the case. There is a single storey extension to the rear of the property within which the kitchen for the ground floor flat extends into.

The property is finished at the front in a smooth red brick with a mix of lime and cement mortar beds and perp ends. It has brick quoin course above the line of the first floor windows. The roof is of crown type with plain concrete roof tiles and leaded flat roof. There are a number of flat roof dormer windows on the sloping portion of the roof that extend no higher than the main roof. The topography of the site is generally flat and there is substantial foliage around the front and side elevations



creating screening. The demarcation along the Southwest boundary is in the form of a close boarded fence no greater than 1600mm high and is of a rustic multi finish.

Flat 1
38 Compayne Gardens
South Hampstead
London



Proposed parking
space and crossover.