

LDC Report		23/08/2006
Officer		Application Number
Hugh Miller		2006/2758/P
Application Address		Drawing Numbers
11 Wood Yard Close London NW5 4BU		Site Location Plan; 001; P002; P001; 1 Photo Sheet; Sec-01; S-01; 005; 004.
PO 3/4	Area Team Signature	Authorised Officer Signature
Proposal		
Application for Certificate of Lawfulness for proposed development for: Erection of two rooflights in rear plane of roof to single-family dwellinghouse (class C3).		
Recommendation Refer to Draft Decision Notice		
Assessment		
<p>The application site comprises a terrace single-family dwelling. Two rooflights are proposed and would be erected within the rear roofslope. The rooflights dimensions are 1000mm x 1200mm and set 400mm below the roof ridge.</p> <p>The proposed rooflights are considered as permitted development by Schedule 2, Part 1 Class B, B (1) of the Town and Country Planning (General Permitted Development) Order (GDPO) 1995 as amended because:</p> <ul style="list-style-type: none"> a) the proposed rooflights when installed would not exceed the height of the highest part of the existing roof (<i>the rooflights would project approximately 200mm above the plane of the roof and positioned 400mm below the main ridge</i>); b) the proposed rooflights although projecting beyond the plane (200mm) of the existing roof slope, would be erected on the rear roof slope of the property; c) the proposed rooflights would not increase the cubic content of the dwellinghouse; d) the dwellinghouse is not within a designated conservation area. e) the dwelling house is not listed; <p>The proposed works are permitted by virtue of Class B, B (1) of the GDPO.</p> <p>Recommendation Grant LDC</p>		

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