

12 Oakeshott Avenue
London
N6 6NS

Regeneration and Planning
Development Management
London Borough of Camden
Town Hall
Judd Street
London
WC1H 8ND

31st January 2014



Application Ref: 2013/6867/P

Dear Sir/Madam

I am writing to object to the retrospective planning application for the **Retention of side dormer window at roof level to single dwellinghouse**, 17 Makepeace Avenue, London, N6 6EL.

The additional bulk of the second dormer window radically transforms the balance of the dwelling's overall appearance to the detriment of the conservation area, and certainly does not preserve or enhance the character or appearance of it. The effect of this additional dormer is to tip the overall reading of the dwelling to that of a three-story building, from its original conservation-area-appropriate two.

Significantly, both the dormer window which this application refers to and that on the other side of the dwelling for which planning permission was granted, have been constructed incredibly close to the original roof's ridgeline. My understanding is that there are somewhere some rules in place in this regard; the enforcement of which would be very welcome – before the Holly Lodge Estate gains any more of a reputation as a Wild-West free-for-all when it comes to planning.

Yours sincerely



Quentin Tyler