

Reasons for Permitted Development

Attn: Camden Council
Project: Window and rooflight alterations to terraced house
Site Address: 11 Dartmouth Park Ave, London, NW5 1JL

Below, we have listed the relevant clauses of the GPDO 2015 (Part 1: development within the curtilage of a dwellinghouse, Class A - The enlargement, improvement or other alteration of a dwelling house and Class C: Any other alteration to the roof of a dwellinghouse), to show that the proposed development is permitted.

Part 1 Class A.1:

(i) No verandas, balconies or raised platforms are proposed, nor are any a n t e n n a , chimneys, flues or soil pipes proposed to be installed or altered. The proposal does not include alterations to any part of the roof of the dwelling house.

Part 1 Class A.2:

(a) The proposals do not include cladding the dwellinghouse with any non-permitted materials.

Conditions A.3:

(a) The proposed materials – glazing and painted frame are of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse.

(b) The proposal is single storey, therefore condition (b) does not apply.

Part 1 Class C.1:

(a) The alteration would not protrude more than 150 millimetres beyond the plane of the slope of the original roof when measured from the perpendicular with the external surface of the original roof;

(b) it would not result in the highest part of the alteration being higher than the highest part of the original roof; and

(c) it would not consist of or include—

(i) the installation, alteration or replacement of a chimney, flue or soil and vent pipe, nor
(ii) the installation, alteration or replacement of solar photovoltaics or solar thermal equipment.

Given the above, the proposed extension conforms to the conditions set out in the Town and Country Planning (General Permitted Development) (England) Order 2015. We therefore believe that the proposal is permitted.