

## Project Introduction:

The site that this report refers to contains an existing three storey detached house on a private cul-de-sac to the North of Hampstead Heath in the London Borough of Camden.

The small cul-de-sac of six dwellings was constructed in the mid 1960's and designed by the architect Leonard Michaels. The cul-de-sac known as 'The Hexagon' is a semi-rural area and is accessed from the private Fitzroy Park road, inside the Highgate Conservation area.

The immediate area is made up largely of individual dwellings in a loose suburban layout and of a predominantly contemporary and modernist style. The area also contains period properties but in a much lesser capacity.

The subject house is not noted as a positive building by the Conservation Area Guidelines.

Our clients intentions are to create a new build family home to replace the existing dwelling on the site. The design of the new dwelling will look to create a more fitting design, that utilises and responds to the existing site conditions.

The following report will contain our analysis of the site and surrounding area, origins and history, examples of the built environment, our response and design for the new dwelling.



View of The Hexagon from Fitzroy Park

