

# Design and Access Statement

For the improvement of

74, Dynham Rd NW6 2NR

## Proposal

This Design and Access Statement has been produced in support of a Planning Application for the erection of single storey side infill extension and insertion of a rooflight.

## Precedent

There are 2 precedents in the neighbourhood that have approved in the recent past.

1. Site Address- 50 A Dynham Road London NW6 2NR  
Proposal -Erection of single storey side extension at rear of existing ground floor flat (Class C3).  
Application no- 2013/4350/P
2. Site Address- Ground Floor Flat, 24 Dynham Road, London, NW6 2NR  
Proposal: Single storey side extension at rear of existing ground floor flat and installation of no.1 rooflight to existing rear extension(Class C3).  
Application no- 2015/7189/P

## Design

The proposal for 74 Dynham is effectively an infill extension which remaining within the boundary line, does not impinge on the neighbouring property. The total height of the extension from ground level of no 74 Dynham is less than 3 metres and from the ground level of 72, at 2.77m. All materials used in the new extension, including roofing and parapet finish are to reflect existing materials and finishes.

## Access

The access to the property and neighbouring properties remains unaltered.



**Buildingdoctors.co.uk**

Architects / Engineers  
Enfield / Limehouse

**0845 0600 040**