

The application is for the replacement of an existing extension to the rear of the property with a new extension of similar size in the same location. The house will remain as a single-family dwelling as will access arrangements to the public highway for pedestrians. The property is located in the Hampstead Conservation Area. The application is for works that involve the replacement of a later addition to the house that has no intrinsic architectural merit and its demolition and replacement with a contemporary structure of equivalent or better architectural quality will have no adverse effect on the character and appearance of the Conservation Area. The design of the new extension is consistent with the recommendations in Camden Council's 'Hampstead Conservation Area Statement'. The proposed new extension will have no detrimental effect on the amenity of adjoining residential properties and the usage of the new space remains as the existing uses in that part of the property.