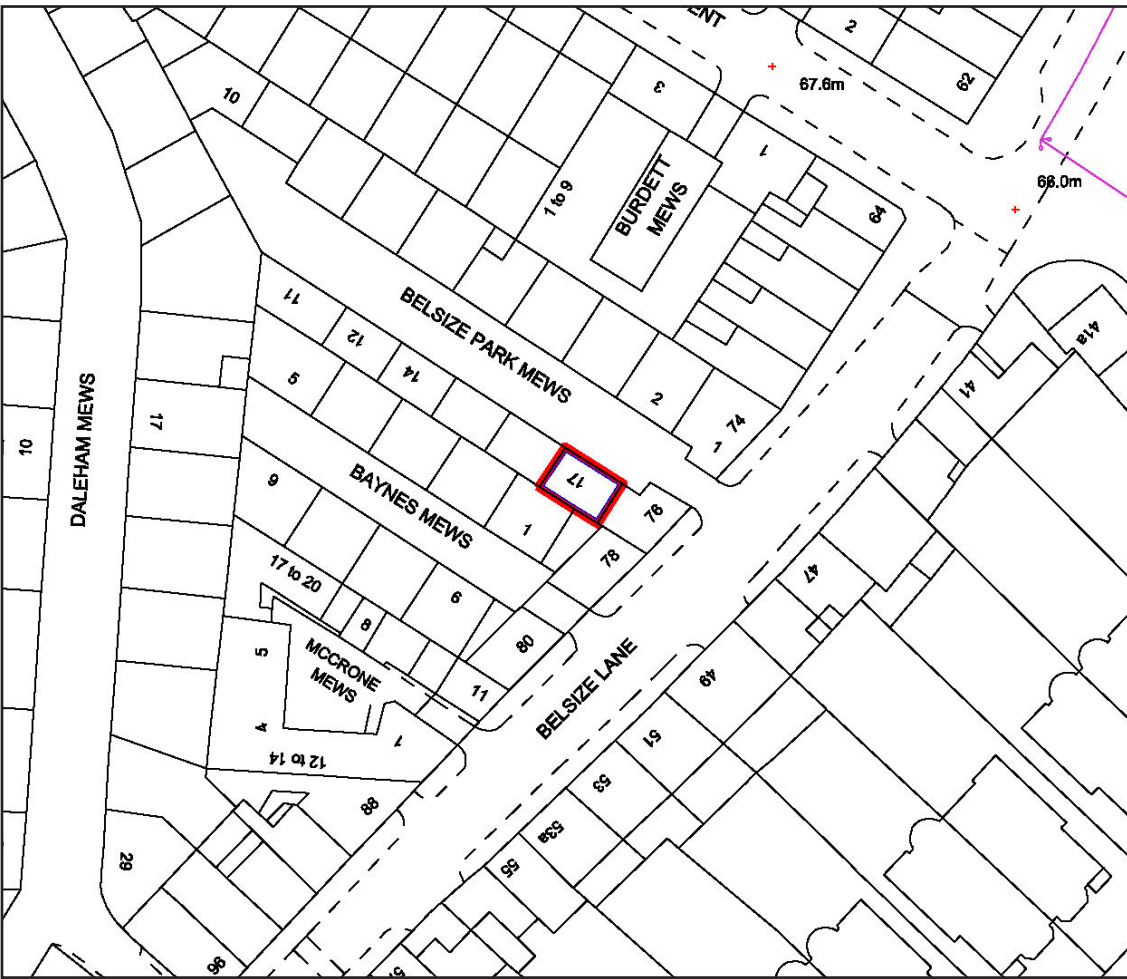


## 2.0 Site Analysis



Location Plan  
Scale 1:1250

KEY  
— Development boundary

### 2.1 Site Context

Belsize Park Mews is located in the Belsize Park Conservation Area, within the London Borough of Camden.

More specifically Belsize Park Mews is located in sub-area two of the conservation area; Belsize Village, which incorporates the mews areas to the north of Belsize Park.

Belsize Park Mews is accessed off Belsize Lane.

The property is not listed nor notable for making a positive contribution to the special character and appearance of the area.

## 2.2 Historic Context

Originally the land North of Belsize lane was part of the Belsize Farm estate. This was later developed into housing between 1850-1870 by Tidey and further by Willett in the 1870s. Generally the development consisted primarily of single aspect, two storey mews houses for stable accommodation, including Belsize Park Mews.

However Belsize Park Mews underwent a complete re-development in 1961 which saw all 14 houses along the street redeveloped. None of the original properties remain today



1970s Photographs of the Mews



1870



1890



1930





Belsize Park Mews



## 2.3 Local Mews Character

The surrounding mews areas are characterised as being generally uniform in elevation within their streets, most commonly in London stock brick with red brick detailing to the elevation fronting directly onto the street.

Notable original mews features referred to in Belsize Conservation Area Statement:

- Large ground floor openings
- Vertical timber boarded garage doors,
- High level clerestory windows at ground level.
- Small, vertically proportioned sash windows to upper floors
- Painted brick/render/stucco.



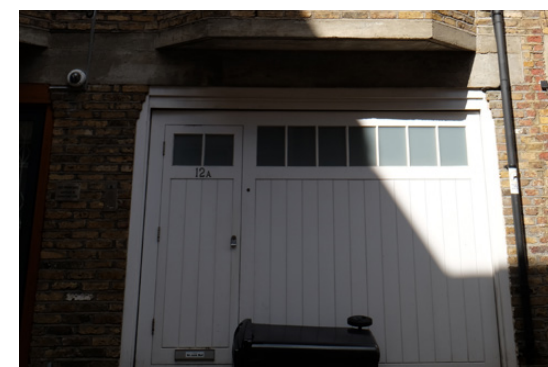
Baynes Mews



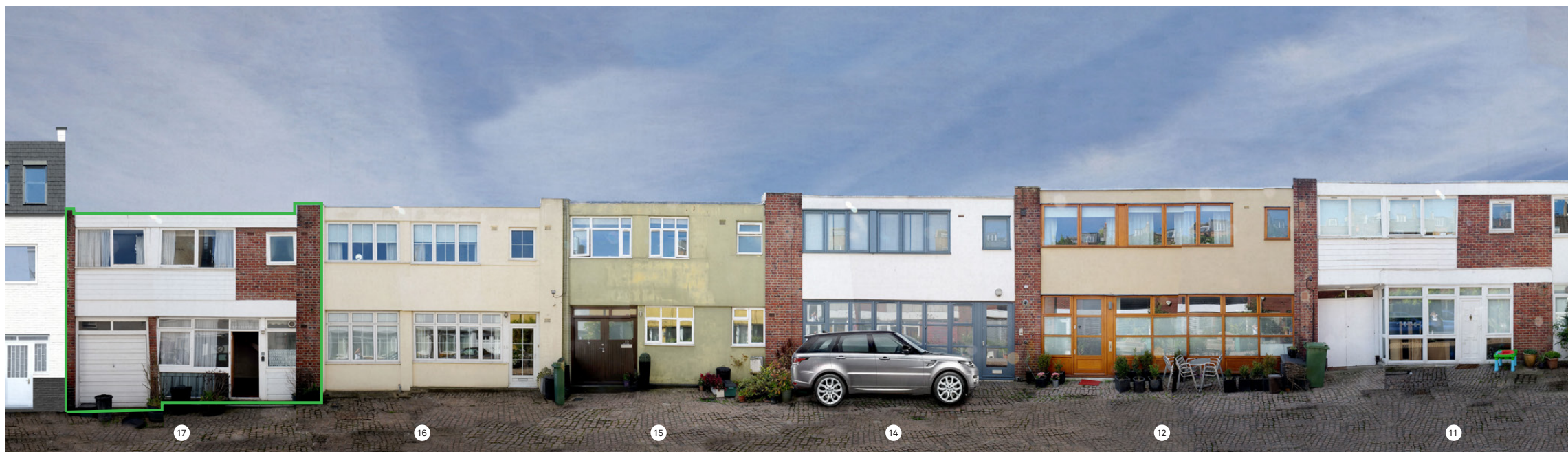
Daleham Mews



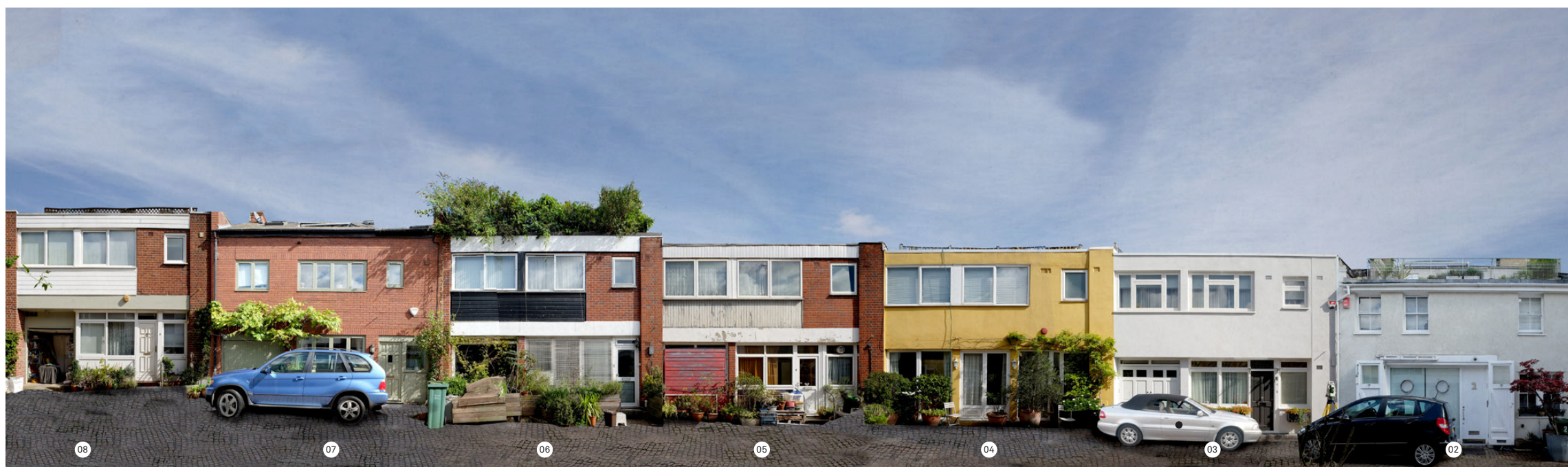
Princess Mews







Belsize Park Mews Elevation - Number 17 side



Belsize Park Mews Elevation - opposite side

## 2.4 Existing Streetscape

The wholesale redevelopment of the mews in 1961 has rendered the mews neutral in it's contribution to the character of the conservation area. There is very little mention of Belsize Park Mews in the conservation area statement.

Further alterations/ modifications to properties over the years have created a mews that is very varied in character.



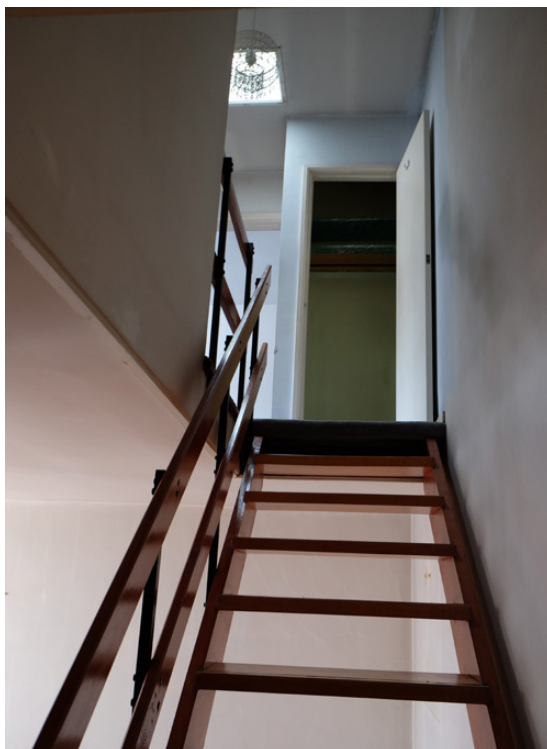




17 Belsize Park Mews -External Images

## 2.5 Existing Building

Photographs showing the existing condition of the interior and exterior of the property.



17 Belsize Park Mews - Internal Images