

double glazed units.

The extension is not excessive and will not be out of place with adjacent properties, as it will match the size of the existing extensions to the adjoining properties.

There will be no additional overlooking of other properties.

The proposed extension will allow for the bathroom to be relocated to the first floor, which is more convenient for modern living. A new bedroom will be created by the extension.

The small rear extension together with the reconfiguration of the first floor will provide a second bedroom and a larger first floor bathroom. The removal of the ground floor bathroom will provide a larger living room. The alterations will provide a more suitable small family dwelling.

No trees will be removed to facilitate the extension.

The scale and design of the development will respect the context of the site.

All original features will be maintained, thus maintaining the Heritage of the building.

The design will maintain the character of the Conservation Area and will not be harmful to the street scene or residential amenities of nearby dwellings.

The proposed extension will not compromise the existing residential character of the area.

Finally, relevant Council Policies, Guidelines and the London Plan where applicable have been considered in the design of this project and in particular consideration has been given to the Conservation Area which this property is situated in and to maintain the Heritage of the building and the area.