

# Extensions and alterations to 42 Dene Road

## Site address

42 Dene Road  
Northwood  
Greater London  
HA6 2DA

## Project description

The proposals comprise of the demolition of the existing conservatory and construction of a single storey rear extension to the kitchen, a 2-storey rear extension, alterations to the existing roof, conversion of the garage and an open car port to the front parking area.

## Comparison with previous approvals

Previous approvals have provided the following:

**9787/APP/2016/1195** – similar extensions to include basement, rear single and 2 storey elements.

**9787/APP/2017/1542** – demolition of the existing building and construction of a set of 3 apartments to include basement and similar projections.

**9787/APP/2020/3567** - Part two storey, part single storey rear extension, installation of habitable basement, conversion of garage to habitable use and extension to existing habitable roof space to include a rear dormer and 5 rooflights.

This proposed scheme seeks to reduce the scheme as approved in 9787/APP/2020/3567 by removing the basement and roof extension elements. The single storey element remains as previously approved and an open car port is proposed to the front of the property.

## Areas

	internal areas		
	existing	proposed	difference
<b>ground</b>	184.16m <sup>2</sup>	221.85m <sup>2</sup>	37.69m <sup>2</sup>
<b>first</b>	152.33m <sup>2</sup>	169.22m <sup>2</sup>	16.89m <sup>2</sup>
<b>loft</b>	95.89m <sup>2</sup>	95.89m <sup>2</sup>	0.00m <sup>2</sup>
<b>total</b>	<b>432.38m<sup>2</sup></b>	<b>486.96m<sup>2</sup></b>	<b>54.58m<sup>2</sup></b>

	external areas		
	existing	proposed	difference
<b>ground floor (habitable)</b>	177.39m <sup>2</sup>	247.36m <sup>2</sup>	69.97m <sup>2</sup>
<b>ground floor (garage)</b>	13.08m <sup>2</sup>	0.00m <sup>2</sup>	-13.08m <sup>2</sup>
<b>ground floor (lean to shed)</b>	14.48m <sup>2</sup>	0.00m <sup>2</sup>	-14.48m <sup>2</sup>
<b>detached shed</b>	14.22m <sup>2</sup>	14.22m <sup>2</sup>	0.00m <sup>2</sup>
<b>car port</b>	0.00m <sup>2</sup>	32.49m <sup>2</sup>	32.49m <sup>2</sup>
<b>first floor</b>	172.15m <sup>2</sup>	188.24m <sup>2</sup>	16.09m <sup>2</sup>
<b>roof</b>	95.89m <sup>2</sup>	95.89m <sup>2</sup>	0.00m <sup>2</sup>
<b>total</b>	<b>487.21m<sup>2</sup></b>	<b>578.20m<sup>2</sup></b>	<b>90.99m<sup>2</sup></b>