

## **Planning Statement**

Retrospective Planning Application proposing conversion of a two-bedroom maisonette into HMO

Site Address: 21 Waddington Street, London E15 1QJ

Property: 2-bedroom Maisonette

Description: Original 2 bedroom maisonette that has been converted into a HMO

Date: 21/11/2023

This is a planning statement to support the planning application.

The existing property is 2 storey a 2-bedroom maisonette on the first floor with a living room and kitchen located on the lower floor, 1 double bedroom, 1 single bedrooms and a bathroom located on the first floor.

The property has been turned into a HMO and the living room on the lower level has been converted into a bedroom

The proposal is to retain use of this property as a HMO, so that the applicant can rent out the three bedrooms located on the lower floor and first floor to non-related people.

The bedroom sizes are adequate and comply with the technical house standards, all the health and safety measures are in place and there will be a HMO management plan to be directed by the property manager on to the tenants.