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DESIGN AND ACCESS STATEMENT IN SUPPORT OF A PLANNING APPLICATION FOR THE INSTALLATION OF A LOUVRE TO GABLE END (SOUTH ELEVATION) WORKSHOP TO REAR OF 36-52 FORTRESS ROAD, FORTRESS GROVE, LONDON, NW5 2HB

This Design and Access Statement has been prepared in support of a planning application for the installation of a louvre to the gable end (south elevation) of the Workshop Rear of 38-52 Fortress Road, Fortress Grove, London, NW5 2HB (Workshop A). The louvre will be located at second floor level and shall be screened by the roof extension of Studio B.

Use

The proposals do not involve, nor will they result in a change of use of the existing property. They simply allow for appropriate ventilation to the property by virtue of the installation of a louvre which will facilitate the tenant's occupation of the property.

Amount and Scale

The proposals relate solely to the exterior of the building belonging to the southern elevation. The proposals will not impact the floor area of the existing building and will not result in a change to the floorspace at the site. The proposed changes are considered modest in scale and integrate sympathetically into the southern elevation of the building. Indeed, by virtue of design, the proposals will not detract from the character and appearance of the building in the context of the conservation area.

Layout and Appearance

As illustrated within the accompanying planning drawings, the proposals imply involve the installation of a louvre upon the southern elevation. The size and proportions of the louvre are considered appropriate in the context of the host building. The louvre shall be sited discretely and will not alter the appearance of the site in this regard.

Access

The development proposal will not result in the creation of any new entrances to the site. The site access will remain as existing and will be uninterrupted by the proposed development.