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Design and Access Statement
UCL Rayne Building, University Street

Introduction

1. This Statement accompanies an application for full planning permission. It has been prepared in order to summarise the extent of the works proposed. This should be read in conjunction with the submitted drawings, prepared by Kendall Kingscott.

Purpose and Scope

2. The general purpose of the proposal is to replace existing condensers that are no longer for fit purpose and install four new condensers to serve a refurbished office space and meeting rooms on the second floor of the building to provide comfort cooling.
3. The proposal involves the installation of four new units which will follow a line of several existing units along the northern parapet on the roof of the building. The new units would be read alongside the existing units on the roof and would not be visible from the streetscene.
4. The proposal has been assessed against the relevant planning policies and is considered to accord with the development plan.

Access

5. There are no proposed changes to the methods of access. The roof is not publicly accessible, and the only access required is for maintenance purposes. Maintenance access to the roof is from the main access core.

Conclusion

6. The proposal is for the removal of an existing end of life units where possible and installation of four new condenser units. The works are in full accordance with the relevant planning policies of the development plan.