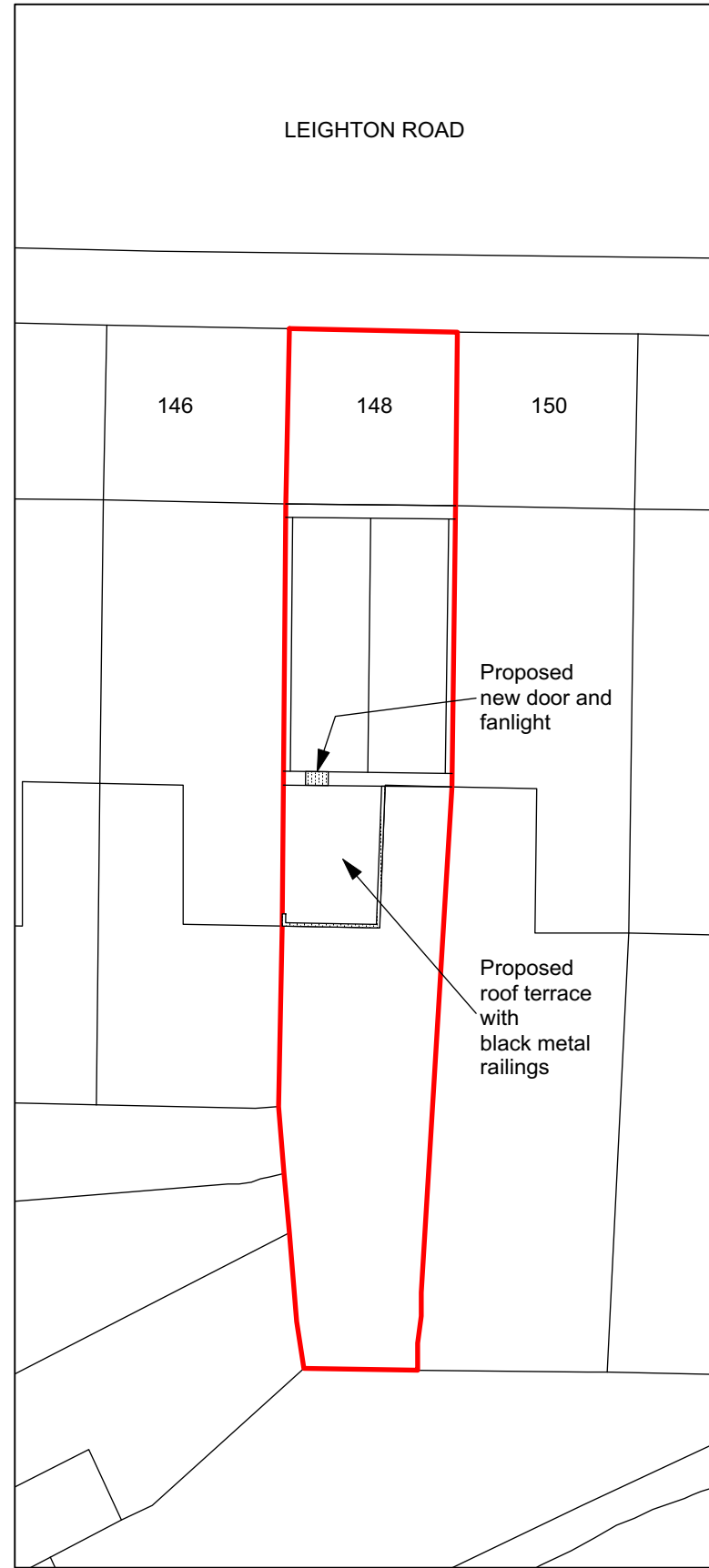
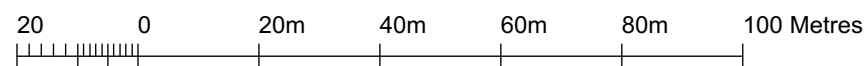
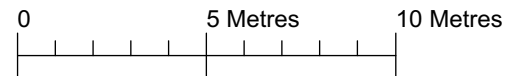


148 Leighton Road  
London  
NW5 2RE

SITE LOCATION PLAN  
(Scale 1:1250 @ A3).



BLOCK PLAN  
(Scale 1:200 @ A3).



**DESIGN AND ACCESS STATEMENT FOR 148 LEIGHTON ROAD NW5 2RE**

**Existing**

148 Leighton Road is a 3 storey terraced, single family dwelling with a 2 storey outrigger at the rear.  
There is no proposal to change that use.  
It is not in a conservation area and is not a listed building.  
The main house is constructed in brick with a slate roof.  
The outrigger is also constructed in brick with a single ply flat roof.

**Proposed**

To create a roof terrace on the flat roof of the existing outrigger.  
To lower the cill level of the existing stair landing window and install a new door and fanlight on the rear elevation.  
To install a new black metal railing around the parapet of the outrigger flat roof.

**Materials**

Door: Painted timber, double glazed  
Railings: Metal, painted black  
Drainage: As existing

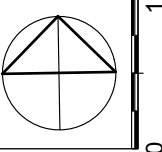
**Site access and parking**

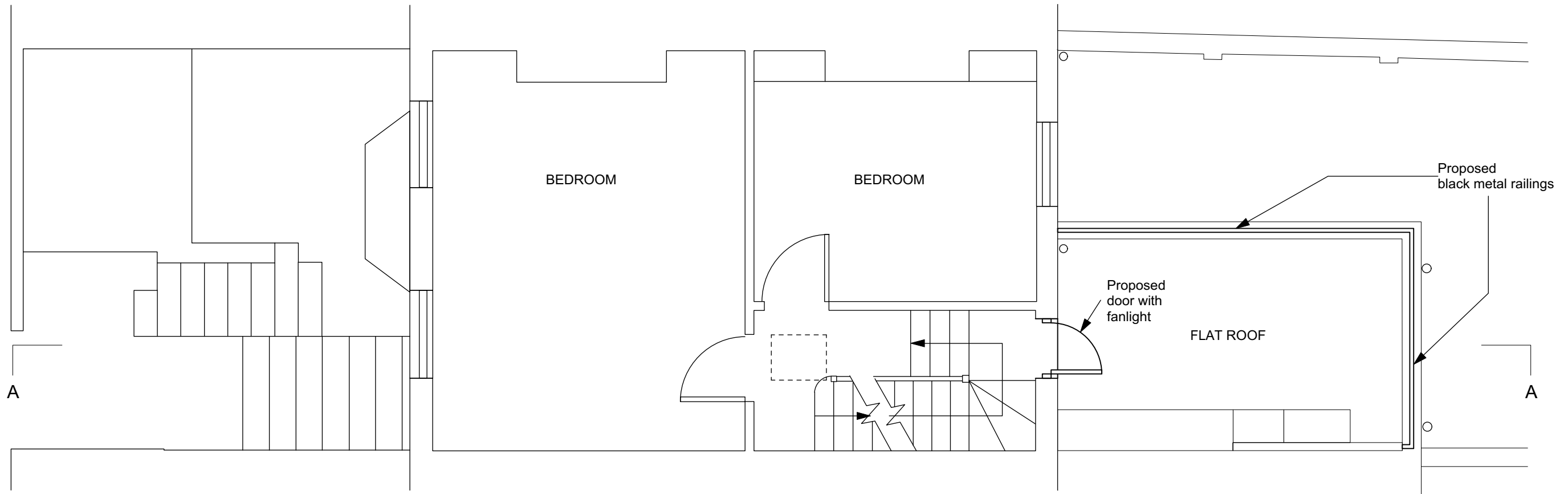
No change to existing



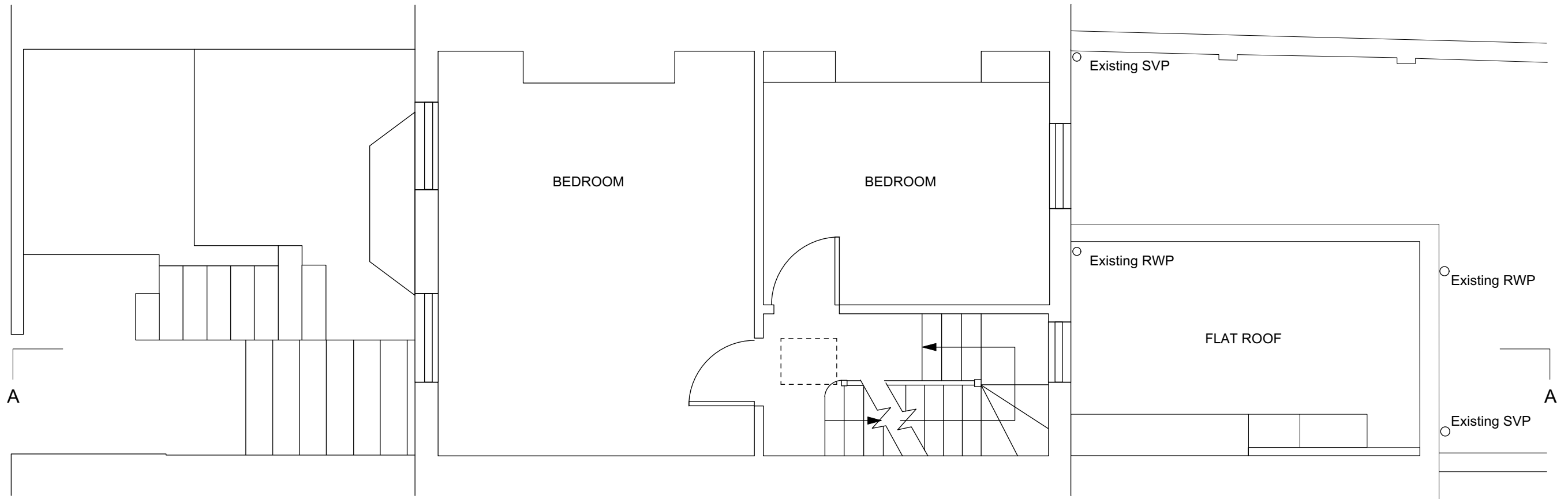
EXAMPLE OF RAILINGS  
TO FLAT ROOF EDGE.

Revision:	Drawn/checked: km /	Date: June 2023	6 North Grove London N6 4SL	Project: 148 Leighton Road NW5 2RE	PLANNING DRAWING	No. 148LR23-P-100
	Scale: 1:1250, 1:200 @ A3	Client: Louise Wykes	t: 020 8341 9605 m: 07900 491 428	Drg. Title: Location Plan, Block Plan, DAS		



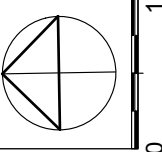


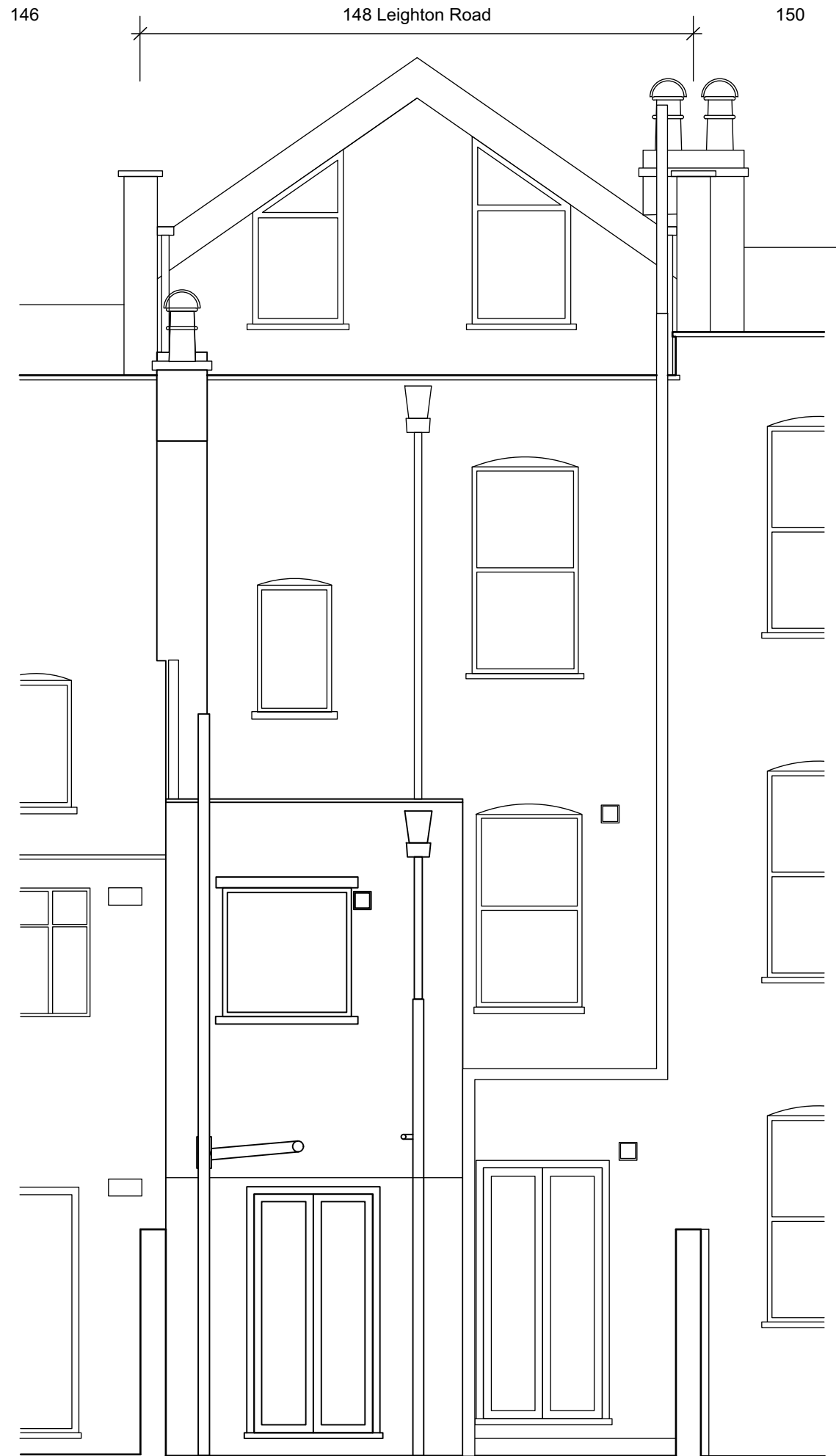
PROPOSED FIRST FLOOR PLAN



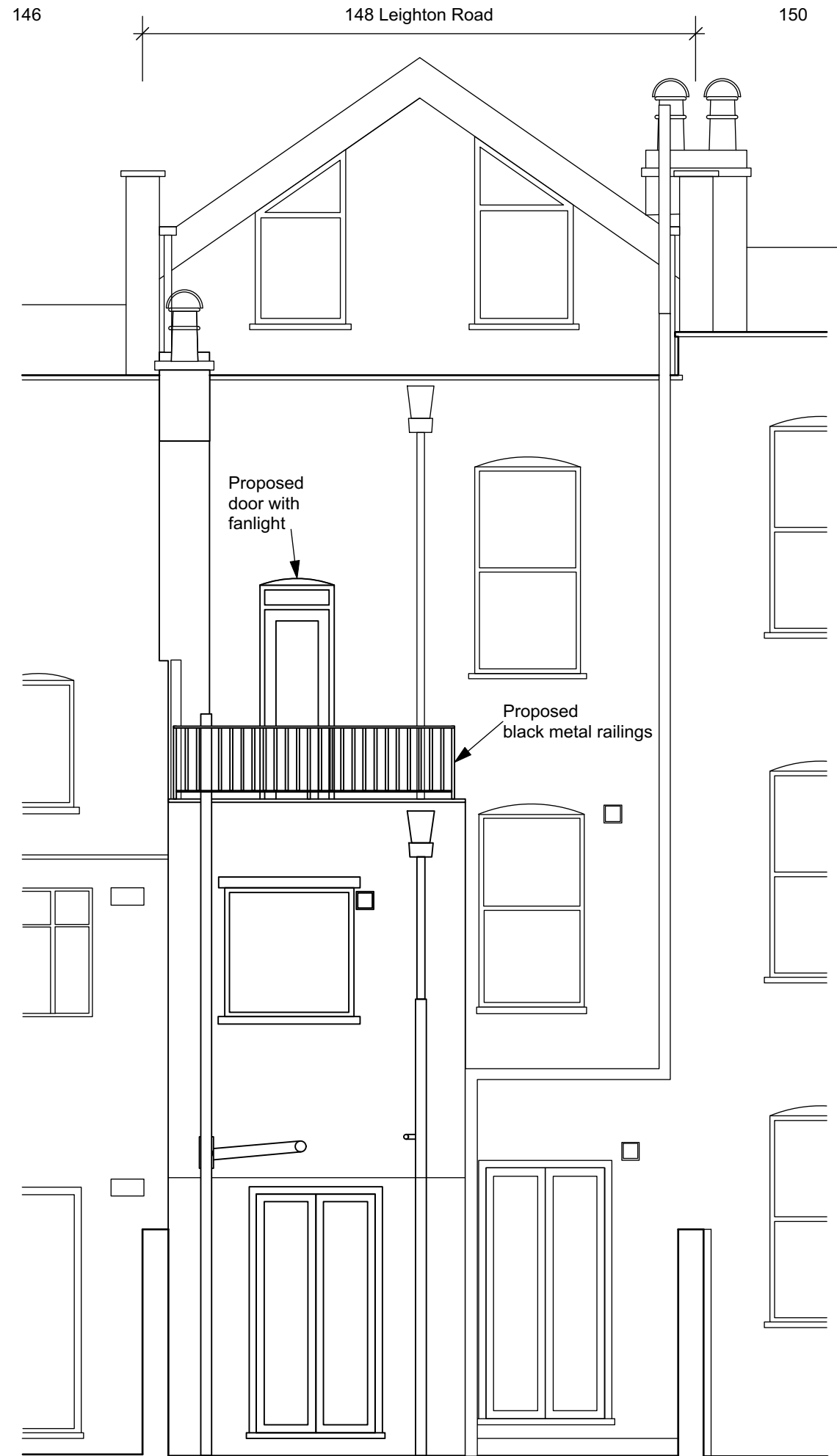
EXISTING FIRST FLOOR PLAN

Revision:	Project: 148 Leighton Road NW5 2RE		Date: June 2023	Drawn/checked: km /
	Drg. Title: Existing & Proposed First Floor Plans		Client: Louise Wykes	Scale: 1:50 @ A3
sceales gunn design		6 North Grove London N6 4SL t: 020 8341 9605 m: 07900 491 428	PLANNING DRAWING	
		No. 148LR23-P-110	Rev. -	





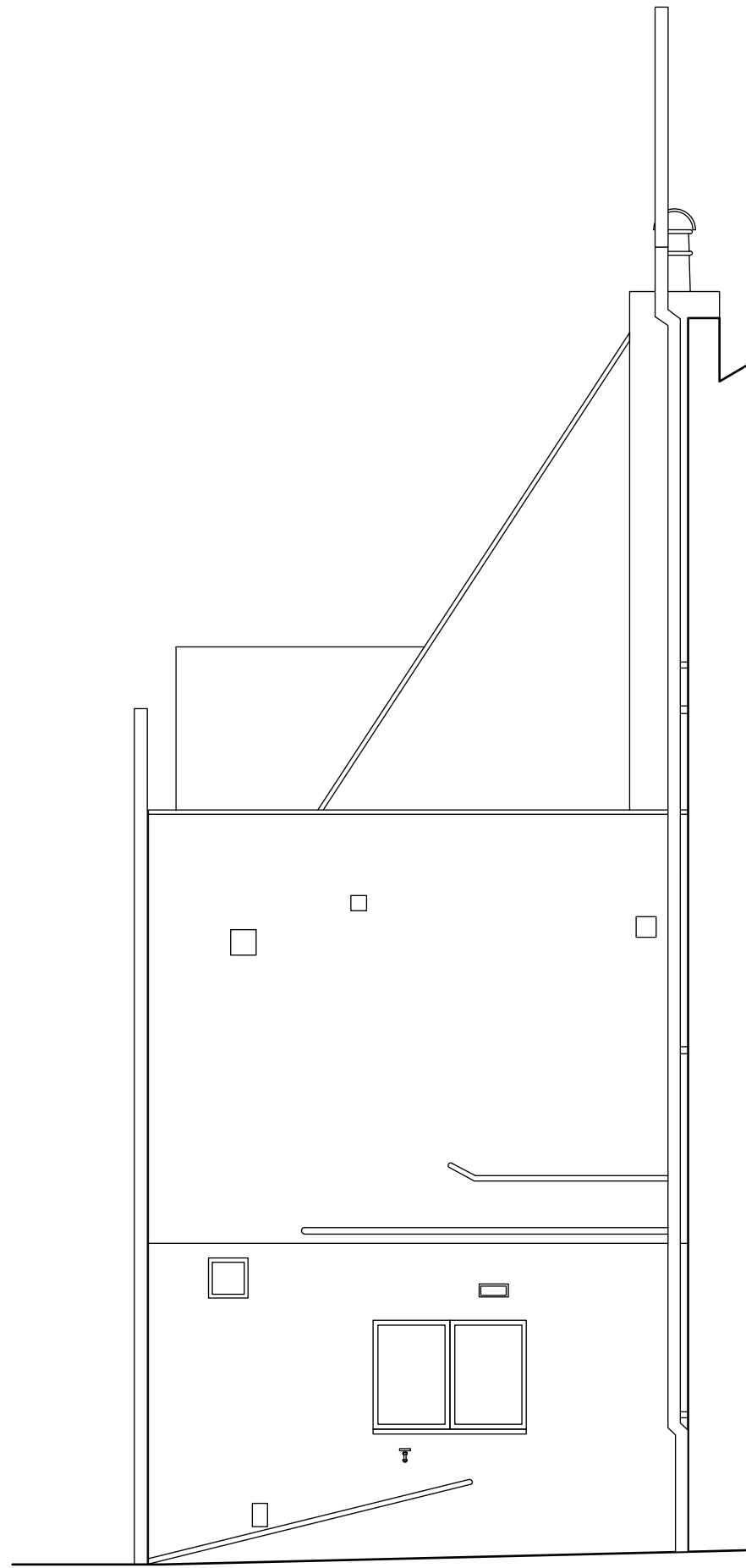
EXISTING GARDEN ELEVATION



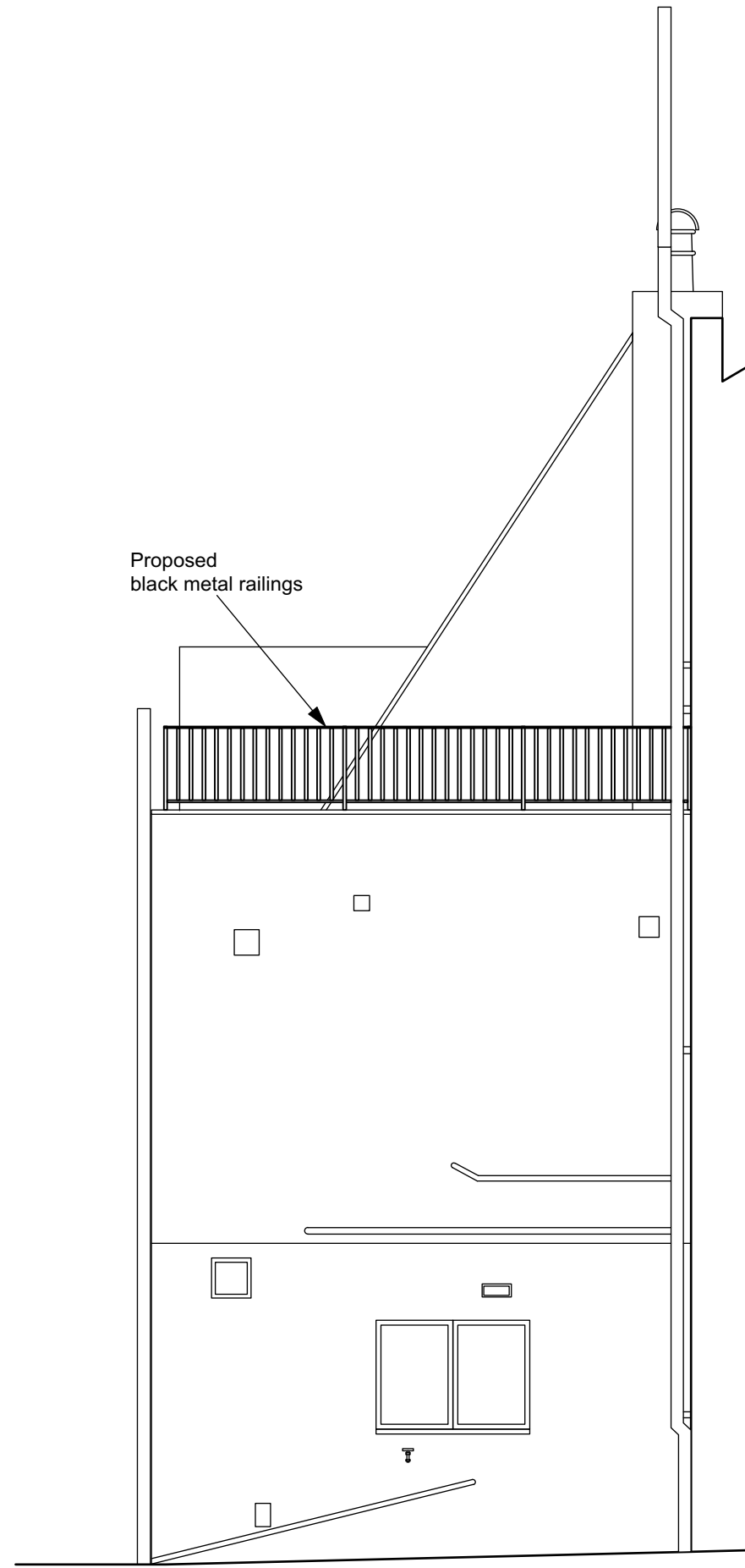
PROPOSED GARDEN ELEVATION

Revision:	Project: 148 Leighton Road NW5 2RE		Date: June 2023	Drawn/checked: km /
	Drg. Title: Existing & Proposed Rear Elevations		Client: Louise Wykes	Scale: 1:50 @ A3
sceales gunn design		6 North Grove London N6 4SL t: 020 8341 9605 m: 07900 491 428	PLANNING DRAWING	
		No. 148LR23-P-111	Rev. -	

0 1m

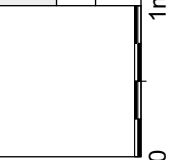


EXISTING SIDE ELEVATION

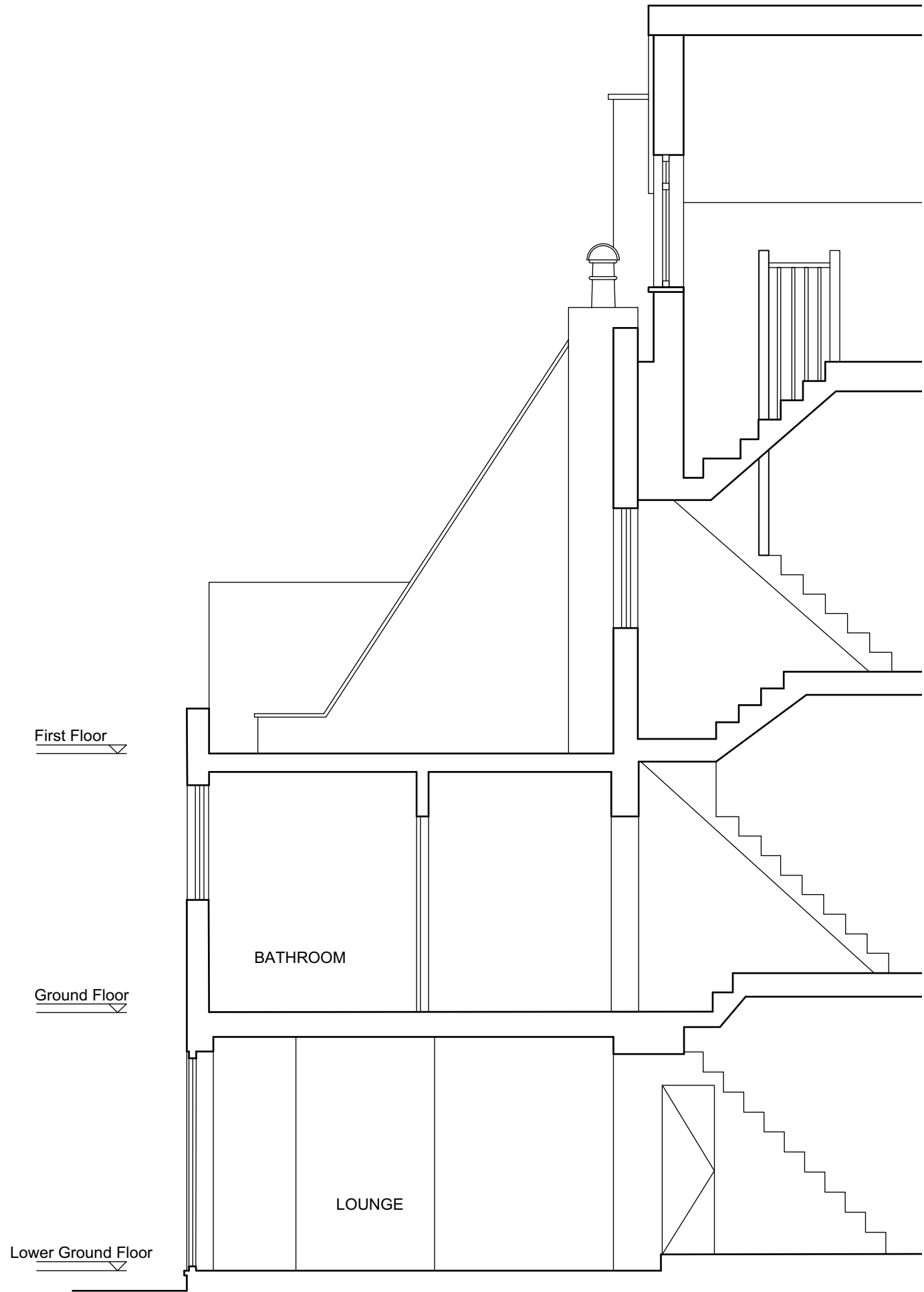


PROPOSED SIDE ELEVATION

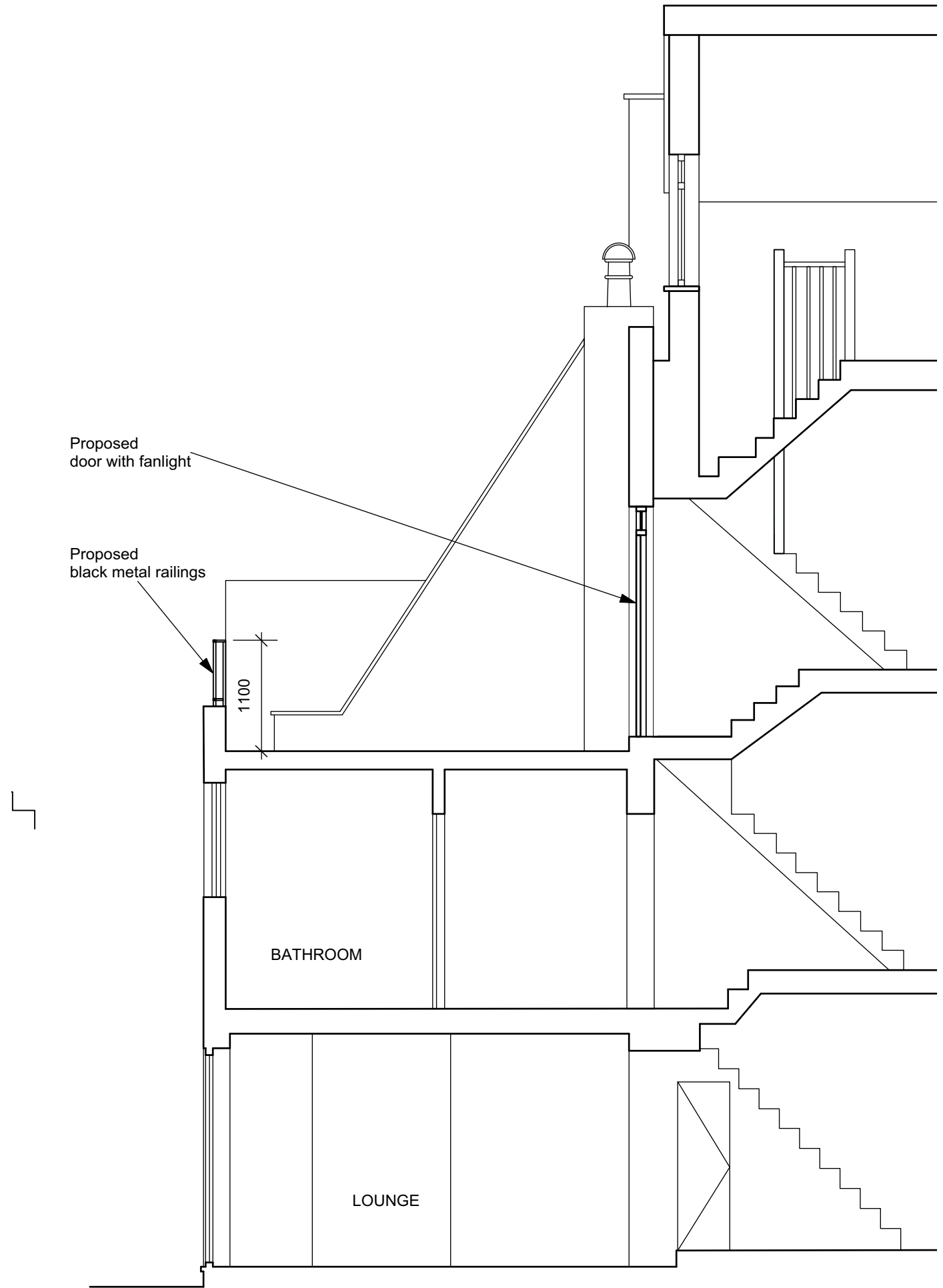
Revision:



sceales gunn design	6 North Grove London N6 4SL	Date: June 2023	Drawn/checked: km /
	t: 020 8341 9605 m: 07900 491 428	Client: Louise Wykes	Scale: 1:50 @ A3
Project: 148 Leighton Road NW5 2RE	PLANNING DRAWING		
Drg. Title: Existing & Proposed Side Elevation	No. 148LR23-P-112	Rev. -	



EXISTING SECTION AA



PROPOSED SECTION AA

First Floor

Ground Floor

Lower Ground Floor

BATHROOM

LOUNGE

Proposed door with fanlight

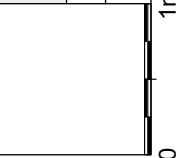
Proposed black metal railings

1100

BATHROOM

LOUNGE

Revision:	6 North Grove London N6 4SL		Date: June 2023	Drawn/checked: km /
	t: 020 8341 9605 m: 07900 491 428		Client: Louise Wykes	Scale: 1:50 @ A3
Project: 148 Leighton Road NW5 2RE		PLANNING DRAWING		
Drg. Title: Existing & Proposed Section AA		No. 148LR23-P-113		
		Rev. -		





EXISTING FRONT ELEVATION - No works proposed to this elevation

Revision:	sceales gunn design		6 North Grove London N6 4SL	Date: June 2023	Drawn/checked: km /
	t: 020 8341 9605 m: 07900 491 428		Client: Louise Wykes	Scale: 1:50 @ A3	
Project: 148 Leighton Road NW5 2RE			PLANNING DRAWING		
Drg. Title: Existing Front Elevation			No. 148LR23-P-114		
			Rev. -		

0 1m