

To Camden Planning Office,

Two planning applications were approved in 2022 and 2023 for a number of flats in the same block to replace their windows (2022/2891/P & 2023/1567/P). The windows for the approved scheme are being ordered in early June 2023. Bearing that in mind, it would be greatly appreciated if a decision for this application could be issued around that time. As the windows currently being proposed are of an identical specification to the previously approved windows, I hope this application is considered acceptable. Below is some background information covering why we believe the windows need to be replaced.

Kingswood Court (KWC), built 1935, is in one of Camden's conservation areas. KWC has 249 windows and doors, 14 of which are a mix of UPVC and Aluminium, the rest are steel. The vast majority of these windows and doors have been in situ for over 80 years, are significantly rusted as they are not galvanised, and are described as being 'life expired' by a 2015 survey commissioned by the board. The gross dilapidation of these windows and their timber frames allows water ingress, which is compromising the fabric of the building.

We are a large building comprising of 2 blocks and totalling 41 units. Heating is via a communal gas system. Our elderly residents often complain of feeling cold in the winter months. Single glazing means we lose up to 70% of the heat we generate. Heating the building is both expensive and inefficient, the cost is rising sharply in the current market, resulting in the lessening of the reserves desperately needed to renovate our building.

The KWC lease dictates that each leaseholder is responsible for their windows. The high cost of like for like steel replacement has proved prohibitive to replacement and has led to the declining condition of our fenestrations. Alitherm Heritage is not a lowcost window, currently priced circa 20% lower than steel. With the cost of steel exceeding £30,000 for a 2 bedroom flat with a balcony, this saving is significant. This sympathetic alternative high-performance window will give us an excellent platform to enable owners to secure their investments and the life of the building. Already, almost 50% are applying for Alitherm heritage in this application, our aim is for full replacement in the longer term.

Alitherm Heritage is an aesthetically sympathetic window. Conceived and manufactured as a direct replacement for steel windows. Alitherm Heritage has been approved for period building projects in several local authorities including Camden and Tower Hamlets. The windows are green and high performance compared to steel - click for info <https://yesglazing.co.uk/wp-content/uploads/2019/07/smart-heritage-brochure.pdf>

We are passionate about Kingswood Court and future-proofing it for the coming decades. The shareholders strongly feel that Smart Systems Alitherm Heritage is the best alternative to our steel windows and doors. The slimline profile of this highperformance window blends perfectly with the Art Deco features that we are so lucky to have, and the excellent insulation will help us to conserve energy and lower our impact on the environment.