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DESIGN & ACCESS STATEMENT

Flat B, 68-70 Falkland Road, Kentish Town, London NW5 2XA

This is a Design & Access Statement for the replacement of an existing aluminium framed single glazed windows with a double glazed timber sash windows at the property.

Introduction.

We are seeking planning permission to replace the existing windows at the property for both aesthetic, pragmatic and functional reasons. Our proposed development is in line with the principles of conservation and heritage preservation whilst also improving the energy efficiency and comfort of the building.

Description,

The existing property is a maisonette occupying the Ground and First Floor of a block of flats.

Replacement windows.

We propose to replace the existing aluminium framed single glazed windows with new double glazed timber sash windows. The choice of timber sash windows is in line with traditional building materials and design in the Conservation Area, ensuring a harmonious and sympathetic replacement. The new windows will replicate the original design common in the area, with attention to detail on proportions, profiles and fenestration patterns. The windows will have a paint finish that complements the property and the wider Conservation Area.

Benefits of Replacement.

The replacement of the windows with double glazed units will offer several benefits.

- a. Improved Energy Efficiency: Double glazing will enhance the thermal performance of the property, reducing heat loss and energy consumption, thereby contributing to the reduction of carbon emissions.
- b. Enhanced Comfort: The double glazing will provide better sound insulation and thermal comfort for occupants, making the property more suitable for modern living.
- c. Preservation of Heritage: The proposed timber sash windows will preserve the historic character of the setting and appearance of the property, whilst contributing to the Conservation Area,

Design Rationale.

Our design rationale is rooted in the desire to respect and contribute to the heritage value of its surroundings. By using traditional materials and techniques, we aim to seamlessly integrate the replacement windows into the existing architectural fabric.

Conclusion.

In conclusion, we believe that the replacement of the existing aluminium framed single glazed windows with double glazed timber sash windows is a positive step toward improving the energy efficiency and comfort of the property while preserving its historical character. We have taken care to ensure that our proposal aligns with the objectives of the Conservation Area and will have no adverse impact on its significance.

We kindly request your support and approval for our proposal to replace the windows. We believe this project is in line with the principles of conservation and will contribute to the continued preservation of our shared heritage.