

RICHARD BELL ARCHITECTURE

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1.0 Application Particulars

1.1 Site Address

30 Woodsome Road | London | NW5 1RY

1.2 Agent Details

Richard Bell RIBA
Richard Bell Architecture Ltd.
17 Highgate Spinney | Crescent Road | London
N8 8AR

1.3 Local Authority

London Borough of Camden

1.4 Conservation Area

Dartmouth Park Conservation Area
Sub Area 2 Dartmouth West

1.5 Listing

Not Listed

1.6 Flood Risk

The application site sits within Flood Zone 1 and the site area is of less than one hectare. As such, no flood risk assessment is required.

1.7 Description of Proposals as stated on application forms:

"Replacement of existing windows with new new windows incorporating double glazed units"

This document to be read in conjunction with the application forms and all drawings submitted with this application

2.1 South-East (Front) Elevation



2.2 North-East (Side) Elevation



2.3 Rear Elevation



North-West (Rear) Elevation



South-West (Closet Wing Flank) Elevation

3.0 Planning History

Householder Application

Ref: 2018/5722/P

Installation of window at second floor level and additional waste pipes to flank elevation of house.

GRANTED Decision Date: 27 | 01 | 2019

4.0 Description of Proposals

The proposals relate simply to the replacement of the existing, degraded windows with new. The new windows will be double glazed and will match the arrangement of those which they replace.

5.0 Access Statement

5.1 Pedestrian Access

No change

5.2 Vehicular Access

There is no vehicular access or off-street parking.
This remains unchanged.

6.0 Heritage Statement

Woodsome Road crosses East/ West across Boscastle Road and 30 Woodsome Road forms the corner.

30 Woodsome Road forms the end of a four-house block (24-30 even) by Tambling, built in 1873.

The application site is typical of the immediate area being a three-storey brick terrace.

The sash windows are original and in a poor state of repair.

The opportunity is taken to improve the thermal performance of the house by replacing these with new double glazed windows. The new windows will be like-for-like traditionally made timber double-hung sash windows painted white. The proposals are intended to have a positive impact on the property and the wider conservation area.

