

August 2024

DESIGN & ACCESS / HERITAGE STATEMENT – CHANGE OF USE OF 1NO. BT PHONEBOX TO 1NO. ART AND CRAFT EXHIBITION SPACE FOR LOCAL RESIDENTS AND CHARITY FAMILIES4PEACE AT THE CORNER OF PRIMROSE HILL AND REGENT PARK ROAD.

1. Use

1.1 The proposal involves a change of use.

2. Amount

2.1 The proposal does not involve any increase in the size of the development.

3. Layout

3.1 The proposal does not involve any changes to the layout of the site.

3.2 As per previous planning consents for similar developments in several locations around the UK, no external paraphernalia will be added to the site.

4. Scale

4.1 The footprint of the site remains unaltered by the proposal.

5. Landscaping

5.1 The landscaping remains unaltered by the proposal.

6. Appearance and Design

6.1 The aim of this proposal is to redefine the usage of the iconic BT phone kiosk to suit modern day needs and requirements without compromising its external appearance on the street scene.

6.2 The box is Listed so careful consideration has been given to preserving both the box and its relationship to the conservation area. No external alterations are proposed and so the relationship with, and effect on, the conservation area remains unchanged by the proposal. Furthermore, the phonebox remains unaffected by the proposal as all fixings are made into the base of the box, not into its sides.

6.3 Careful consideration has been given to update the use of the phone box but at the same time maintain their character. The external appearance of the phone box remains unaltered by the proposal, with the exception of the introduction of a lock fitted below the existing pull handle.

6.4 Externally, the phone box will remain painted in BT phone box red (BS381 539

“Currant Red”), and a rolling maintenance programme will see the kiosk is fully refurbished every two years. The maintenance programme will entail a complete overhaul, to include all exterior and interior paint and associated works. All paint

used will be the same as that currently used by BT. The method statement for refurbishment will be as follows:

- 1) Sugar soap wash the boxes throughout after stripping the phone apparatus.
- 2) Strip back frame and lead fill and micro resin bond any cracks and imperfections on the frame and panels.
- 3) Apply one coat zinc oxide metal primer undercoat.
- 4) Apply one coat of BS referenced BT approved red paint, and then key surface to receive a final coat of topcoat over the entire kiosk.

6.5 Internally, the existing telephones and associated equipment will be removed back to the original shell. The new fully self-contained pod will not have any fixings to the carcass or floor plate of the phone box and can easily be moved in and out manually within minutes.

6.6 A mock-up of the installation is appended to this document. The framework is birch plywood, with one side panel constructed from 1mm perforated powder-coated steel, white colour. The timber framework and steel panel are fixed to a wooden base which sits on the existing concrete floor of the phonebox. All other interior fittings are made from wood.

6.7 Maintenance of the interior will be carried out weekly, with all waste being collected by the Families4Peace charity team. The door will remain closed at all times, except when the decorations are being changed or the box is being cleaned or refurbished.

7. Access

7.1 The existing access to the phone box(es) is almost level, with one low step up, and remains unaltered by the scheme. The door will be maintained locked.

7.2 The site is close to public transport links and shopping areas, and parking is not required.

8. Appraisal

8.1 The concept of a public telephone box is now outdated as the majority of people own a mobile phone. The proposed new use maintains their iconic appearance but re-invents their use to suit the 21st century. The concept of adapting phone boxes to different uses has been adopted throughout the country. .

8.2 BT's Adopt a Kiosk scheme was created to allow charities and other non-profit entities to convert disused BT Kiosks into small advertising pods or small self-contained retail outlets, selling ice cream, coffee and other products suited to street sale. Planning Consent has been granted in many cities to date.

8.3 Families4Peace is a Camden-based charity supporting refugees and at-risk members of our community. We wish to convert this BT phone kiosk as an art and craft exhibition space where our service users can work

together to create and exhibit their works of art, crafts and highlight the positive contributions they make to the community. See the attached photos to see a decoration we created on a borrowed kiosk that was shared with us by Sarum Hall school, earlier this year.

8.4 In various parts of the UK, change-of-use consent has been granted to telephone boxes for various alternative uses. One such use is in Hexham, where a phonebox has been converted into an art gallery:

<http://www.thejournal.co.uk/news/north-east-news/robson-green-opens>

regions-smallest-6437349. In Cheltenham, another organisation has converted four adjacent boxes on a pedestrianised area into an art gallery, which has both browsers and shoppers congregating around it. Similarly, in Lewisham, an organisation has converted a phonebox into a library: [http://www.standard.co.uk/news/london/lewisham-phone-box-turned-in-to](http://www.standard.co.uk/news/london/lewisham-phone-box-turned-in-to-londons-smallest-library-9218293.html) [londons-smallest-library-9218293.html](http://www.standard.co.uk/news/london/lewisham-phone-box-turned-in-to-londons-smallest-library-9218293.html). This is a Listed box and sited on the A20 into London, which is a major thoroughfare.