DESIGN AND ACCESS AND HERITAGE STATEMENT

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PROJECT
8 Heath Villas
London
NW3 1AW

JOB NO.
970

ISSUE DATE   25/02/2025

Context

The planning application concerns 8 Heath Villas which is a four-storey Victorian terraced house. The property is located in Hampstead Heath Conservation Area. The property is not listed, but is in the Hampstead Heath conservation area.

Context – Locality

The property is bounded by residential properties on either side.

The neighbouring properties are of similar heights and share similar design features.

The street frontage of these terraces is mostly untouched and have retained a uniformity.

Context – surrounding streets

The property is located in the Vale of Heath. There are other buildings in close proximity to the site, but these shall not be affected by the proposal.

Background

8 Heath Villas is a four-storey mid Victorian terrace, approximately 130 years old. The building is not listed, but is located on The Vale of Heath, a cul-de-sac adjoining Hampstead Heath, which forms part of the Hampstead conservation area.

Design Evolution

The proposal is to replace the existing windows, which have deteriorated. with the proposed new windows will be timber framed sash windows to match the original design of the house.

The materials of the new windows match the existing ones, like for like.

We believe these will be enriching additions to the house, ensuring that a beautiful traditional property will be able to continue functioning as a comfortable home.

Materials

The new sash windows will have timber frame, painted white to match the existing windows, double glazed.

Social, economic and planning policy context

The planning policies and planning guidance of the Local Authority, as well as National Policies and the London Plan have been considered in the design of the build and in drafting this report.

Particular reference has been made to CPG 1, Camden Square Conservation Area Appraisal and Management Strategy etc

Access

Access requirements and provisions to the property are not affected by this application.