

19/08/2013

REV.00

Design and Access Statement

Flat A, 32 Belsize Park, London NW3 4DX

Introduction

The above property is a ground floor flat of 32 Belsize Park, located in the Belsize Park conservation area.

The objective of the proposed scheme is to improve the amount of natural light entering the kitchen. The elevation is not visible from any pedestrian route or public spaces. The proposed alterations integrate well within the context of the existing building with regards to scale and layout, thus greatly enhancing its use and appearance.

Use

The design reflects the client's requirements as follows:

- The proposed casement windows and tilt window panels on either side allow a greater amount of natural light to access the kitchen, thus enhancing the space.
- The design must improve the U-Values of the property and reduce the amount of heat lost through the old windows by the introduction of double glazing.

Amount

The proposed works will alter the width by 700mm and the height by 600mm of the existing opening, the lintel will remain at the same height. The casement windows will have a panel either side of tilt windows to allow for ventilation maintaining a symmetrical look of the opening.

Access

No changes to the access are proposed.

Layout

All alterations are aimed to improve and optimise the usability of the existing space.

Scale

The proposed works will alter the width by 700mm and the height by 600mm of the existing opening, the lintel will remain at the same height.

Landscaping

No changes on the landscape are proposed.

Appearance

White painted timber frames to match existing. The brick and existing rear garden will not be affected or changed.

The relocation of two external electric sockets are proposed.