

# Design, Access and Justification Statement

5 Dynham Road

LONDON

NW6 2NS

## ***Use:***

The property is a residential flat situated within the confines of an urban area. On the front and rear elevations we propose to replace the existing windows at first floor. The existing white painted timber frame single glazed sash and casement windows are to be replaced with the proposed white painted timber frame double glazed sash windows.

We are proposing to modify the existing windows with a very similar product that also uses a similar design as the current installation.

## ***Scale:***

As for scale, in terms of additional space, there will be no change to the footprint of the property in any way.

## ***Layout and Landscaping:***

There will be no changes to the layout of the property. There will be no changes to the landscaping of the property.

## ***Access:***

There will be no overall infringement on access to and from the building as the new windows will allow for fire exit etc.

## ***Appearance:***

The appearance of the building will largely remain identical to its current state. The products are indeed very similar to the existing design. The proposed products are however, of a much higher quality than the existing install and far more aesthetically pleasing than the current design. The new double glazed timber frame windows are more energy efficient than the older design and will significantly decrease energy loss and subsequently reduce energy bills.

Whilst the new windows are built on a new technology with included energy saving qualities, it is designed around a style that replicates older windows so as to blend naturally into the existing property.

In terms of environmental conservation, the proposed new windows will only have a positive impact on the environment as the reduction in energy bills will only serve for a more environmentally friendly installation.

***Justification:***

The windows currently part of this installation are not providing enough security or providing an adequate thermal barrier. Repairs are not a financial option. The new windows will have more of a positive impact on the property than the existing.

Modern times call for more careful consideration of our environment and how we look after it. One main problem that is common in all aspects of life is energy loss. It's expensive, unnecessary, wasteful and damages the environment. By improving building techniques, using higher energy rated products and creating higher quality installations, we can reduce this loss.

The new proposal contains products which fall in a much higher band of energy conservation than what was previously achievable. This will obviously only have positive effects, not only for the environment but also for financial savings on behalf of property owner.

To conclude, I feel that the new proposal will only serve to enhance the property both visually and economically, blending naturally with the surroundings.

***Site Photographs:***



Front Elevation



Rear Elevation