

## 2 Parfitt Close, London NW3 7HW

### Design & Access Statement

This DAS is submitted to LB of Camden in support of our planning application for an extension to 2, Parfitt Close, London NW3 7HW, reference 2012/6722.

Supporting drawings to this DAS are Quorum Associates drawings 12138/01 & 02.

The property is a detached dwelling with ground and first floors. The overall area of the property is approximately 230sq.m.

It is proposed to add an extension of 15.5sq.m. to the North (garden) side of the house.

#### **Design**

The design of the extension is to be a fully glazed single story extension with a flat roof. All glazing is to be frameless, with the exception of an external access door which is to be housed in a brickwork wall.

We consider that a frameless glass extension will add to the aesthetic of the property by not trying to copy the existing design.

#### **Accessibility**

Access to the extension will mainly be from inside the property via a new full width opening which is to be formed in the existing external wall of the house.

An additional external access to the garden will be housed in a brickwork wall on the Eastern side of the extension.

The floor level of the extension will be identical to that of the ground floor of the house.

#### **Character**

It is considered that the provision of a frameless glass box will contrast with the aesthetic of the house and will therefore add to the character of the property.

#### **Scale**

The scale of the extension will be subservient to the scale of the house and be of a completely different design thereby being fully in scale with the overall property.

#### **Community Safety**

It is not considered that the extension will impair any aspect of community safety.

#### **Environmental Sustainability**

The glazing to the extension will be argon filled double glazing which will comply with the current requirements of the Building Regulations.

Floor and roof insulation will exceed the requirements of the Building Regulations.

#### **Movement**

As previously stated, the major movement will be from inside the property, with the floor levels being identical.