

Design and Access Statement  
For  
Top Flat  
24 C Messina Avenue  
London  
NW6 4LD

**Re : 24 C Messina Avenue, London NW6 4LD**

The requirement is to extend the flat to create one additional bedroom and provide a shower space along the guest WC next to the new bedroom. The terrace will be placed on the next level close to the kitchen level.

The requirement comes about because the owners are planning to stay in the flat and plan to start a family.

There are several examples of extensions at this level in other properties and these are illustrated in photographs attached to the application. The small existing extension housing the guest WC will be taken down and the additional room will be built in its place to include a shower unit. The materials used for the extension will be brick cavity walls with bricks to match existing (yellow London stocks), the windows will be matching the existing windows on the flat.

The terrace will have the translucent glass and chrome supports relocated in the new positions and supplementary sections added to the system to complete the perimeter, as required. These are 1800mm above floor finish level. The windows to the bedroom will have rails in glass and chrome to match those on the terrace. The floor to the terrace will be timber to match the finishes of the existing terrace. Access to the terrace will be through double doors which will be those relocated from the floor below.