

## **Design and access statement**

For; 30 Patshull Road, NW5 2JY. Mr A Foster, Ref: Foster200312.

### **Layout**

The layout to the new loft conversion will be stairs to the loft via a new side dormer on the hip side of the roof with a wooden sash window to match existing windows. A new rear dormer with wooden sash window. Both new dormers will be clad in matching slate tiles to the existing roof slopes and will match the design of existing loft conversions in Patshull Road.

### **Scale**

The additional dormer to the rear of the property will be just under 11.8 cubic meters in volume, and will project a minimum of 200mm from the eave line and a minimum of 300mm from the party parapet wall. The side dormer will be just under 3.8 cubic meters and will project a minimum of 200mm up from the eave line.

### **Landscaping.**

No Landscaping is planned as all the new development is above the first floor.

### **Appearance**

The external faces of the dormer will be clad in materials that match in colour and style of the surrounding roof materials, in this case the roof tiles are slate so the new dormers will be clad in matching slate tiles.

### **Access**

There will be no changes to the access to the property it will be via the front door to the street (Patshull rd).