

104-110 CHARING CROSS ROAD, LONDON WC2H 0JN

DESIGN & ACCESS STATEMENT

See drawings attached to application.

1. This Statement is a supporting Statement required to accompany the Planning Application to the London Borough of Camden and states the work of an additional toilet and how it will affect the nature of the property and any remedial measures proposed.
2. The works consist of reinstating one double and one single retail unit into 3 single units. The only outward variation will be when tenants take occupation and install new shop fronts, which will be the subject of a further application by the tenants. The bulk of the works, apart from re-building a party wall between the double and single unit retail shops is at the rear. There is currently an access way and fire escape route from the rear of the shops through to the front. This will basically not be altered but current toilets will be refurbished and a new toilet provided for the single retail unit. The new toilet will be an accessible toilet.
3. In accordance with the protocol for Design Access Statements, as the work is limited to plant following on from the previous decision, the amount of detail included in this Statement is limited but further details are attached to the application.
4. With regard to the remedial works, as the proposals do not in any way vary existing pedestrian access to and from the properties or escape measures from the properties, no remedial action is necessary.

BLA/9061/October 2011