

## **Design & Access Statement**

**116 Heath Street, London, NW3 1DR**

---

### **DESIGN ELEMENT**

#### **Use & Amount**

The application property is currently occupied by a restaurant

The application is seeking retrospective planning permission for the PVC roofed trellis structure that has been erected on the rear terrace.

#### **Layout, Scale & Appearance**

A trellis was originally erected in 1998 with its purpose being to provide security to the rear terrace following three break-ins into the application property. The position of the trellis has had the added benefit of screening the existing flue from the kitchen. A photograph has been included as part of this application showing this trellis in place prior to the erection of the new rear extension.

Unfortunately drainage was not considered during the construction of this extension so a roof was added to the trellis in order to prevent the kitchen from flooding.

In our opinion the structure has very little impact upon the Conservation Area as it is only really visible from the rear of the surrounding properties in Heath Street, Elm Row and Hampstead Square. The structure also has open sides and a transparent roof which helps to minimise its visual impact. It also blends in with the trellis that has been added to the fence of the adjoining property. It is our understanding that this was also done in the interests of security.

### **ACCESS ELEMENT**

The pedestrian access to the property was not affected by the structure that forms the basis of this application.