

Design and Access Statement
Flat 1, 3 Templewood Avenue
London
NW3 7UY

This Design and Access Statement has been written to support a Full Planning Application for Flat 1, 3 Templewood Avenue, London NW3 7UY.

Design Process

Plans to modernise and update an existing kitchen have led to a desire to reconfigure an existing kitchen door and kitchen window arrangement. It is proposed to switch one element with the other.

Use

There is no specific change in use within this proposal.

Layout

Kitchen window and door are situated adjacent to one another on the side elevation of the property. The existing structural widths of the door and window are different and it is proposed to reuse the existing structural openings.

Scale

The existing Kitchen door structural opening measures 920 mm wide and the existing kitchen box sash window measures 1055 mm wide. It is proposed to have a Joiner make a box sash window to fit the existing 920 mm wide opening and have a Joiner make a Kitchen door to fit the existing 1055 mm wide opening.

Appearance

It is proposed that the new door and box sash are made to match the appearance quality, style and craftsmanship of the existing. Door and Window to be painted to match existing.

Proportions

It is proposed that the existing fenestration division be maintained in the proposed.

Repairs

It is proposed to maintain existing brick arches. It is proposed to cut down existing window opening to accommodate door and carry out the necessary bond repairs. It is proposed to use salvaged bricks to reinstate wall below cill of proposed window. Particular attention will be paid to match existing pointing style and mortar colour. External cill design to match existing. It is proposed to set door in wall to maintain the existing 100mm brick reveal and set the proposed sash window into the wall to maintain the existing 50mm reveal. It is proposed to hand the kitchen door from the existing and hand the kitchen larder door internally to suit.



Prepared by Lee James Davidson RIBA