

Design and Access Statement

Conservatory Extension – 12 Summit Lodge, 9 Lower Terrace, London, NW3 6RF
dMFK Architects November 2009

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1.0 DESIGN AND ACCESS STATEMENT

1.1 Proposed development

The proposed development is for a small extension to an existing conservatory with a small section of associated flat roof and an opening rooflight.

1.2 Existing

The existing property is a two bedroom flat arranged over two floors with associated terraces and conservatories.

The existing conservatories are high quality double glazed aluminium framed system. Please refer to **section 2** below for a photograph of the existing conservatory system.

1.3 Proposed

The proposal is for a small section of new conservatory to match the existing system.

To ensure a high quality finish and complementary geometry continuous with the abutting existing section of conservatory we have provided a small section of flat roof which includes a feature opening roof-light.

We note that this is a true conservatory extension as the new internal space will not be heated and the existing external doors into the extended conservatory space to are to remain.

1.4 Elevations and form

The elevations and form have been carefully considered to be indiscernible from the existing as the proposed in the same style appearance and geometry.

1.5 Materials

The proposed materials are as follows:

External walls – Opening metal framed glazing to match the existing

Roof – Metal framed glazing and lead

Window frames – Metal framed

1.6 Access and approach

The existing access and approach remain as existing.

2.0 Photograph of the existing conservatory system:

