

Design and access statement for Flat 6, 2 Albert Terrace, London NW1 7SU
Gary Jacob, Application reference: 2009/4906

1. What are the features of the existing site?

2 Albert Terrace is a property dating from 1839, which was divided into seven flats in the 1950s. The existing timber windows of Flat 6 are single glazed and in a poor condition. There is substantial heat loss through the windows and door leading onto the balcony. The timber is warped and there is noise pollution from a busy road.

The proposal is to replace the windows and door leading onto the balcony with new double glazed French timber doors. The smaller window will be replaced like-for-like.

In establishing the design criteria, consideration has been given to the fact that the property is in a conservation area. The proposal is of very similar appearance and style.

2. How will people in the locality be affected by your proposal?

The proposals will not affect neighbours.

3. Please provide details of the layout of proposed development

Flat 6 is at the front of the property. The proposals do not change the amount of development, size or layout of the building.

4. Please provide details of the scale of the proposed development

The new timber windows, placed in the existing openings, will match proportion, pattern and scale to the building. There is no change to the scale of development.

5. Please provide details of the landscaping in the proposed development

Not applicable to this application. No landscaping work proposed.

6. Please provide details of the appearance of the proposed development

The proposed windows will retain the existing character of the building while enhancing its appearance within its local surroundings. The French doors reflect the pattern existing locally. Timber will be used in line with other properties in the area.

7. Please provide details of how any access issues have been addressed

The proposals will not change the means of access to the building.

8. Please provide details of any additional information that you think may be useful

The proposed window will go some way to addressing the problem of maintenance, energy consumption and reduction of noise pollution.
ends

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