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Residential Design & Management

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Planning Services
London Borough of Camden
Town Hall, Argyle Street
London WC1H 8ND

Re: Planning Application for Flat C 52 Belsize Park Gardens London NW3 4ND

DESIGN & ACCESS STATEMENT

DESIGN

We propose an extension to the existing roof terrace in keeping with those of the neighbouring properties. The style will maintain the appearance of the existing and neighbouring roof details. Apart from the proposed increase in the depth of the terrace, there will be no other changes at all to the current façade of the building.

As used in neighbouring terraces, and to keep visibility to an absolute minimum, we are proposing the use of toughened 10mm architectural glass for the balustrades securely bracketed to custom stainless steel handrails on the three sides of terrace. The materials for the roof will include restoration-grade (Code 5) lead flashings and slate roof tiles where necessary.

The intended overall impression, as viewed from vantages opposite and below, is one of a visually unobtrusive roof terrace with equally low-visibility safety barriers.

ACCESS

This basic development comprises a extension to an existing roof terrace of the top floor flat of this semi-detached house. Access to the house, the flat and roof terrace remains unchanged:

- The communal main front door is approached via a series of (15) steps up to ground floor level and then a main communal staircase provides access to Flat C



Rachel Dean
cc Andrew & Eva Halper

