

1A HAMPSTEAD LANE, HIGHGATE, LONDON

DESIGN & ACCESS STATEMENT

Design

Amount: The proposal is for a new shopfront to the existing restaurant.

Layout: The proposed shopfront retains the arrangement of the existing and is sited to the back edge of footway with an entrance door to the left-hand side of the unit's frontage to Hampstead Lane.

Scale: The new shopfront is considered proportionate to the unit's frontage to Hampstead Lane.

Landscaping: There is no existing landscaping in the vicinity of the unit and none is proposed as a result of the new shopfront.

Appearance: The proposed shopfront replaces a modern, wooden shopfront with a set of 6 opening fully glazed wooden windows, set within rendered pilasters, fascia and stall riser. The replacement shopfront is again in wood and has four windows, each with 15 panes. The two central windows are designed to slide open, but overall the appearance of the proposed shopfront is considered to be more traditional in design that reflects its location abutting Highgate Conservation Area. The sub-division of each window into small panes reflects the style of windows found on the upper floors of the neighbouring property at 3 Hampstead Lane.

Use: 1a Hampstead Lane will continue to function as a restaurant and the shopfront will enable customers to enjoy views out of the windows and pedestrians views into the unit.

Access

The new shopfront will retain, because of the sloping nature of Hampstead Lane, a small step up from the adjoining footway, but the nature of the step up is such that it can be managed by a wheelchair customer with assistance from a member of staff.

The restaurant is readily accessible by a wide choice of means of transport, including buses, taxis, by bicycle and on foot. There are regular and varied bus services along North Road with bus stops close to its junction with Hampstead Lane.