

Introduction

This statement supports a planning application for the replacement of the front elevation casement window with a set of traditional timber white painted doors, side and transom lights.

Garden Flat 9 Buckland Crescent NW3 5DH

Use:

The use to which the development will be put will not alter; it is a family home

Layout:

The outlook for the properties opposite and to the rear would not change and we believe will be somewhat improved by the removal of the modern casement window and its replacement with a set of period style French timber doors/sidelights

Scale:

The scale of proposed work is sympathetic to the property.

Appearance:

The external appearance of the proposed works would be in keeping with the host property and the surrounding homes by virtue of the materials used. It is proposed to remove the existing modern day casement window (circa 1990's) and the brickwork directly below to existing floor level to create a deeper opening into which a set of French doors/windows with fixed and opening transom lights is to be installed.

The door construction/design will be sympathetic to the house windows above and in the surrounding area as the pre-planning Ref: 2014/6035/PRE without prejudice stated. "In terms of design the installation of patio doors in place of the existing would be acceptable in principal in this location. The window is barely visible from the street and several of the neighbouring properties have carried out similar alterations without planning permission".



EXISTING CASEMENT WINDOW



PROPOSED FRENCH WINDOWS

Access:

All access arrangements will remain unaltered in the event of works.

Summary:

The current casement in place is out of character with the building and street. A similar planning application has been made in the past and approved but for whatever reason was not acted upon and the time limit expired, hence this application.

06.01.2015

DES WARD 07968 969 325

