

Addendum to Design & Access Statement 27-02-2015

32, LAWN ROAD

Following further discussions with Camden's Design Officers and public consultation feedback, a series of revisions to the submitted design have been made.

These are summarised as follows:

REVISIONS TO BUILDING MASSING:

- 1 The 1 Bed unit (Plot 69) and staircase at 5th floor level at the easternmost end of the southern wing adjoining Upper Park Road has been omitted.
- 2 The massing of the 5th and 6th attic storeys has been reduced by further set back, corners are curved and a new recess introduced onto the eastern facade (facing onto the garden).
- 3 A recessed 'slot' at 3rd and 4th floor has been introduced onto the Lawn Road facade adjoining the central staircase.
- 4 The central projecting staircase onto Lawn Road has been redesigned as a semi-circular glazed form, with vertical aluminium mullions to echo the nearby presence of the Isokon building.
- 5 Further inset balconies have been introduced to the Lawn Road facade at the southernmost corner adjacent to Garnet House.
- 6 The bin store serving the southern wing has been set within the main building mass and the entrance 'opened up'.

DETAILED REVISIONS TO ELEVATIONS:

- 7 Rainwater downpipes are now recessed into brick niches on facades
- 8 Textured brick coursing introduced to Lawn Road facade.
- 9 Entrances along Lawn Road to have mosaic linings.

The above revisions have further improved the design, allowing the building's massing to be further refined. The attic storey, now in a lighter brick rather than render, retains the materiality of the building yet also hints at a connection to the Isokon building across Lawn Road. At a detail level, recessed rainwater down pipes, textured brick panels and mosaic panels at entrances all add richness.

The removal of the single unit on top of the southern wing (Plot 69) simplifies the massing.

