

# Design and Access Statement

**Site Address:**

7-8 Jeffrey's Place,  
London, NW1 9PP

**File Code:**

1422 12.04 REP 002

**Date:**

12.03.2015

**Revision:**

P01



## 1.0 INTRODUCTION

Emrys Architects have prepared this Design and Access Statement on behalf of City and Provincial, the owner of 7- 8 Jeffrey's Place. This document is assembled to support the application for external alterations to the existing building. To be read alongside Emrys Planning Application drawings.

Jeffrey's Place is situated in the London Borough of Camden. The property is not listed but lies within the Jeffrey's Street Conservation Area.

## 2.0 PLANNING HISTORY

Permitted development prior approval was granted for change of use for the internal alterations and refurbishment to the ground, first and second floors of 7-8 Jeffrey's place to create 6 x 2 bedroom flats. (ref: 2015/0232/P dated 02.03.2015)

## 3.0 PROPOSAL

The design proposal is for external alterations to the existing building, this is to include:

- Replacing the existing windows with new double glazed industrial style steel framed windows.
- Alterations to two window openings on the rear façade to match opening below
- The removal of the existing roof lights to the rear light wells and the introduction of courtyards in their place.
- New double glazed industrial style steel framed doors onto rear courtyards.
- New entrance doors to the building.
- Alterations to the central bay of the front elevation to rationalise the openings and introduce a bin store and doors at ground floor in place of the existing timber doors.