



**DAVID GOMERSALL MA (RCA) En Des Architect**  
EADStudio4  
11 VICTORIA STREET, SHREWSBURY,  
SHROPSHIRE, SY1 2HS  
Telephone 01743 353729  
07503654133  
[david@eadstudio4.co.uk](mailto:david@eadstudio4.co.uk)

Camden Planning and Built Environment  
5 Pancras Square  
London N1C 4AG

9 October 2015  
Ref: 305/14

Dear Sir / Madam

**Alterations at 87B Queen's Crescent, Lower Belsize Park, London, NW5 4EU  
Design and Access Statement**

Enclosed drawings of the existing flat and our proposal to create one bedroom with shower at roof level, along with photographs and a structural engineer package.

As you can see most of the adjacent houses have been extended up by a floor, as our proposal, set back from the rendered parapet to the street facade. Our scheme differs in that it is set back at the rear as well so the brick parapet to the rear is also unaltered except for a glass balustrade. A lightweight curved aluminium roof is proposed, with an embossed coating to give a dull finish, rather than lead as used on the adjacent roof extensions.

As shown on the architects and structural engineers drawings two steels are inserted across the width of the flat, but away from the chimneys, to take the load of the new floor. The new roof itself is all constructed in timber Glulam beams and rafters; again no structural connection is required near the existing chimneys.

The glazed screen, doors and windows are all to be in timber, easily accessible for maintenance. The exterior walls are timber clad which will soon go silver grey. The level of insulation to the new roof and walls will be very high. A long skylight along the north party wall allows southern light down into the room during the day plus substantial passive solar gain.

Alterations to the existing top floor of the flat are minimal with the bedrooms and bathroom remaining unaltered except where the new staircase pushes through into the bathroom at high level and new sanitary-ware installed. The new staircase runs up from the existing landing along the south party wall.

Please contact us if you have any queries.

Yours sincerely

cc Michael & Dianne Walton / Isabel Guerrero