

**DESIGN AND ACCESS STATEMENT
FOR THE RETENTION OF A PORTACABIN HUT
SITED WITHIN THE GROUNDS OF
LA SAINTE UNION SCHOOL
HIGHGATE ROAD
LONDON NW5 1RP**

1. The subject Hut has twice been granted Planning Permission for a limited number of years by Planning Permission 2010/1971/P and 2013/1234/P.
2. The present application is for renewed temporary permission for the Hut for a further three years.
3. The Hut is located in between two, low level, brick buildings and is hidden from view from the general public and away from the main elevations of the listed, front building on the site. It is considered therefore that the Hut is not detrimental to the listed building or to the site in general.
4. At present the School is undergoing major refurbishment and alterations in accordance with the CIP Programme instigated by Camden Council and until this Programme is fulfilled classroom space within the School is limited. The Hut is therefore required for additional teaching space which is urgently required in order for the School to fulfil its obligations to the students and to meet guidelines set out by Government.
5. The opinion of the occupants of Croft Lodge have been obtained prior to the provision of this application and they have indicated that in the interests of the School, they would not object to the continued siting of the cabin for a further period of three years.

6. The proposed siting of the Portacabin is in an area adjacent to an extension to the original listed building and it is considered that its siting will not be detrimental to the listed building.
7. Investigation has been made into noise levels emanating from the Portacabin and these are perceived to be lower than that from the current Junior Gym when music is played in it for dance lessons.
8. Access to the Portacabin will be via ramps and existing steps within the site.
9. In order to improve the visual impact of the Portacabin within the grounds, it is proposed to provide trellises and creeper growth to the elevations.