

## 1A Highgate - Design Statement

### Description of work

A structural appraisal has been carried out of the existing roof and submitted along with this application.

As a result of the findings from the structure report, we are proposing to replace the roof. The project includes the remodelling of the roof and the design maintains the roof line where possible, and retains the original character of the former piano factory. Meanwhile where possible, the line of the roof has been rationalised to be fit for maintenance access and helps create a clean profile. The roof includes roof lights that can provide sufficient natural light to the spaces below. The falls have been designed to ensure efficient run-off of rainwater towards where the roof meets the existing walls which will be made good as part of the work. Material selection has been made to pay respect to existing palette of materials.

Also as part of the application, remodelling work to the entrance level has been incorporated to create improvements for the approach to the building. This includes a small private area and drainage attenuation and alteration to the existing façade to improve natural surveillance whilst maintaining privacy.

### Proposed Materials

#### External Works

##### Paving

Marshalls Tegula Priora Permeable Paving - Pennant Grey



##### 1.8m high Privacy fence and slated louvre in front of glazing

Material: composite      colour: Graphite      manufacturer: Ecoscape



#### Roof

##### Pitched areas

Standard natural Spanish slate



Velux rooflight with recessed flashing



##### Flat areas

non-slip membrane      colour: grey



Velux Flat Roof Sky lights

