

5plus architects

The Lock Building
35-37 Kentish Town Road

Design and Access Statement

01 November 2016

This Design and Access Statement has been written with reference to the CABE guidelines set down in 'Design and Access Statements; how to read, write and use them' and includes commentary on the required areas.

The proposals seek to introduce a number of essential ventilation elements to the roofscape to allow an efficient and modern upgrade to the buildings ventilation and cooling systems. The proposals have been introduced in a sensitive manner on the least visible side of the existing roof.

Design

Use

These proposals do not change the existing office use of the building, but are due, in part to the modernisation works that have been undertaken, and bringing the existing office accommodation up to current standards for ventilation requirements.

Amount

The amount of floor space is unchanged by these proposals

Layout

The layout of the accommodation is unchanged by these proposals

Scale

The overall scale of the building is unchanged with the roof additions positioned in such a way that they are not any higher than the existing ridge height.

Landscape

The landscaping is unchanged by these proposals

Appearance

The appearance of the roof has been kept to be as similar as possible to the existing roof. The cladding and colour has been chosen to match the existing roof materials. The width of the new structures has been widened to ensure the height is minimised.

Access

The access arrangements for the building are unchanged by these proposals.

Heritage

We have reviewed and assessed the cultural and heritage value of a number of options for the roof vents and have concluded the chosen proposal will not affect nor reduce the character of the historic fabric of the Listed Building.