

## **Design Statement**

This house was rebuilt after World War II following war damage. As a result, the building was re-constructed with three equal floor heights behind the façade. This has reduced the availability of replacing the first floor windows in keeping with the first floor windows of 35 and 39 Willes Road and the rest of the terrace.

The existing crittall windows are not in keeping with the neighbouring houses. Given the difficulty in replacing the windows to be in keeping with the first floor windows of neighbouring houses (as explained above), we are proposing to replace the single glazed crittall windows with double glazed timber sash windows similar to the second floor windows of neighbouring houses.

A building survey carried out on the first floor flat confirmed evidence of water ingress to the two windows on the façade and above average damp readings. It was suggested that this is a direct result of condensation to the single glazed windows, which would be corrected if replaced by double glazed units. Replacing the current windows with double glazed units would also significantly improve the thermal efficiency of the property which is currently deemed to be "fairly poor."

The owners of the ground floor flat at 37 Willes Road are also considering seeking planning permission for double glazing in respect of their single front window.