

## **11 ELIZABETH MEWS LONDON NW3**

### **DESIGN & ACCESS STATEMENT**

This Design & Access Statement accompanies the planning application by Mr and Mrs Shiu for the general refurbishment, relocation of the main entrance, removal of the upvc cladding and installation of a sedum roof, solar panels and new skylight to the existing asphalt flat roof.

The property is within the Belsize Conservation Area.



Existing view of the front elevation



Existing view of the side elevation

The new windows and doors to the side elevation and rear elevation will be powder coated aluminium. The existing upvc cladding to the front elevation is to be removed and rendered off white.

Generally all areas of the refurbishment, i.e. walls, floors, roof, windows, heating & hot water will be designed and specified to exceed the current requirements of Approved Document E (airborne & impact sound) and Approved Document L (conservation of fuel & power) of the Building Regulations.

Access to the property will be improved with a smaller step up to ground floor level from the proposed new entrance door. A new staircase is proposed internally improving circulation space. A roof light is proposed at roof level above the staircase to allow light to pass down through the new stair well.

### **Parking**

The existing parking remains with no proposed alteration.

**ROBERT SAVAGE & ASSOCIATES**

**MARCH 2017**