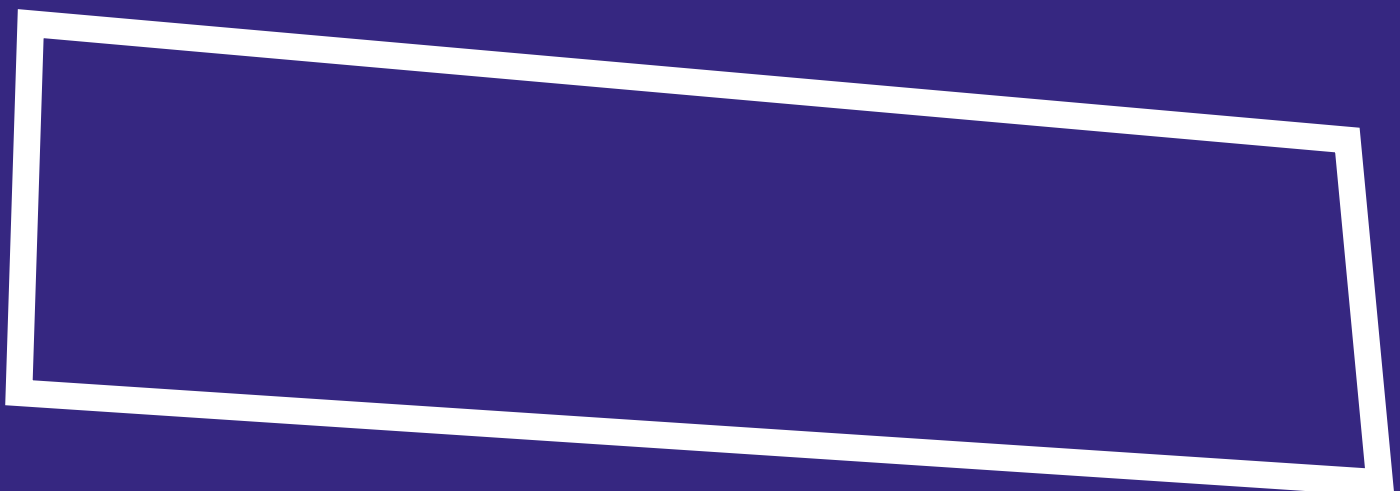


**LYNAS
SMITH**



20 Parkhill Rd, London NW3 2YN

DESIGN DOCUMENT

Project Name: Parkhill Rd
1625_PHR_ Work to Front of Building

Revision: Rev 01
Date: 18th July 2017

Content

1.0 Introduction

1.1 Executive Summary

2.0 Site Analysis

2.1 Site Location

2.2 Existing Building on Site

3.0 Proposal

3.1 Proposed Works

3.2 Elevation and Floor Plan

3.3 Detail Section Stairs 1 to 20

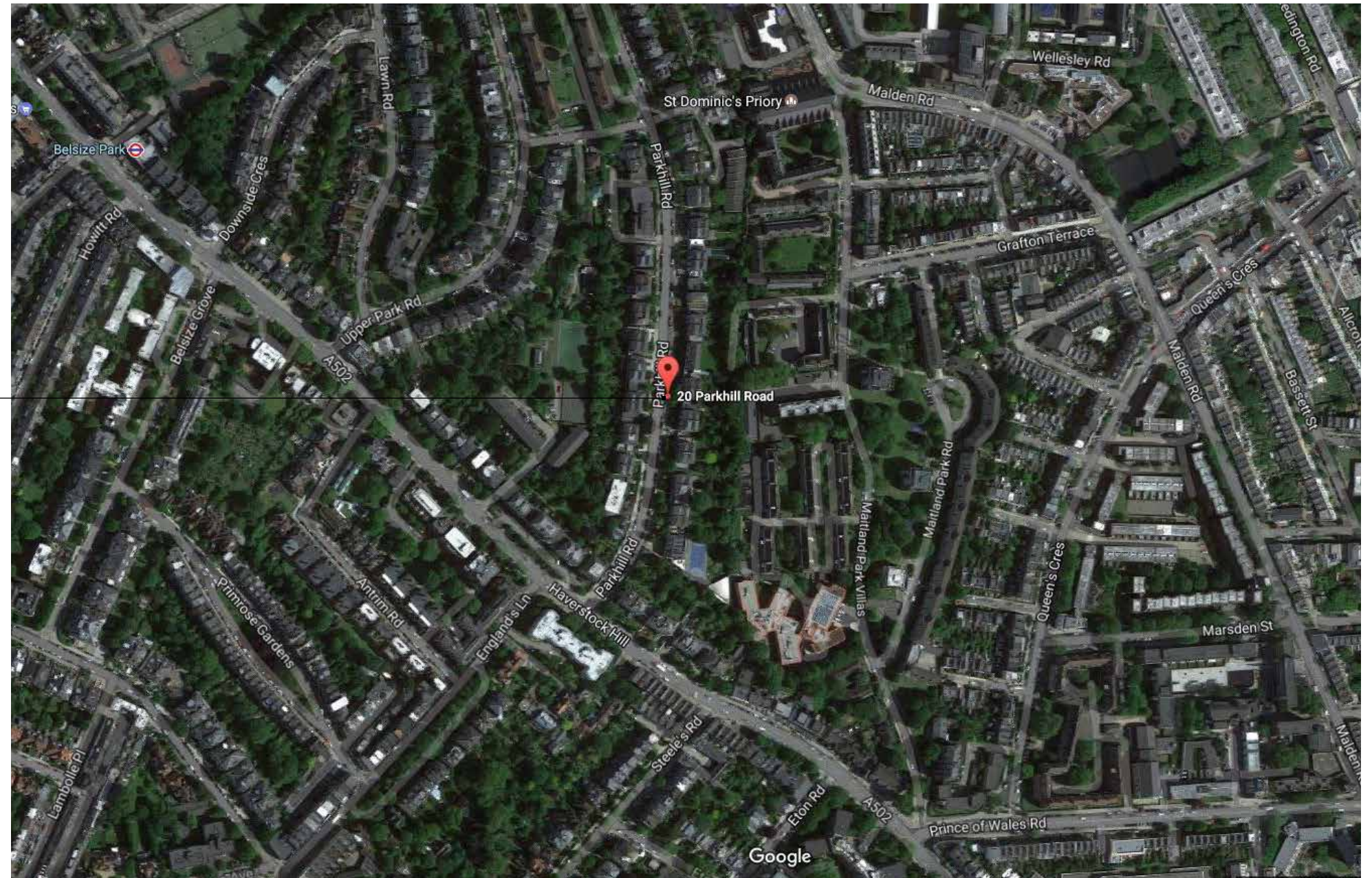
1.1 Executive Summary

This Design & Access Statement introduces the proposed refurbishment of the front steps of No. 20, as well as the addition of a new handrail.

2.1 Site Location

20 Parkhill Rd, London NW3 2YN

Site



The Property is located within Parkhill Conservation Area

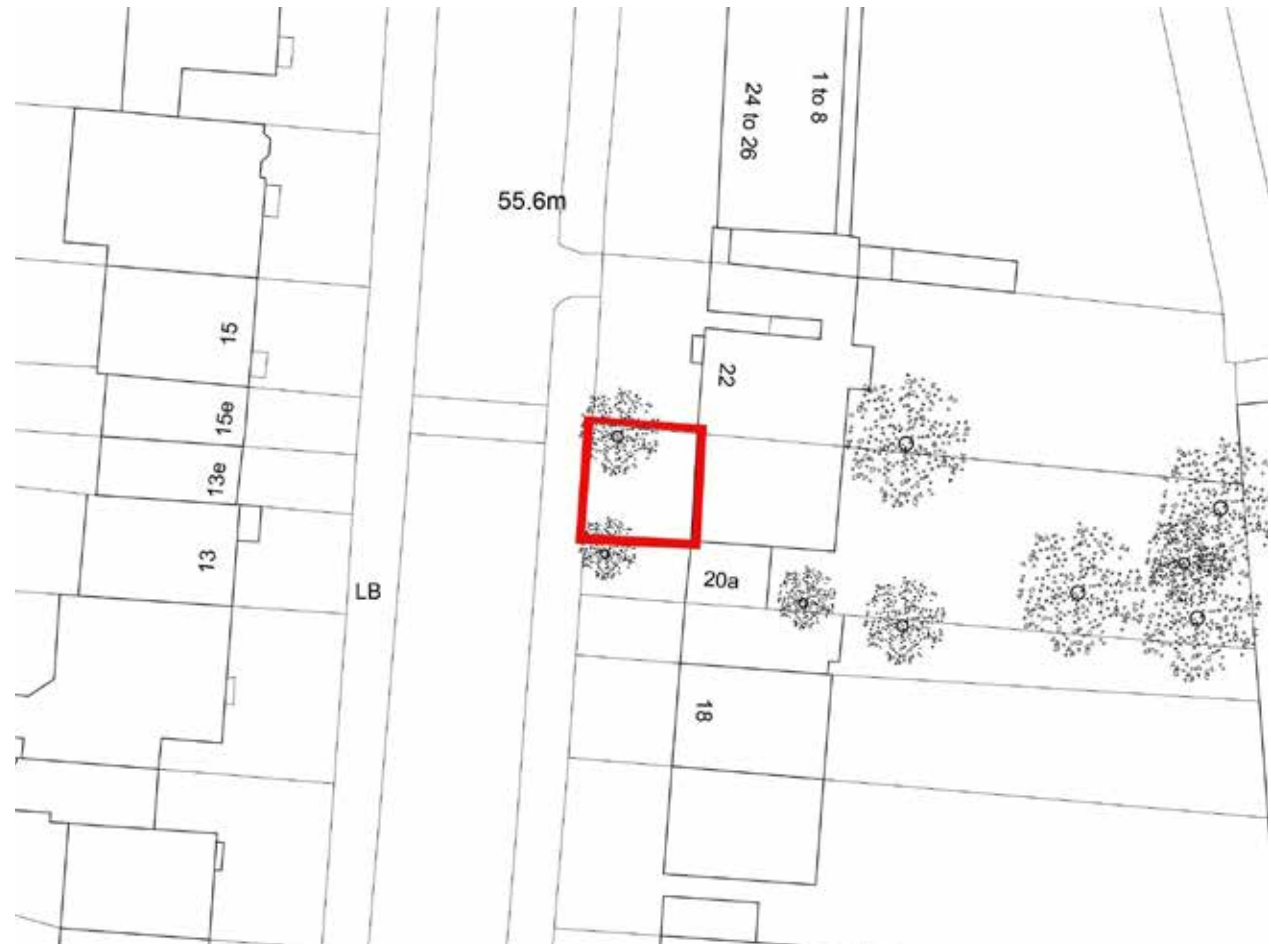
Aerial View



Site Location



Site Plan 1 to 500



2.2 Existing Building on Site

The building is arranged with a flat on each floor over lower ground, raised ground, first and second floor.

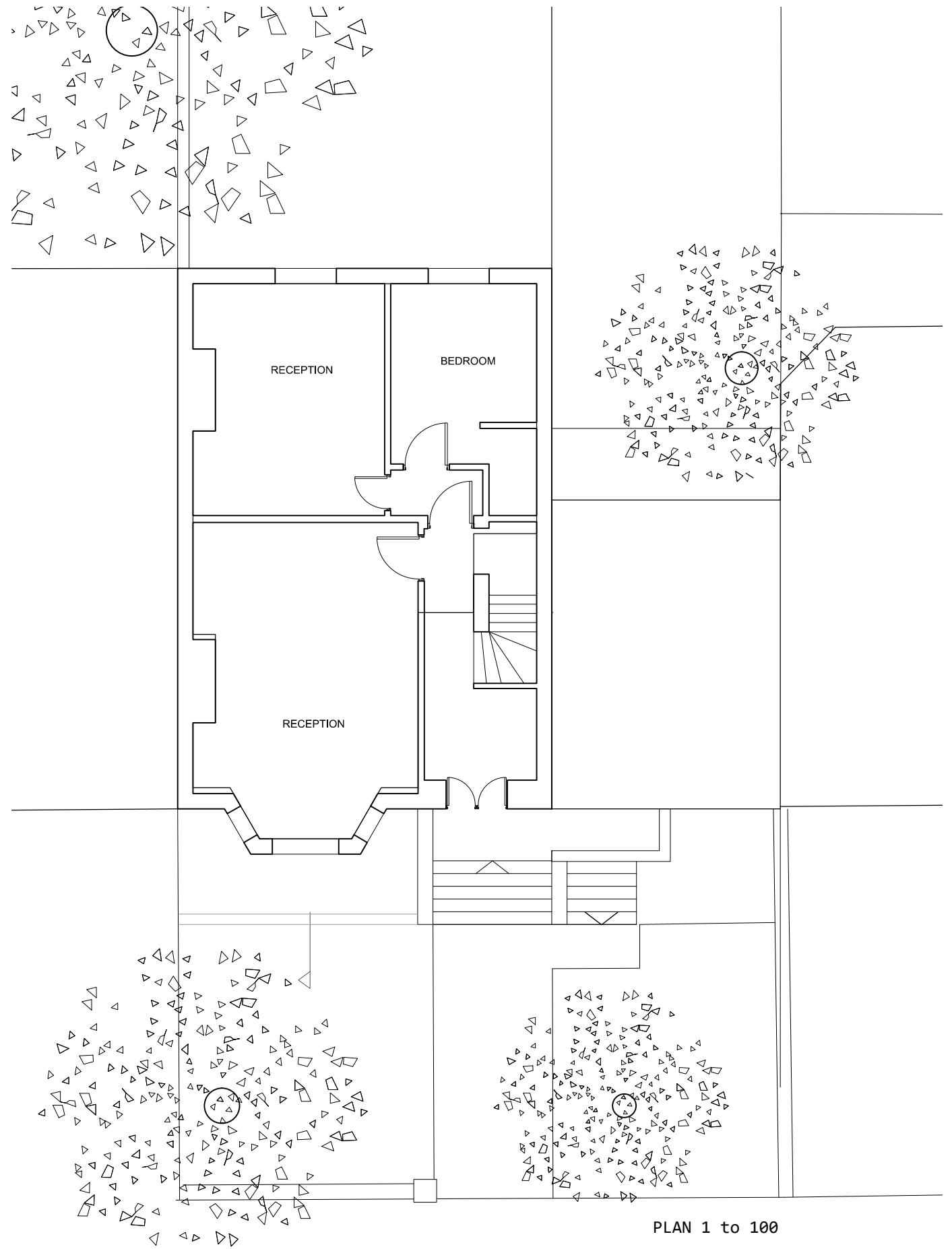
The front steps leading to the front door are in need of some refurbishment. As well as this a new handrail will be added also.





No. 20

FRONT ELEVATION 1 to 100



PLAN 1 to 100

3.1 Proposed Works

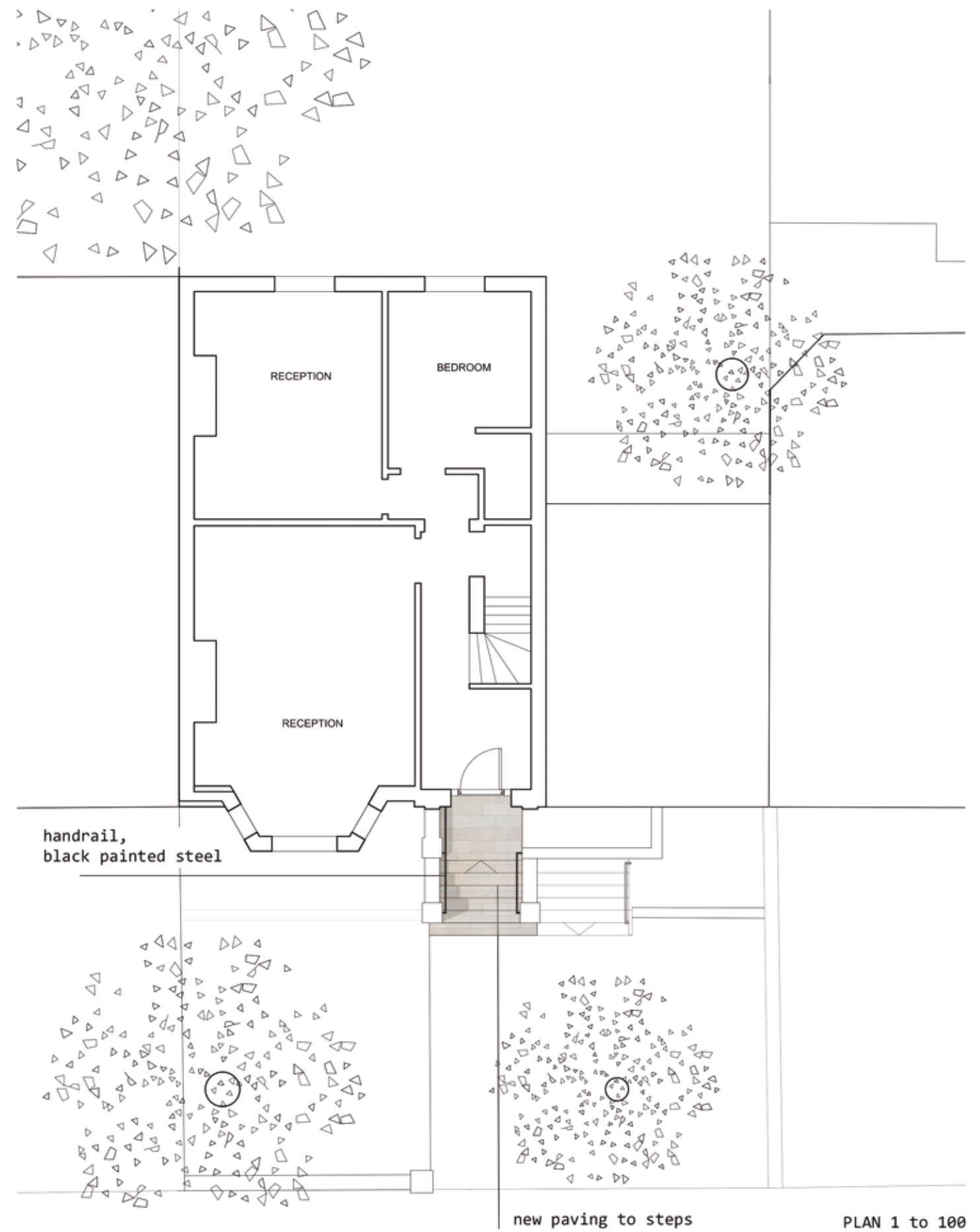
As part of general maintenance works to the building, including repainting of window frames, downpipes and stucco, we are proposing to install new handrails to both sides of existing external staircase.

Prepare and paint metalwork to bay window with 2no. coats Dulux Weathershield exterior gloss paint, colour - black. Supply and install new natural stone capping to stair and landing to main entrance.

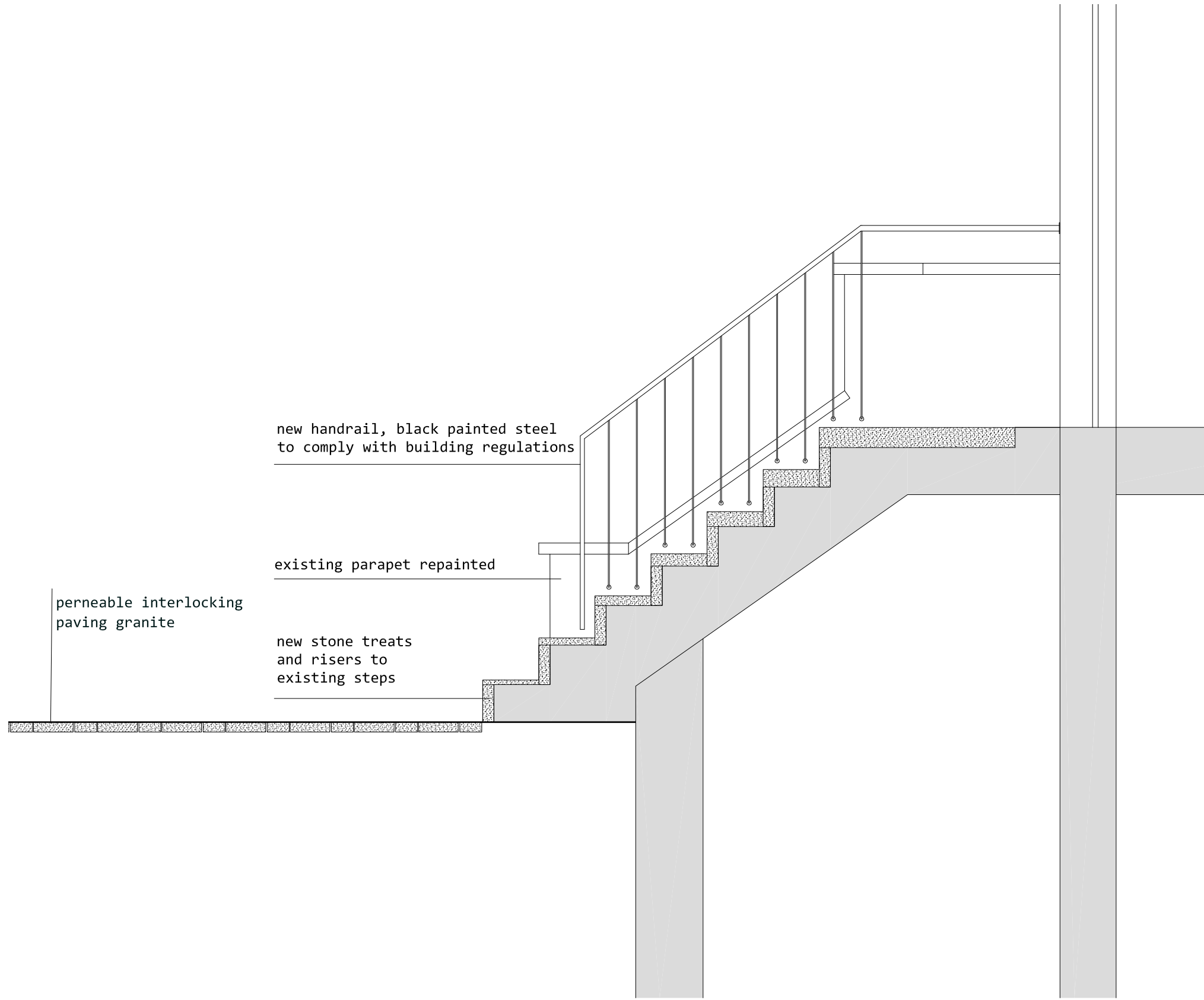
Lighting fixtures to be repaired and replaced. new light fittings.



FRONT ELEVATION 1 to 100



PLAN 1 to 100



Detail Section Stairs 1 to 20

permeable interlocking paving



handrail, black painted steel



stone treats and risers



light fittings



