

**Hartleys Projects Ltd**  
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**DESIGN AND ACCESS STATEMENT**

In respect of a

Detailed Planning Application

For

New single storey front porch with new access steps.  
Timber storage units to front garden.  
Single storey ground floor rear extension.  
Replacement first floor windows.

At

6 Belsize Avenue, London NW3 4AU

This document has been provided  
In support of a Detailed Planning  
Application submitted to  
London Borough of Camden  
By Ian Bolt

## **Introduction**

This Design and Access Statement should be considered together with the drawings prepared by Ian Bolt. This statement deals purely with the principles of design of this development.

## **Design Principles**

The site is currently occupied by a mid-terrace 3 storey residential dwelling.

## **Proposals**

New timber clad front entrance porch with access steps.

The new porch would match those already constructed at 4, 8 and 12 Belsize Avenue.

New timber clad storage cupboard to front garden. This will match those already constructed at 12 Belsize Avenue.

New single storey ground floor rear extensions. The rear extension matches those constructed at 4 and 8 Belsize Avenue.

Replace existing first floor upvc windows with new Crittall windows to front and rear.

## **Materials**

Porch clad in vertical timber boarding with solid timber door, access steps in paving slabs to match existing.

Storage units clad in horizontal timber boarding with felt covered flat roofs.

## **Access**

The access to the property will be via the new porch with lowered access steps.

## **Conclusion**

The materials and design have been chosen to match and enhance the surrounding properties, with internal changes made to enhance the usage of the space. The proposals match those already constructed at neighbouring properties.

IAN BOLT