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## Design and Access Statement for Zenith House, St Chad's Street, London, WC1 8BD

### Introduction

Playle & Partners were commissioned by One Housing Group to prepare designs for the replacement of the existing aluminium windows with new modern powder coated aluminium windows some with insulated infill panels below.

### Zenith House

Zenith House is a general needs residential, purpose built, low rise block, consisting of 8 flats. Zenith House is located on St Chad's Street a predominantly residential road located off of Grays Inn Road.

### Proposed Works

The proposed works consist of the replacement of the existing aluminium windows with new modern aluminium framed double glazed windows. Some of the windows in the block are storey height aluminium windows with infill panels below, these will also be replaced with new aluminium framed double glazed windows but with insulated infill panels below.

### Access

Pedestrian and vehicle access will remain unchanged by the proposed works. The proposed works will not impact on any public pavement or cause any obstruction to the road. The proposed works will not limit access to the main entrances to the block.

### Conclusion

The provision of new double glazed aluminium windows will increase thermal properties of the block, this will be beneficial to the residents within the block. The new windows will be of a similar style and appearance to the existing windows and will have little to no visual impact on the surrounding area.