

## **DESIGN & ACCESS STATEMENT**

Project no 197

Date 31.01.2018

Planning Application for  
34 Delancey street, NW1 7NH

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The aim for the proposal is to reorganise the internal spaces to create a more practical and efficient use of the spaces in conjunction with the existing circumstances, the history of the building as well as the use of the outdoor spaces.

The proposal itself is to create an additional space to ground floor to connect the outdoor with the indoor in a more soft way by adding a Conservatory to act as the bridge between the internal and external spaces. The Conservatory to be used as a sitting/reading area thus taking up a small area of the existing outdoor garden space. All to leave the garden and its spaces untouched.

The Conservatory to be constructed in a way to very much fit within the existing situation and atmosphere. The frames to glass panels and doors to be of white PVC in shape and appearance to match the existing windows. All to make a very positive and harmonious contribution to the overall scheme and the surrounding areas.

The alterations have taken inspiration from other similar properties in the area – to make sure the proposed are keeping within the appearance and expression of the area as well as being very gentle and understanding of the property and what it requires and lend itself to.

The very aim is to make a very positive addition to the existing house while enable a modern living with all that it comprises.

Please see drawings for further clarification.