

Design and Access Statement
For
13 Heath Street
Hampstead
London NW3 6TP

The property consists of a mid-terrace property four storeys high with a basement beneath. The basement and ground floors of the property currently have an A3 Use Class. The first, second and third floors of the property are residential.

The proposal is to use the basement and ground floor areas of the property as a Yoga Studio. The proposal to sell food and drink has now been abandoned. It is requested that the Use Class of the Ground Floor and Basement areas to be changed to Use Class D2. The D2 Use Class of this building will not generate any noise pollution. Yoga by its nature is a physical, mental spiritual exercise that generates no noise.

There is no air conditioning or any other items of plant that will generate noise.

There was a system of ductwork used to extract cooking fumes from the basement but the complete system was removed some two to three years ago.

There would be no change to the residential classification of the First, Second and Third Floors.

A new aluminium double glazed rooflight has been installed to replace the original leaking single glazed rooflight. The size of the new rooflight is exactly as the original fits into the same roof opening and is the same height as the original.

A window in the Basement has been removed and a new Aluminium double glazed door installed in order to gain access to the small external area at the rear of the site. Access is required for maintenance of the building. The double glazed door has also been installed to provide additional light into the basement area.

We wish to apply for retrospective planning permission for the installation of the door opening. The materials that have been used in the alteration are to match those of the existing building.

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