

COUPDEVILLE ARCHITECTS

Coupdeville Architects

22 Hood Road

Wimbledon

London

SW20 0SR

09/09/2019

Dear Sir/Madam,

RE: Planning Application; 18 Howitt Rd, London. NW3 4LL

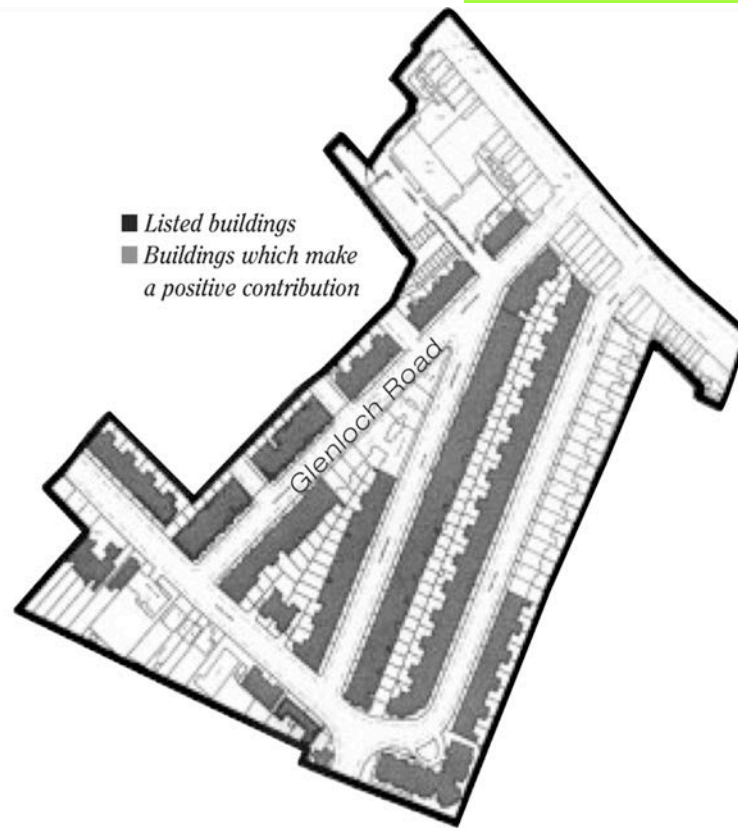
DESIGN & ACCESS STATEMENT

To be read along side the submitted drawings.

INTRODUCTION

Coupdeville Architects has been commissioned to submit a design proposal for a rear extension and addition of front and rear roof-lights to the existing structure. Minor internal alterations are also proposed. The existing structure is in poor condition and of an incongruous nature.

The proposed is located in Camden, on Howitt Rd within the Glenloch Conservation Area. The property is a 5 storey terraced single dwelling.



The Glenloch Conservation Area

Located on the northern side of the street towards the eastern end of Howitt Rd, the site has various public transport connections within walking distance with various bus stops within close vicinity. Belsize Park Underground is to the east, within 50m, and both Hampstead Underground & Hampstead Heath Overground are within 1km to the north and north east respectively.

PROPOSED

Summarised as follows: [To be read in conjunction with the submitted drawings]

- 1) Rear Extension, to be 0.8m wider than existing with a flat roof, inline with the current ground floor ridge.
- 2) 2 x conservation roof lights to rear top floor roof pitch
- 3) 1 x conservation roof light to the front of the property

EXTERNAL ALTERATIONS

Our proposed design seeks to marginally widen the existing rear closet extension by 0.8m, the depth of which will match the existing. The Brick will be reused and reclaimed to match existing, with a revised fenestration to the closet wing.

All facade features to the front and rear elevations will be retained and reconditioned where required. We are proposing to add two conservation roof lights to the rear of the property, with the addition of one conservation roof light to the front elevation.

There are a number of developments that have already taken place on both sides to the neighbouring property at no. 18.



Photograph to rear of 18 Howitt Rd

AMOUNT OF DEVELOPMENT

There is a marginal increase in building size to the rear extension of the proposed addition, this totals 2.6m².

USE

We are seeking no change of use.

ACCESS

Proposed pedestrian access to the site would be continued in the same way with the pedestrian gate and footpath being retained. There is no vehicular access.

Please don't hesitate to contact me should you have any questions or require any further information. Any arrangement to visit the site can be made through contacting this office if required.

Your Sincerely,

Pravin Muthiah