**Design**

This project consists of the addition of a new conservatory and a small canopy at a new front door to the front of 35 Murray Mews. The total area is approximately 9 sq.m.

The conservatory will be set behind the existing brick wall which runs along the back of the pavement, with a gutter/beam to support its glass roof above the wall.

The small canopy will be located in front of the existing timber-clad access doors, providing shelter to those doors and the new front door.

The roof, walls and doors of the conservatory and porch will be in laminated/toughened glass.

The glass wall and front door facing No. 33 will be in obscured glass with a 300mm clear glass panel to the left of the front door, with the video entrance panel set into it.

The glass roof will have a minimal fall, away from the house, spanning from just below the existing white concrete beam which runs the width of the existing house, at first floor level. It will be supported on a concealed structural gutter on top of the existing wall which be extended by approximately 100mm in height to provide the required 2.1m headroom for the conservatory and front door.

**Setting and layout**

Please refer to drawing MM21/TP02 for setting and to drawings MM21/TP03 to MM21/TP05 for layout.

**Heritage Assets and features of the existing site**

It is intended to respect and complement the existing collection of modern houses by continuing the ongoing development and maintenance of this architecturally significant Mews, using contemporary materials and construction techniques. On the attached Google Earth view (MM21/TP11) can be seen the several and varied precedents for this approach.

As the white painted concrete beam at first floor level, and the white painted ply fascia at second floor level, are important features of the original house, they will be fully restored. Please refer to drawing MM21/TP07.

**Impact**

The overall setting of the new conservatory will minimise the impact of this modest intervention.

This approach has been found acceptable in the Design and Heritage section of the Planning Officer’s report on the Pre-Application submission. (Dated 23.04.2021: ref. 2020/3990/PRE). Please refer to perspective MM21/TP10.

The low garden wall between No.33 and No.35, will be retained and repaired.

The existing laburnum tree next to the garden wall will be carefully trimmed and preserved.

The design aims to minimise its impact on the Mews and neighbouring properties and has received preliminary agreement from the adjacent neighbour in no.33.

**Bio-diversity**

By retaining the majority of the existing front wall, and introducing a small fenced area at the right-hand side with a pergola behind, light will be added to the front garden, complimenting the general bio-diversity of the Mews, in line with other revised frontages on both sides.

**Access**

Access to the existing house remains unchanged and both new doors will allow for disabled access.