



30 Upper Park Road
London NW3 2UT

Design and Access Statement

November 2021

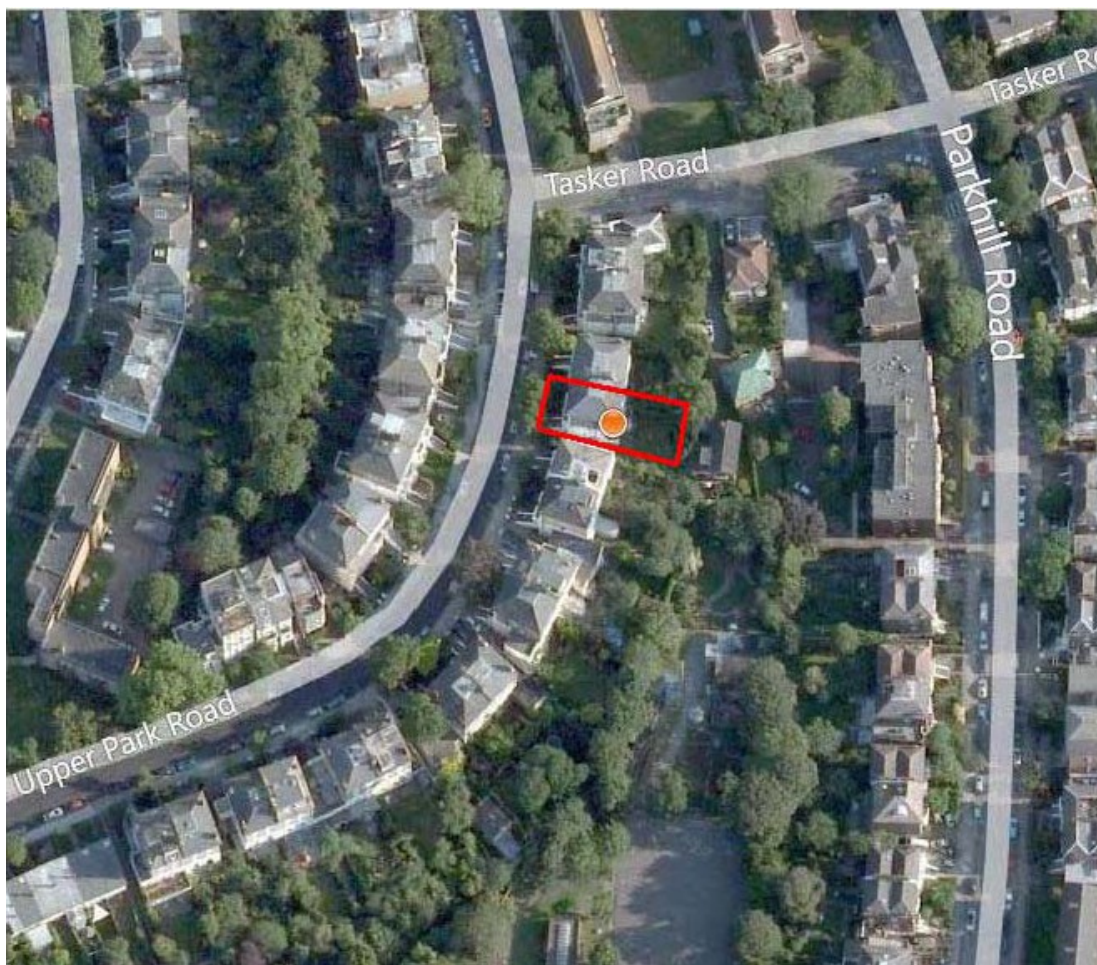
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1. Introduction

An application is being made for planning consent to replace the existing derelict garden shed with the new one which is to be erected in a more suitable and secluded area of the garden. The alterations are to be carried in a rear garden of an existing private dwelling (lower and upper ground floor duplex flat) at 30 Upper Park Road in the London Borough of Camden. The design and access statement are to be read in conjunction with the submitted drawings containing further information and details on the proposed design.

2. The Site and Context



Aerial view of 30 Upper Park Road

Upper Park Road is a typical residential road leading off Haverstock Hill in central Camden near to Belsize Park Station. It forms part of the Parkhill and Upper Park Conservation Area, a 19th century estate of generally Italianate, semi-detached houses with ample gardens and gaps between the pairs. However, the mix of housing includes 20th century blocks of flats and much later dwellings with several seminal Modernist landmarks. The streets are wide and the houses are generally set back from the pavement. No. 30 Upper Park Road forms part of a generally well- preserved suite of original dwellings, most of which have been converted into multiple flats. It forms part of the 2nd semi-detached pair on the east side of Upper Park Road, and south of Tasker Road. The property is not listed but is restricted by policies relevant to the Park Hill & Upper Park Conservation Area.



Aerial view of 30 Upper Park Road front elevation



Aerial view of 30 Upper Park Road rear elevation



Photo of the existing rear garden

3. Design Solution

The application scheme proposes to erect the new flat roof shed in line with the proposed drawings and in the position of the existing swing.

The scheme has been designed to blend in within the local area by using materials matching existing wherever possible. The 3x3m timber structure will not have any detrimental effect on the surrounding area and will improve the quality of the existing garden significantly by adding storage place for garden tools and furniture which can also be used as a children's play room.

The position of the shed would not interfere with the circulation within the garden and would offer an enhancement required by modern living standards.

4. Materials

The proposed design features timber cladded walls and felt shed flat roof. The proposed windows and doors would be double glazed with painted timber frame to match.



Approximate example of the proposed structure

5. Access

The general arrangement of the garden will remain unchanged. Minor access path will be created to access the cabin from the rear lower ground floor terrace.