

Design and Access Statement

Garden Flat,
5a Crossfield Road,
London,
NW3 4NS

This Design and Access statement has been prepared in support of the planning application by the agent on behalf of Ms Rebecca Hopkirk, consent is sought for:

The Construction of a single storey timber clad contemporary garden building.

Design

The proposed installation is a contemporary design the materials used are predominantly constructed from natural materials and very energy efficient with excellent superior thermal insulation. The internal floor area will be 14sq. Meters with a modest footprint in relation to the floor space offered.

The building is single Storey with a hidden Mono roof, the highest point is 2.5m at front sloping to the rear. The external aluminium French doors and aluminium window frames will be Black externally and white internally - all will have Double glazed units. The building will be faced with vertical natural cedar and tanalised redwood timber to the right, left and rear elevations. With a natural cedar deck and fascia.

Layout

The proposed building will be located within the rear garden replacing an existing timber shed. The main dwelling will not be altered or affected in any way by the installation. See images below.

Scale

The proposed building has been designed to a modest scale in proportion to the size of the area and will fit into the space comfortably still allowing for plenty of open space, there is a good distance between itself and the property.

Landscaping

The building will be built on levelled ground, using a concrete pile foundations mitigating the need for a solid concrete base. This will have little impact on the ground as the piling system used at its deepest will be 400mm in square meter bocks. The existing timber structure will be removed. See images below

Vehicle Access

The existing vehicular and pedestrian access are unaffected by the proposal.

Conclusion

The building is designed to be a modest & contemporary statement which is not obtrusive to the existing house and surrounding area. We believe the proposed installation will not have any detrimental impact on the environment; it will replace the existing shed. It is located away from the main dwelling and will not be visible from the public highway. The proposed building will have no connection to drains or water, just an electrical supply. The building is to be used for additional space for the applicant and her mother, this will provide secure additional storage for mobility aids when they are not in use.

Proposed Building



REAR

LEFT



FRONT

RIGHT

Photographs of proposed building location



