

DOMINIC McKENZIE ARCHITECTS

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Re. 14 New End Square - Planning Conditions relating to application 2021/4022/P

7th September 2022

Dear Ewan,

I write to provide information requested in condition 4. of the planning approval notice for 14 New End Square (application no. 2021/4022/P). The information requested is as follows:

"4. Notwithstanding the details shown in the approved plans and documents, before the relevant part of the work is begun, detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the local planning authority:

- a) Details of the joinery*
- b) Details of brickwork and brick type*
- c) Details of tiles and roof coverings and flashing*
- d) Details on types of window casement and frames and type of glazing"*

Please find enclosed:

- 1) Drawing **105_P_100_Glazing Details**, which describes the details of types of window casement and frames and type of glazing. Drawings **105_P_102_Condition 4_Front Elevation** and **105_P_103_Condition 4_Rear Elevation** show these windows in context.
- 2) Drawing **105_P_101_Tile and Parapet Detail**, which describes the details of tiles and roof coverings/flashing. This detail would be similar to the front parapet detail.
- 3) On the subsequent pages of this letter: further information on the brickwork and brick type to be used.

Yours faithfully,

Dominic McKenzie
(For and on behalf of DMA)

Details of brickwork and brick type:

- Generally, all new masonry to match as close as possible existing brickwork in immediate vicinity in type, colour, mortar joints, and bonding.
- New brickwork to be yellow London Stock Brick to match the existing property as detailed below.



Above: photograph showing rear elevation of No. 14. Blue dashed area indicates newer, more yellow stock brick, in Stretcher bond, which is to be removed as part of the works. Red dashed area shows older stock brick, also in Stretcher Bond. Black dashed area indicates party wall adjoining No. 16, which is set in Flemish bond.

- Note that existing masonry varies noticeably in colour on the rear façade – new brickwork in this area will first reference the colour of older brickwork on the property (shown in the dashed red area in the image above), not the newer, yellower brickwork on the walls of the Attic Store (dashed blue area).
- Note that the front of the property and the party wall use Flemish bond whereas the rear of the property uses Stretcher bond. The adjacent property, 16 New End Square, uses Flemish bond on both the front and rear. New masonry on the rear elevation will use Stretcher to match the localised brickwork on our property. New masonry on the front, flank and party walls should be in Flemish.
- All new masonry walls will be flush with existing masonry below.
- All new masonry will re-use bricks from demolition work where possible.



Above: photograph showing front façade. The brickwork is consistent across Nos. 14 and 16, being yellow stock brick seen elsewhere in the properties. Brickwork on the front façade is set in Flemish bond.