Alterations of windows and new Velux style window to the rear
6 EGLON MEWS
LONDON
NW1 8YS

Planning and Design and Access Statement in support of the application for the change of the windows to metal heritage style and for a new Velux style window to the rear roof at:

6 Eglon Mews, London NW1 8YS

24th October 2022

CONTENTS:

Included within this application

Location Plan		SV.00
Existing drawings:	Floor plans	SV.01
	Front elevation	SV.02
Approved drawings:	Floor plans	GA.01/B
	Front elevation	GA.02/B
Proposed drawing:	Floor plans	GA.01/D
	Front elevation	GA.02/C

1. Introduction

This document is in accordance with the requirement set down by the DCLG. The proposal is to replace the existing approved dormer with a dormer and balcony.

2. Site

This application relates to 6 Eglon Mews. The site is parts of a group of properties within a secure courtyard accessed off Berkley Road. The building is not listed but sits within the Primrose Hill conservation area.

3. History

Other than the recent approval (ref 2021/3103/P) for the roof and dormer alterations the property has not been the recorded subject of any planning applications in respect of the upper parts.

4. The Proposal

As stated above the proposals are to replace the windows with new dark grey metal heritage style windows and doors and for the addition of a Velux style window to the rear roof.

5. Design

The proposed metal heritage style windows will be similar to the

adjoining property (no 5) and more suitable to the property.

The proposed Velux style window to the rear roof will match the existing rooflights.

6. Use

There is no change in use, the property is to remain residential.

7. Layout

N/A.

8. Scale

The proposal dark grey metal heritage style windows and fenestration is more sympathetic to the building. In addition the new windows and double glazing will be significantly more environmentally efficient.

9. Landscaping

N/A

10. Appearance

There will be effectively no impact on the surrounding buildings. The proposed new dark grey metal windows will be more sympathetic and the ground floor fenestration more suitable to the property

11. Vehicular access

N/A

12. Inclusive access

N/A

13. Waste and recycling

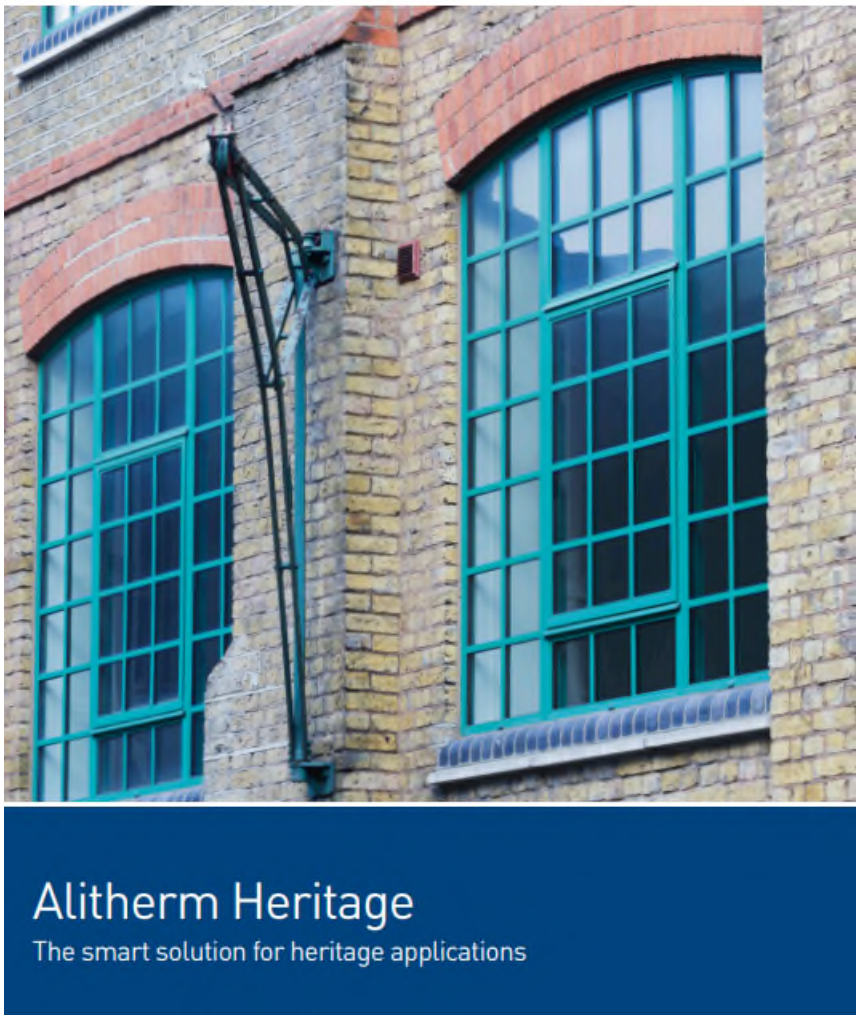
N/A

14. Conclusion

The net improvement of function and appearance will positively contribute to the premises and the courtyard community.

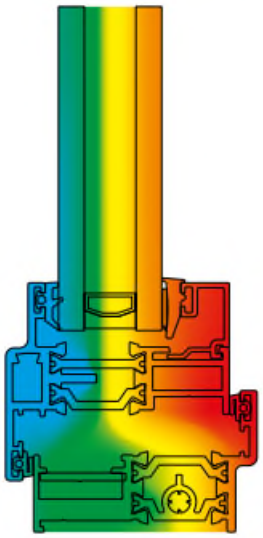
HERITAGE WINDOW SYSTEM

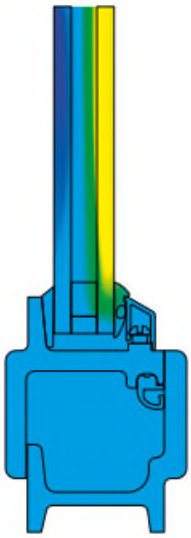
Smart Aluminium Alitherm Heritage system or similar -
https://www.smartsystems.co.uk/product/132/alitherm-heritage



Aluminium versus Steel

Delivering improved thermal efficiency and long-life performance.





Building on over 35 years' design and development experience, our R&D engineers have produced a complete range of integrated door and window systems that deliver not only the aesthetics required for sensitive Victorian and Art deco refurbishment projects, but also the thermal efficiency that is demanded by developers, architects, planners and building occupiers.

Alitherm Heritage provides a modern light-weight, high-strength and cost-effective alternative to traditional steel window and door systems, offering a wide range of benefits:

Increased Lifespan

Because aluminium does not rust or rot, window frames provide great longevity and can last indefinitely. This also means that the aluminium windows have the longest lifespan of any window framing material, with typical replacement periods of 40 years – compared to a typical 35 year replacement period for steel, PVC and timber.

(Source: BRE British Research Establishment)

Improved Thermal Efficiency

Modern aluminium windows are thermally-broken using polyamide, an excellent insulator which helps to insulate windows against heat loss.

The thermal conductivity of polyamide is 160 times better than steel, which for a typical terraced house would provide a saving of around £95 each year in fuel costs. In addition to these energy savings, the polyamide also raises the internal temperature of a house, helping to reduce the risk of condensation.

(Source: GGF Energy Saving Calculator)

Reduced Maintenance

Maintenance for aluminium systems is simple and straightforward, with a routine 'wipe-clean' all that is required to keep the products looking their best. With no requirement for re-painting or re-varnishing, aluminium windows and doors will never fade, deteriorate or rust, even in harsh environments, such as coastal locations, where steel windows can be particularly prone to rust, requiring regular maintenance and eventually, replacement. For example, the Sully Hospital overlooking the Bristol channel, the building's original steel window frames became heavily corroded and covered in rust. These were then replaced with aluminium window frames with a marine grade polyester powder coating to provide long-life performance with minimal maintenance.

Above Left – Polyamide thermal break technology and modern profile design enhances the thermal performance of Alitherm Heritage compared to steel windows.

Above – Alitherm Heritage closely replicates the aesthetics of steel windows. The window shown above is steel, the window below is Alitherm Heritage.

Photographs. June 2021

5, 6 & 7 Eglon Mews

Existing balconies to no. 7 & 8 Eglon Mews

6 & 7 Eglon Mews

6 & 7 Eglon Mews

5, 6 & 7 Eglon Mews

5 & 6 Eglon Mews