

18 Trinity Road - London – N22 8LB

Design and Access Statement



The Property is a Victorian Terrace House situated in the Trinity Gardens Conservation Area. Please note that the application is also supported with a brief Heritage Statement.

The Proposal

The proposal is for a few small alterations as listed below:

- The replacement of the 1970s unsympathetic fenestration to the rear façade; the existing windows are to be replaced with double glazed UPVC wood-effect sashes, similar in appearance to the original windows.
- Fill in the non-original kitchen window to create, internally, more useable space.
- To enlarge the existing French door opening to the rear façade and having installed a double glazed UPVC wood effect double door, reproducing the character of the traditional Victorian style.

Access

The access will not be altered.

Scale and Layout

Windows and doors have been designed to reproduce and be visually well integrated with the original character of the rear façade and side elevation; the scale and the layout are in keeping with the fenestration of the original building.

Materials

Wood effect UPVC windows and doors would retain the appearance of the original wood sash windows and French door, but would be more affordable.

Photos



Photo 1 – Rear Façade



Photo 2 – Side Elevation

11th September 2023