

01.10.2023

Dear Sir/Madam,

Re: Planning Application for 18 Montenotte Road, London N8 8RL

I am writing to submit a planning application for alterations to the property located at 18 Montenotte Road, London N8 8RL. The proposed changes involve the removal of an existing window and door at the ground floor rear elevation, and the installation of a 5-panel aluminium bifold door, double glazed and painted to match the existing aesthetics of the property. This property is located within a conservation area, and the proposed alterations have been carefully designed to ensure they are in harmony with the character and heritage of the area.

Design Rationale:

Window and Door Removal: The existing window and door at the rear elevation are in poor condition and are not consistent with the existing style and condition of the property.

Aluminium Bifold Door: The proposed 5-panel aluminium bifold door will provide solution for improved access and natural light within the interior space.

Double Glazing: The installation of double-glazed panels will enhance energy efficiency and reduce noise pollution while maintaining the thermal performance of the property.

Paint Finish: The proposed bifold door will be painted to match the existing colour scheme of the property, ensuring a seamless transition between old and new.

Conservation Area Considerations:

We are aware of the property's location within a conservation area, and we have taken great care to ensure that the proposed alterations respect the character and heritage of the area. The design of the bifold door maintains the traditional architectural features of the property, and the paint finish ensures that it blends seamlessly with the existing aesthetics.

Impact Assessment:

Heritage: The proposed alterations will not adversely affect the heritage and character of the conservation area. The design is in keeping with the existing architecture.

Neighborhood: The proposed alterations will not impact neighboring properties negatively. The bifold door will only improve the property's functionality and aesthetics.

I kindly request that the planning department consider this application for approval. We believe that the proposed changes will enhance the property's functionality and aesthetics while maintaining the historical significance and character of the conservation area.

If your department wants to make any alterations, I would be very happy to alter the plans with the client.

Yours sincerely,
MSc. Arch. Lutfi Vala