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REV A 24.11.26

Design and Access Statement for proposed works at 2, Cromwell Court, Cromwell Avenue, London N6 5HH.

Outline project description

Installation of a new window at first floor level and installation of one external air conditioning inverter unit at ground floor level with associated cables and conduit. All proposed elements to be located on the north elevation of the existing building.

The Site

The application site lies within the Highgate Conservation Area. The appliction building ewas built in the 1960s. It is a modern-looking end-of-terrace, purpose built red brick building containing 4 flats.

The site is a corner site, which is steeply sloped on three sides, leaving the property well above street level. Boundary walls surround the site on the street sides and there are a number of large trees and bushes on the site.

The main entrance to the building is accessed off Cromwell Avenue via steps up from street level. The existing building is set out over four floors. The 4 flats are accessed off the communal entrance hall and stairwell.

Flat 1 is located at ground floor level, flat 2 at first floor level and flats 3 and 4 are set out over the second and third floors.

The doors and windows of the building at ground, first and second floor are double glazed with white uPVC frames.

The recently added windows at third floor level are double glazed with grey aluminium

frames. There is a steel framed, glass balcony to a terrace at eaves level.

The roof is tiled with grey roof tiles with zink cladding around recently constructed dormers.

Recent Applications

In 2014 an application was approved to alter the roof form to enclose an existing terrace to flat 3. See application number HGFY/2014/0896. Application description: “Enclosure of existing external amenity space within roof by formation of dormer”.

The Proposal

This application is submitted to seek permission to create a new window opening in the living room to flat 2 at first floor level and to install an external inverter unit for a proposed air conditioning unit in the living room to flat 2.

The window is designed to match the existing window in the kitchen adjacent to the living room to flat 2. The proposed window is located on the north elevation of the building.

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For the proposed air-conditioning system, the units will be Daikin FTXA35CW/**RXA35A** White Stylish system with black external trunking. (The external unit reference is shown in bold letters.)

This is an inverter heat pump air conditioning system designed for cooling and heating. The external unit will be wall mounted with anti-vibration mounts.

The full system specification it attached to this document.

This will be located at ground floor level on the north elevation of the building.

There are no windows on the north elevation of the existing building at ground floor level. The nearest window will be the proposed new window at first floor level. Other windows at ground floor level are approximately 5m away and, more importantly, are located on separate elevations and do not face towards the proposed external unit.

The external unit requires power and conduit to carry refrigerant to and from the cooling unit. The power cable and conduit will be located on the north elevation directly alongside the existing adjacent rainwater down pipe.

Reasons for the Proposed Works

The new window in the living room to flat 2 is proposed to increase daylight and ventilation in the room. The room gets hot in summer and the north facing window will increase options for cooling. The window will also increase the amount of daylight in the room. The window will

be a great benefit to the amenity of the room.

The air conditioning unit is proposed to provide much needed additional cooling to the living room in summer and to provide additional heat to the room in winter.

The View From the Street

The proposed window at first floor level will be visible from the street although it will be set behind some trees.

The propsed external air conditioning unit will not be visible from the street as it is located at ground level and it is well hidden behind the boundary walls, shrubs and trees. The cables and ductwork will be partially visible on the north elevation, although they are very small and will be located directly adjacent to the existing raiwater downpipe.

Access

This application does not propose any kind of alteration to access into and within the building.

Amenity

The proposed works will greatly enhance the amenity of the living room while presenting a negligable reduction to the amenity of the spaces surrounding the building.

End of text – attached to this document are:
2 pages of site photos
2 pages of specifications for the wall-mounted inverter heat pump air conditioner designed for cooling and heating. (Rev A.)

Site Photos



View of Cromwell Court from Cromwell Avenue.



North wall of Cromwell Court.

FTXA-C (W/S/B) / RXA-A/B (8) stylish



Stylish

Where innovation meets creativity

Award winning design

Stylish brings together excellent design and technology to deliver a total climate solution for any interior. Measuring only 189mm deep, Stylish is one of the slimmest wall mounted units on the market and achieves the best in comfort, energy efficiency, reliability and control.

Inspired by its predecessors, Daikin Emura and Ururu Sarara, Stylish has earned the Good Design Award for its innovative look and functional capabilities.

Users can now choose from **three distinct colours** (white, silver and black).

> **Curved corners** create an unobtrusive and space-saving design
> Simple panel enables variation in texture and colour to easily blend into any room

The Coanda effect

Already present in the Ururu Sarara, Daikin Stylish utilises the **Coanda effect** to optimise airflow for a comfortable climate. By using specially designed louvres, a more focused airflow promotes better temperature distribution throughout the whole room.

How it works
Stylish determines the airflow pattern based on whether the room needs heating or cooling. When Stylish is in heating mode, two louvres will direct air downward (vertical airflow), while in cooling mode the louvres will move air upward (ceiling airflow).

By creating two different airflow patterns, Stylish prevents draughts and establishes a more stable and comfortable room temperature for occupants.

Fresh, pure air

Using electrons to trigger chemical reactions with air borne particles, the in-built **Daikin Flash Streamer** breaks down allergens such as pollen and fungal spores. Now including a titanium appatite filter, Stylish can help de-odourize the conditioned space, providing a better, cleaner air. The Flash Streamer is not intended for medical purposes.

Quiet operation

Stylish uses a **newly designed fan** to optimise airflow for higher energy efficiency at low sound levels. To achieve higher energy efficiency, Daikin designed a new fan that runs efficiently within Stylish's compact dimensions. Together, the fan and heat exchanger attain top energy performance but operate at a sound level that is practically inaudible to occupants down to only 19dBa.

A+++
A+++

Replacement Technology

FTXA-CW


FTXA-CB


FTXA-CS


RXA-A8/B(9)


ARC466A85



WI-FI ADAPTOR
INCLUDED AS STANDARD

FTXA-C (W/S/T/B) / RXA-A/B (8)

R-32 BLUEVOLUTION

Indoor Units	White (RAL 9002)		CTXA15CW	FTXA20CW	FTXA25CW	FTXA35CW	FTXA42CW	FTXA50CW
	Black (RAL 9005)		CTXA15CB	FTXA20CB	FTXA25CB	FTXA35CB	FTXA42CB	FTXA50CB
	Silver (RAL 9006)		CTXA15CS	FTXA20CS	FTXA25CS	FTXA35CS	FTXA42CS	FTXA50CS
Capacity	UK Total Cooling	kW	Multi Combination Only	1.95	2.44	3.32	4.11	4.89
	UK Sensible Cooling	kW		1.95	1.96	2.43	3.01	3.56
	Nominal Cooling	kW		2.0	2.5	3.4	4.2	5.0
	Nominal Heating	kW		2.5	2.8	4.0	5.4	5.8
Seasonal Efficiency (EN14825) COOLING	Energy Label			A+++	A+++	A+++	A++	A++
	Pdesign	kW		2.0	2.5	3.4	4.2	5.0
	SEER			8.75	8.74	8.73	7.50	7.33
	Annual Energy Consumption	kWh		80	101	136	196	239
Seasonal Efficiency (EN14825) HEATING	Energy Label			A+++	A+++	A+++	A++	A++
	Pdesign	kW		2.40	2.45	2.50	3.80	4.00
	SCOP			5.15	5.15	5.15	4.6	4.6
	Annual Energy Consumption	kWh		652	666	680	1150	1217
Air Flow Rate (Cooling)	High / Med / Low / Silent	m^3/min	11.0 / 8.2 / 6.1 / 4.6	11.0 / 8.2 / 6.1 / 4.6	11.5 / 8.6 / 6.1 / 4.6	11.9 / 8.6 / 6.1 / 4.6	13.1 / 9.8 / 7.2 / 4.6	13.5 / 10.4 / 7.6 / 5.2
Dimensions	Height / Width / Depth	mm	295 x 798 x 189	295 x 798 x 189	295 x 798 x 189	295 x 798 x 189	295 x 798 x 189	295 x 798 x 189
Weight		kg	12	12	12	12	12	12
Sound Pressure (Cooling)	High / Med / Low / Silent	dBA	39 / 32 / 25 / 21	39 / 32 / 25 / 19	40 / 33 / 25 / 19	41 / 33 / 25 / 19	45 / 37 / 29 / 21	46 / 39 / 31 / 24
Sound Power (Cooling)		dBA	57	57	57	60	60	60

Outdoor Units				RXA20A8	RXA25A8	RXA35A8	RXA42B8	RXA50B8
Dimensions	Height x Width x Depth	mm	Multi Combination Only	550 x 840 x 350	550 x 840 x 350	550 x 840 x 350	734 x 870 x 373	734 x 870 x 373
Weight		kg		32	32	32	50	50
Electrical Details	Power Supply			1ph	1ph	1ph	1ph	1ph
	Maximum Input Current (MCA)	A		9.88	11.17	12.29	12.8	12.8
	Max Fuse Size	A		10	13	13	16	16
Interconnection Wiring	Core / Cable Size			3+E / 1.5	3+E / 1.5	3+E / 1.5	3+E / 1.5	3+E / 1.5
Piping Connections	Liquid / Gas	inches (mm)		1/4 (6.4) / 3/8 (9.5)	1/4 (6.4) / 3/8 (9.5)	1/4 (6.4) / 3/8 (9.5)	1/4 (6.4) / 3/8 (9.5)	1/4 (6.4) / 1/2 (12.7)
Pipework	Maximum Length	m		20	20	20	30	30
	Maximum Vertical Rise	m		15	15	15	20	20
	Precharged to	m		10	10	10	10	10
	Additional charge	g/m		20	20	20	20	20
	Holding charge	kg		0.76	0.76	0.76	1.1	1.1
Sound Pressure (Cooling)	Nominal	dBA		46	46	49	48	48
Sound Power (Cooling)		dBA		59	59	61	62	62
Operating Range (Cooling)	Min / Max	°CDB		-10 / 46	-10 / 46	-10 / 46	-10 / 46	-10 / 46
Operating Range (Heating)	Min / Max	°CWB		-15 / 18	-15 / 18	-15 / 18	-15 / 18	-15 / 18
Air Flow Rate (Cooling)	Nominal	m^3/min		34.0	34.0	36.0	46.6	46.6
Meets ETL criteria				•	•	•	•	•

Accessories:

Accessory Ref	Description
EKRS21	Wire harness for new S21 port for all marked (*) options
BRC073*	Wired remote control - connection cable required
BRCW901A03	3m extension cord required for wired remote controller BRC073
BRCW901A08	8m extension cord required for wired remote controller BRC073
K.CGM	Condensing unit guard (1150 x 1150 x 650)
K.CGS	Condensing unit guard (750 x 1050 x 460)
K.CWB90-2	Condensing unit bracket - for up to size 71, max weight 90kg of ODU
K.FF6005	Two flexi-feet (standard 600mm x 185mm x 100mm to mount the outdoor unit
K.DT1	Condensate drip tray for use with K.CWB90-2
KLIC-DDV3*	KNX interface for Split type systems
KRP413A1S*	Adaptor PCB for remote on/off control - constant/pulse contact
KRP928A2S*	Adaptor PCB for interface to Daikin centralised control systems
RTD-RA*	Adaptor PCB for Modbus connection and/or extended system functions

Notes & Features:

- All fan coils are supplied with infrared remote controller ARC466A85
- New fan with Coanda effect for optimum air distribution and indoor comfort
- New grid eye sensor redirects air away from the occupants in the room
- Flash Streamer technology helps improve indoor air quality
- New Antibacterial Filter for arresting small particulates effectively
- Can be connected with R410A Mini VRV using BPMK boxes except for CTXA
- RXA20-35A8 can reduce the sound power by a further 6 dB(A)
- DCS Residential Ready

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