

Design and Access Statement for
8 Selwyn Court, Church Road, Richmond. TW10 6LR.
Relating To
Proposed Rear Balcony Infill Extension

Site Analysis:

The site of Selwyn Court is located at the top of Church Road, Richmond to the north of Saint Matthias Church. The site is situated within the designated Ward of Richmond Hill Conservation Area in the London Borough of Richmond Upon Thames.

Selwyn Court is a five-storey block of 28 flats designed in the Art Deco style and is comprised of three adjoining sections.

Flats 1 to 9 are located in the North section.

Flats 10 to 19 are located in the East section.

Flats 20 to 28 are in the South section.

Access:

Access to Selwyn Court is via Church Road into a central courtyard in the front of the block (West Side) that provides communal access to all flats.

The property concerned is Flat 8 located on the third floor and is accessed via the communal entrance, lift and stairwell.

Existing Building:

There is a small external balcony at the rear of the flat, which is accessed via the kitchen. Planning permissions for equivalent balcony infill enclosures have been granted over the years to other flats in the same section of Selwyn Court, as the plans and drawings illustrate. Last planning application to be granted was for flat 14 in January 2023 and previously flats 9 and 3 in same North Section.

Proposal:

It is proposed to enclose the balcony with a fully double-glazed aluminium window in the same style as the other windows in the flat/block and to extend the kitchen into this enclosed balcony section.