

## Supporting Statement

Project No: 916

Project: Shipman Youth Zone

### Introduction

This brief note has been prepared to accompany the application to vary the planning consent for Shipman Youth Zone (ref. 22/00579/LA3). This is proposed as an amendment to condition 2 (drawing numbers) of the consented scheme. The application seeks to omit two windows shown on the consented elevation drawings and replace with a 'blind window' detail.

### Site Information

Shipman Youth Zone  
Prince Regent Lane  
London E16 3JH

### Description of the Proposals

Through design development it has become apparent that two of the smaller windows shown on the consented elevations would require fire rating in order to comply with building regulations. The first window is on the south elevation of the main building – facing no. 95 and the second is to the east elevation of the sports hall.

Unfortunately the project does not have the resource to incorporate fire rated windows. Fire rated windows are far more expensive than the aluminium windows specified for the rest of the building. Fire rated frames are steel construction and the units are far heavier, there are also major lead-time issues associated.

Neither window is critical in terms of views in or out. The window to the south elevation of the main building was originally proposed as obscured glazing given that it faces onto the garden of no.95. We therefore consider the omission has negligible impact on the internal lighting and general experience of the two corresponding spaces.

In order to maintain the façade articulation, we propose to introduce a 'blind window' detail emulating the window opening but infilling with a solid panel to match the grey colour of the window frames. Please see enclosed drawing 2821 which demonstrates the design intent.