

# 26 SALMON STREET

Consultation Presentation  
NW9 8PN

October 2023

Prepared for:  
**RS Property Associates Ltd.**

For the submission to:  
**London Borough of Brent**

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October 2023





01 Site Location



01 View from Queens Walk Corner



02 View from Salmon Street



03 Photograph Locations



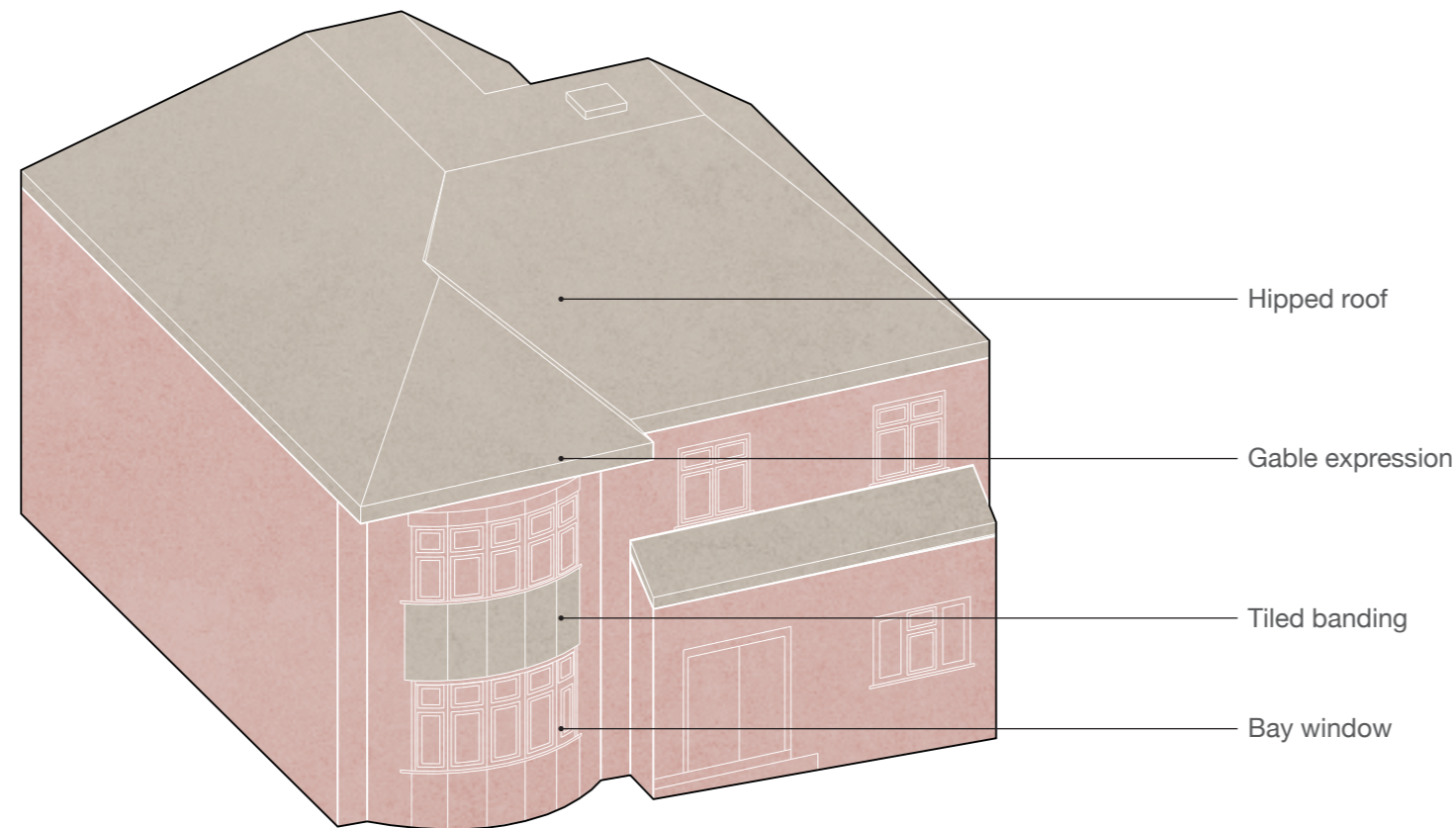
**DRAFT BRENT LOCAL PLAN**  
**Intensification Corridors**  
 Local Plan Background Report  
 January 2021

Brent intensification corridor report

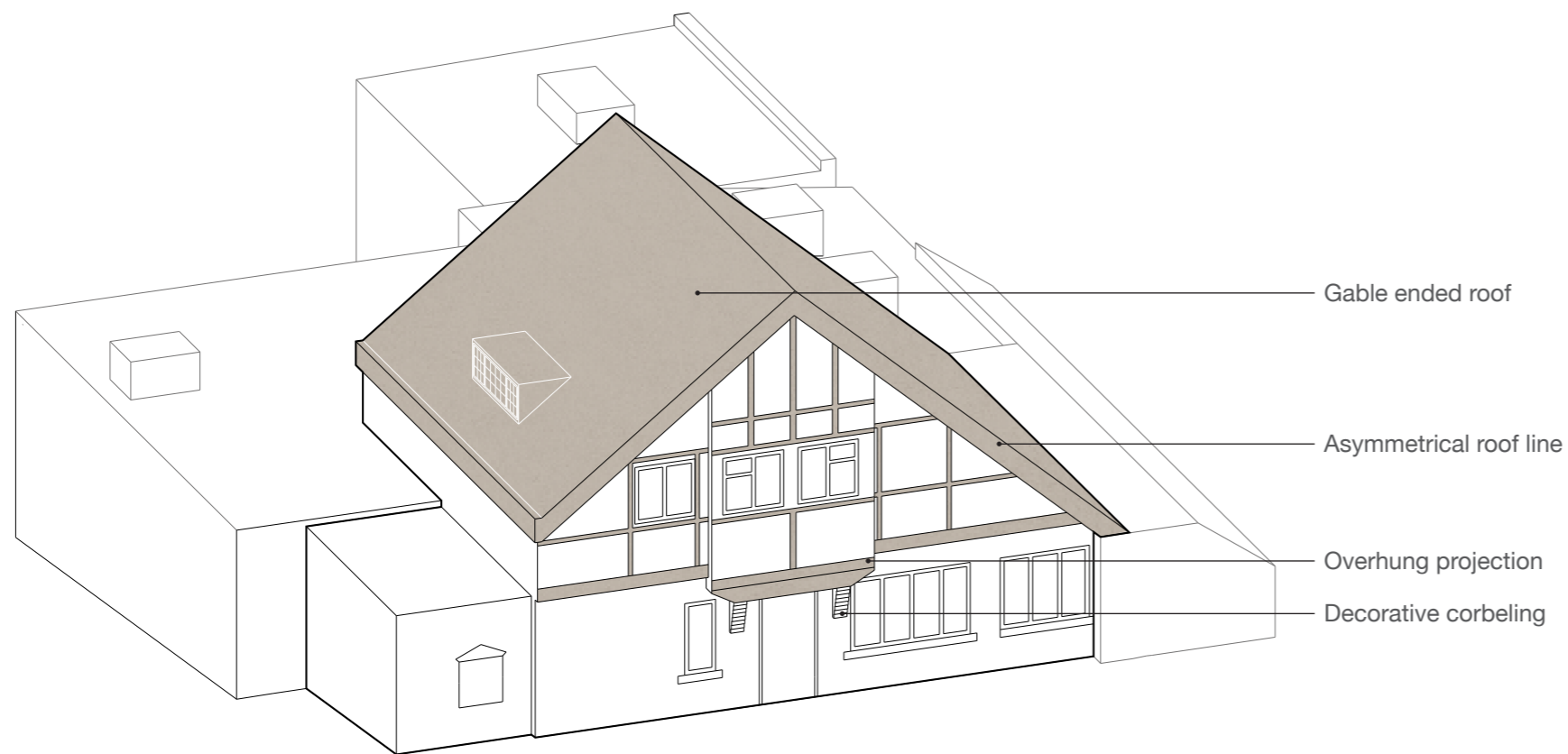
**St. Andrew's Conservation Area**  
 Character Appraisal  
 Brent Council

Brent St Andrews Conservation Area Document

- Site
- ➔ Intensification Corridor
- St Andrews Conservation Area



01 1930's house diagram



02 Mock-tudor house diagram

### Brick & Render

The most common typology shares characteristics with much of the 1930's developments across suburban London:

- Hipped roof form
- Rounded bay windows
- Expressed overhung gables
- Brick ground floor
- Rendered upper levels
- Brown & red tiled roofs

### Mock Tudor

Interspersed within the predominantly brick work houses are a number of asymmetrical mock-tudor detached properties. Likely constructed in the 1930's key features are:

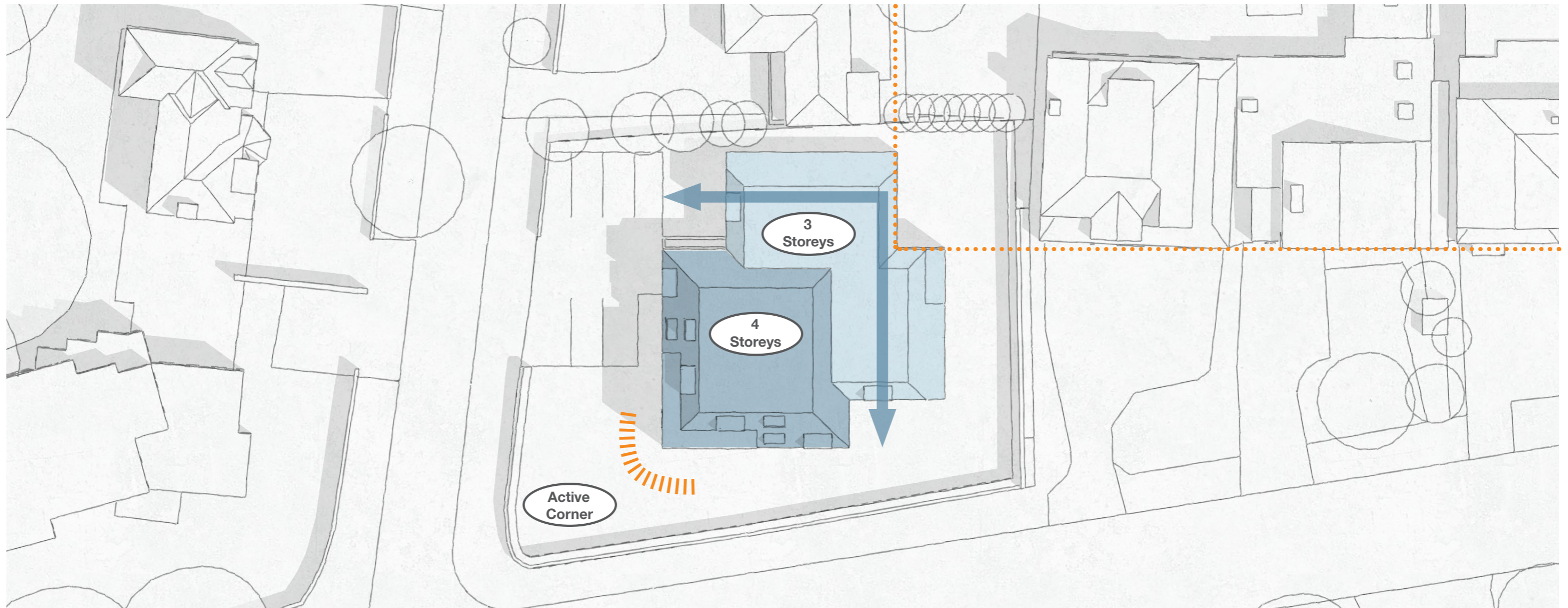
- Pegged timber beams
- Rendered finishes
- Decorative timber/ tiled elements
- Gable ended roof
- Asymmetrical roof scape
- Painted metal windows
- Overhung projections



01 Existing Building

## DESIGN SUMMARY

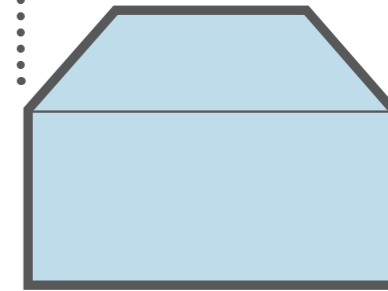
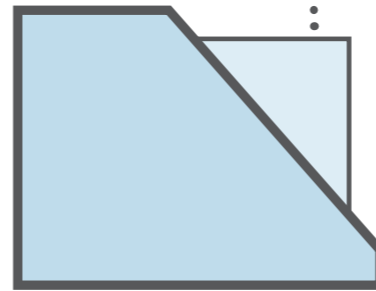
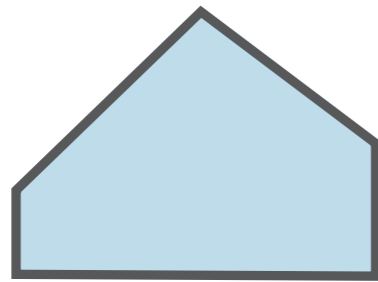
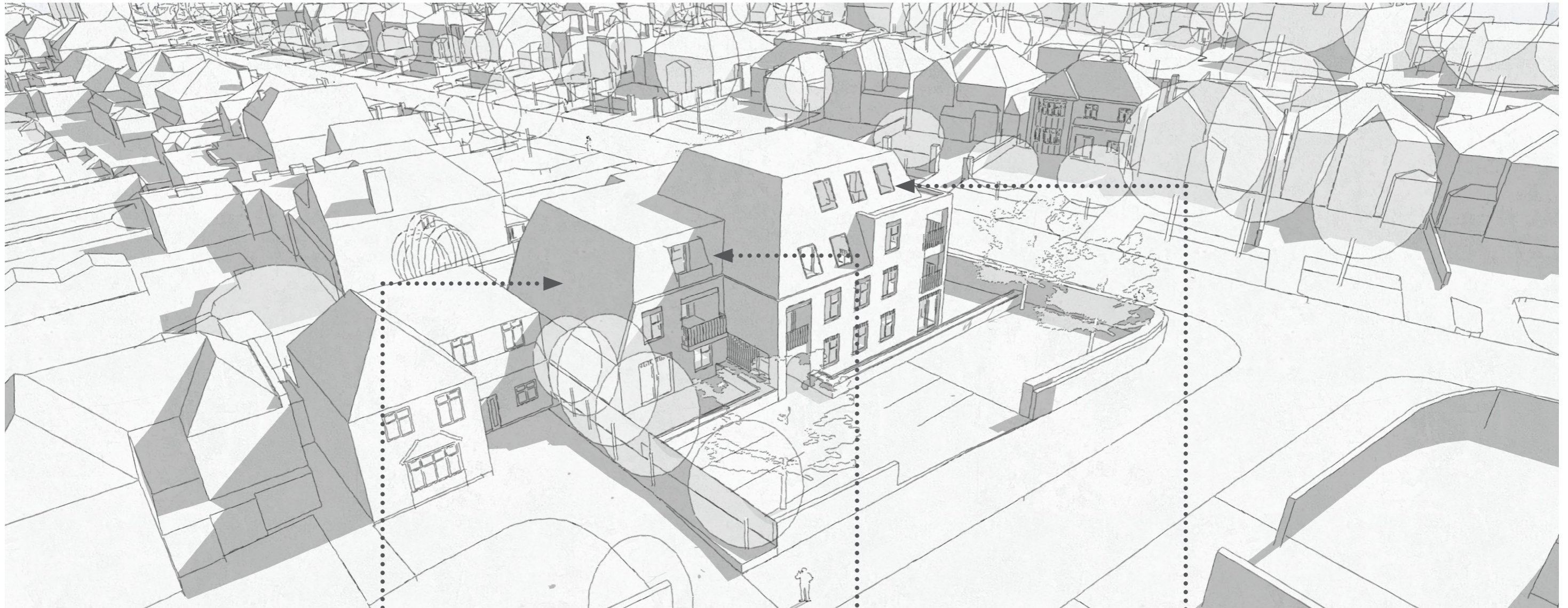
1. Replace the existing dwelling with a development to provide new homes in Brent, making best use of the site.
2. Provide a scheme that responds positively to the surrounding area and building styles.
3. Provide a complimentary and high quality landscape scheme.



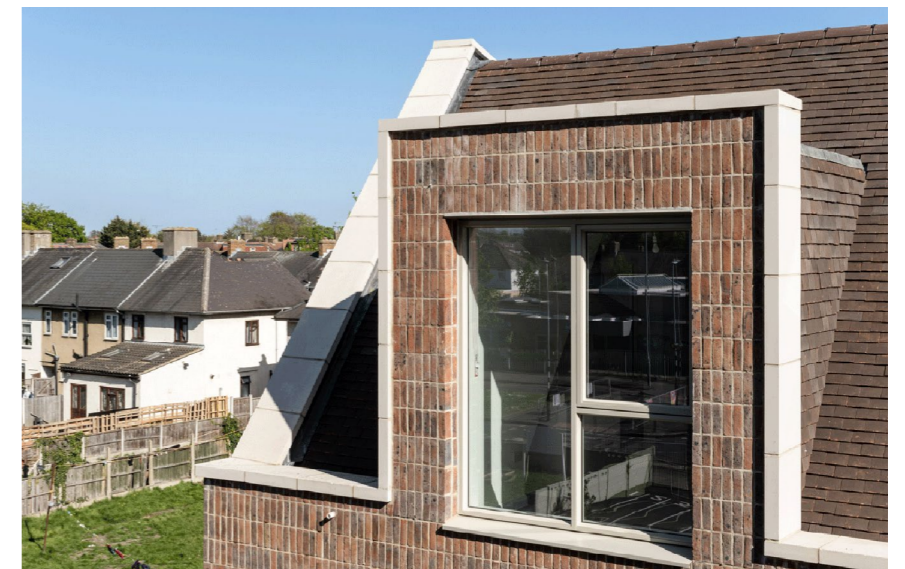
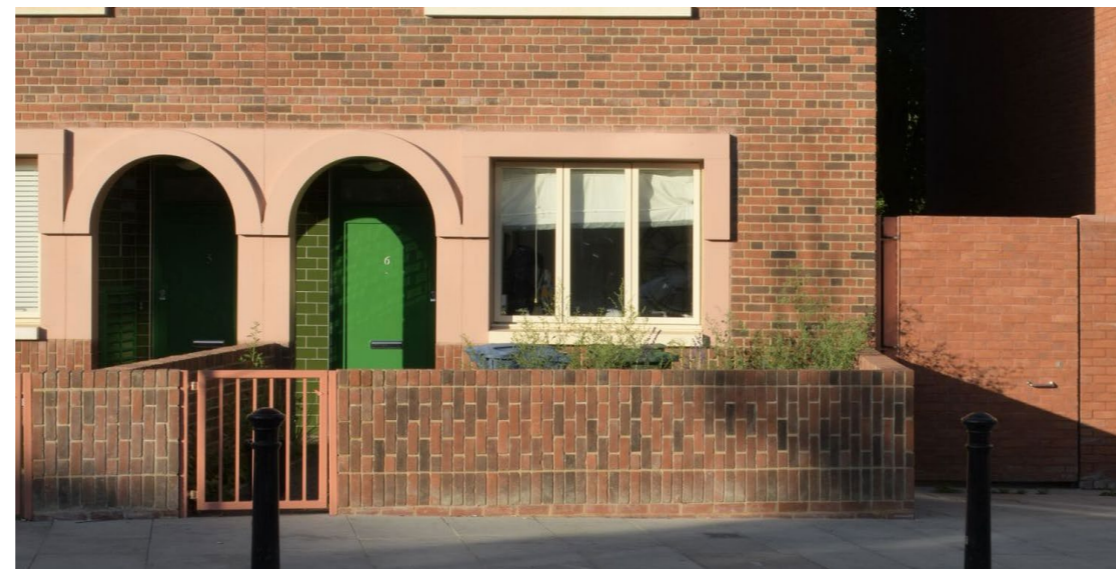
01 Scheme arrangement



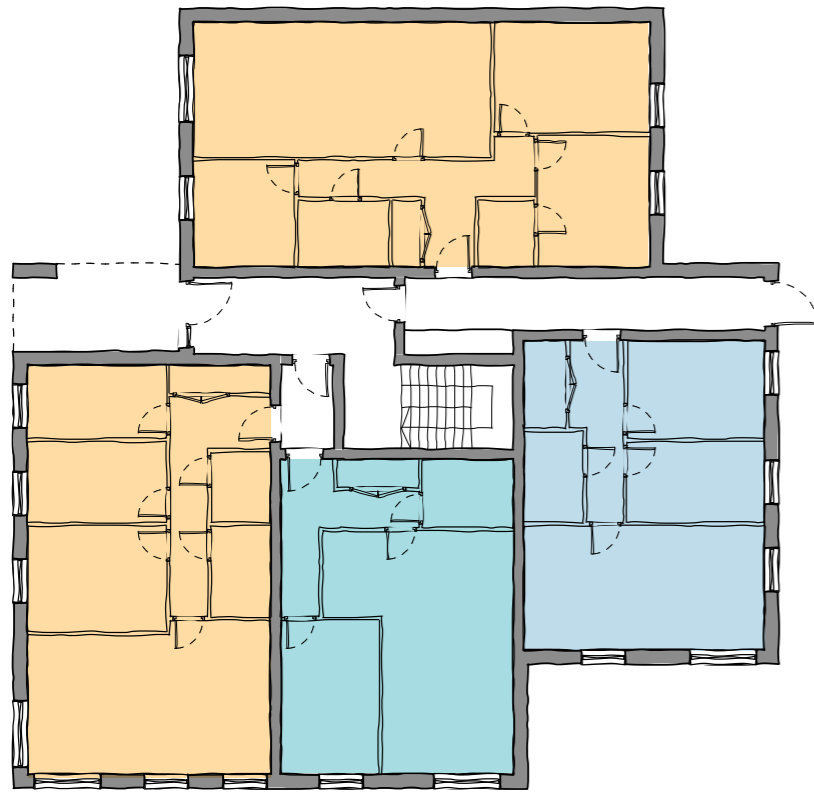
02 Context Section



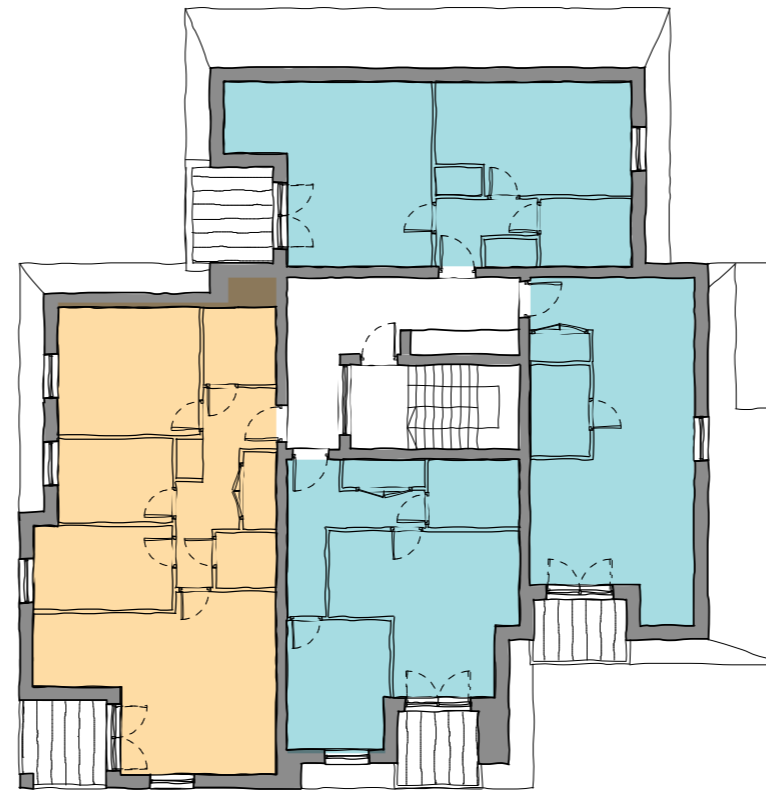




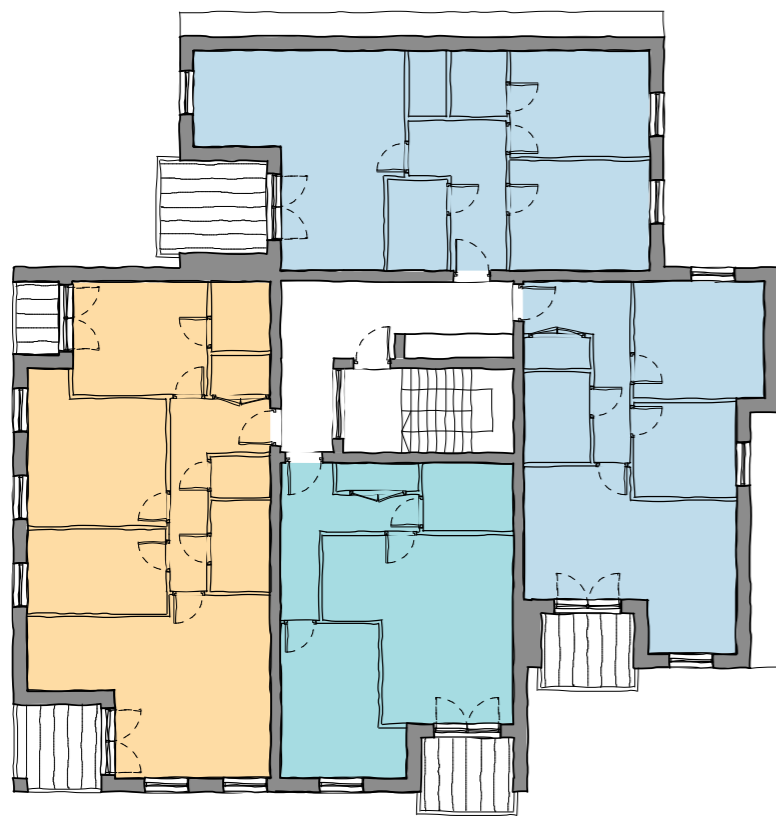




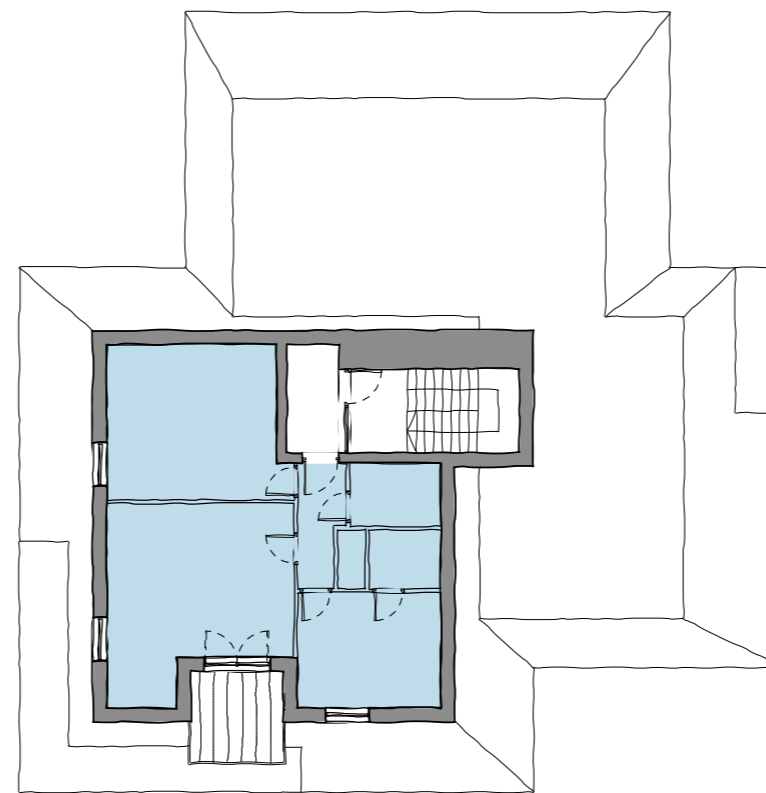
01 Ground floor plan



03 Second floor plan



02 First floor plan

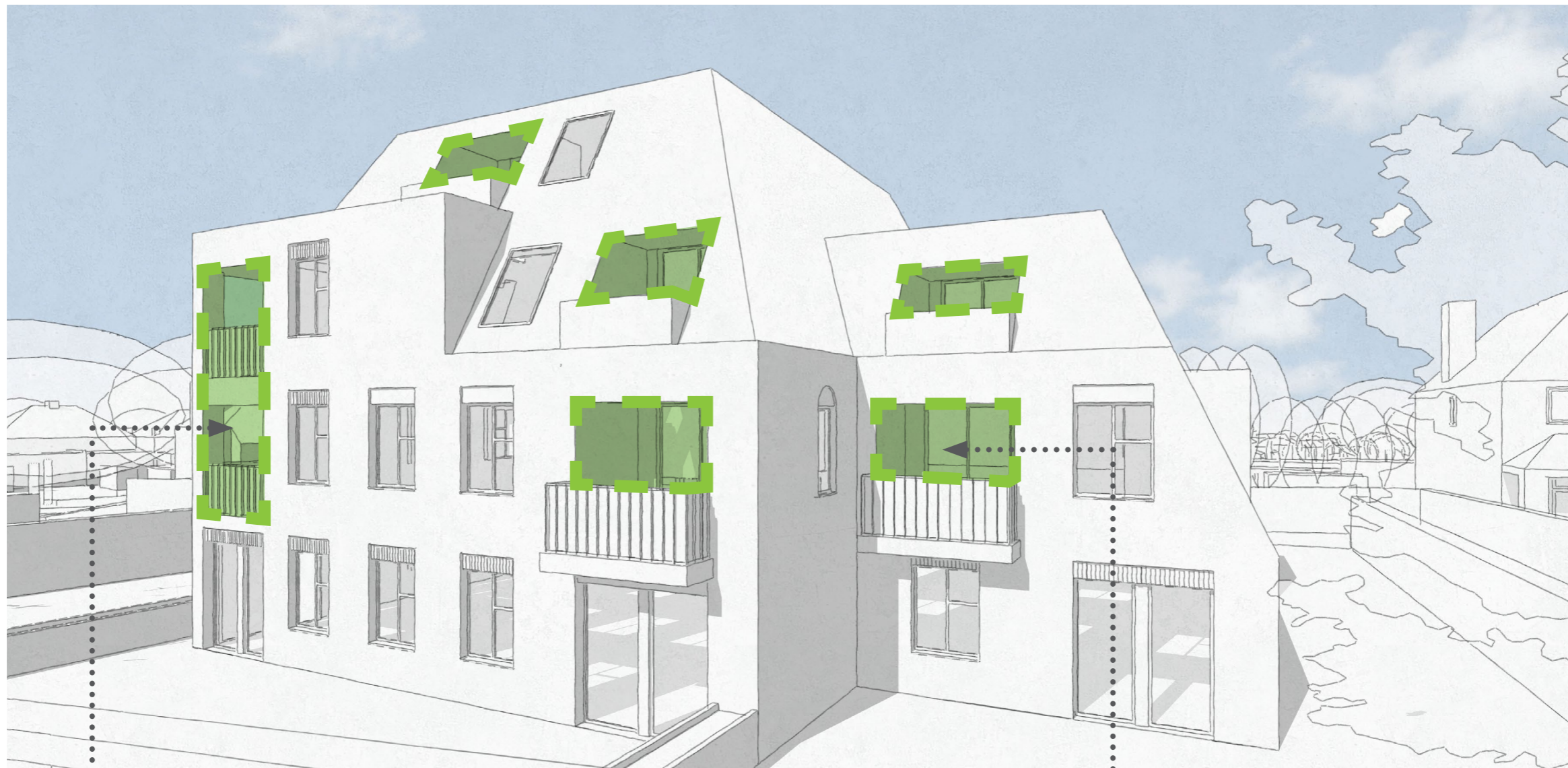


04 Third floor plan









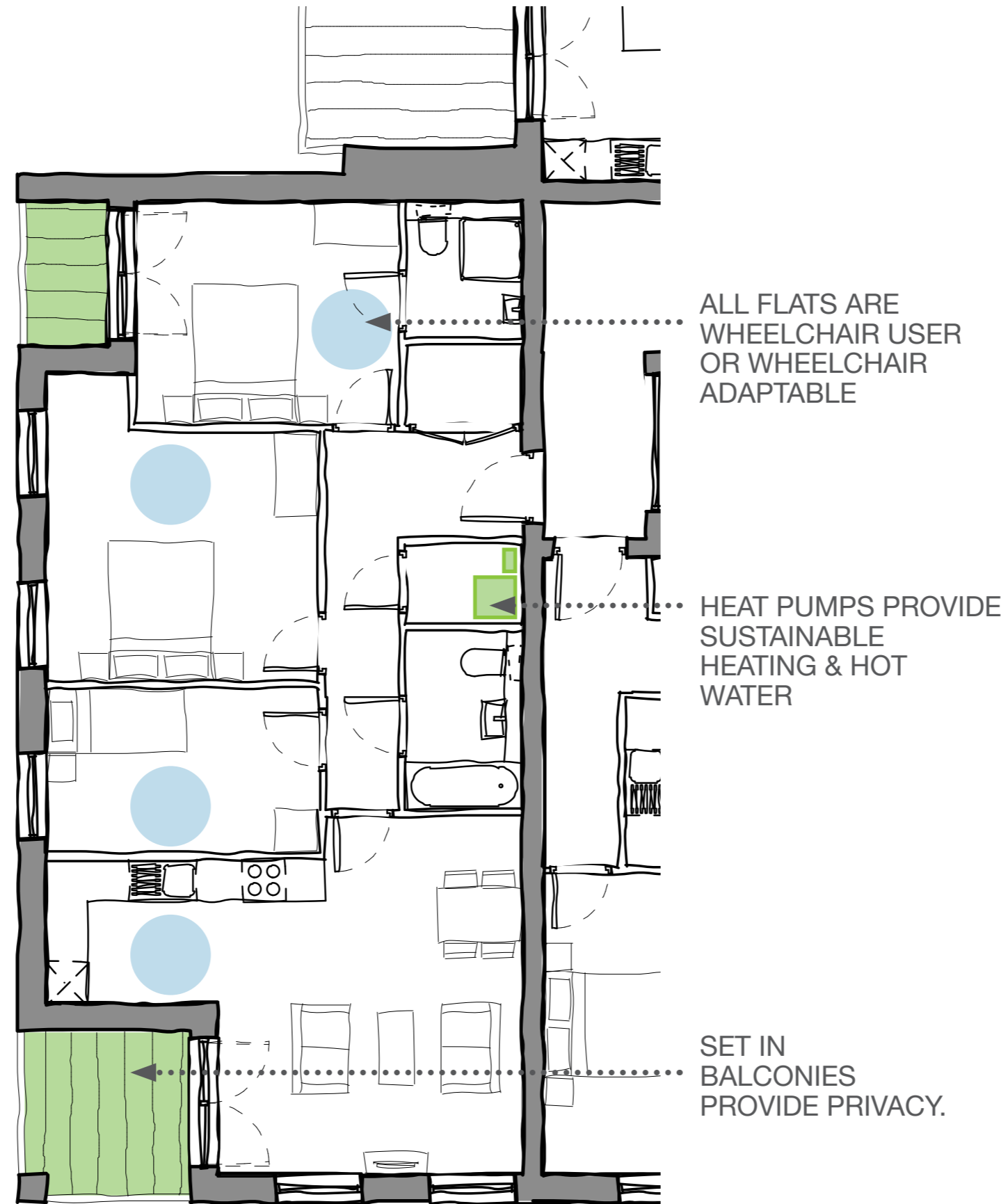
01 3D view



02 balcony view



03 balcony view





01 View from Queens Walk





01 View from Salmon Street

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