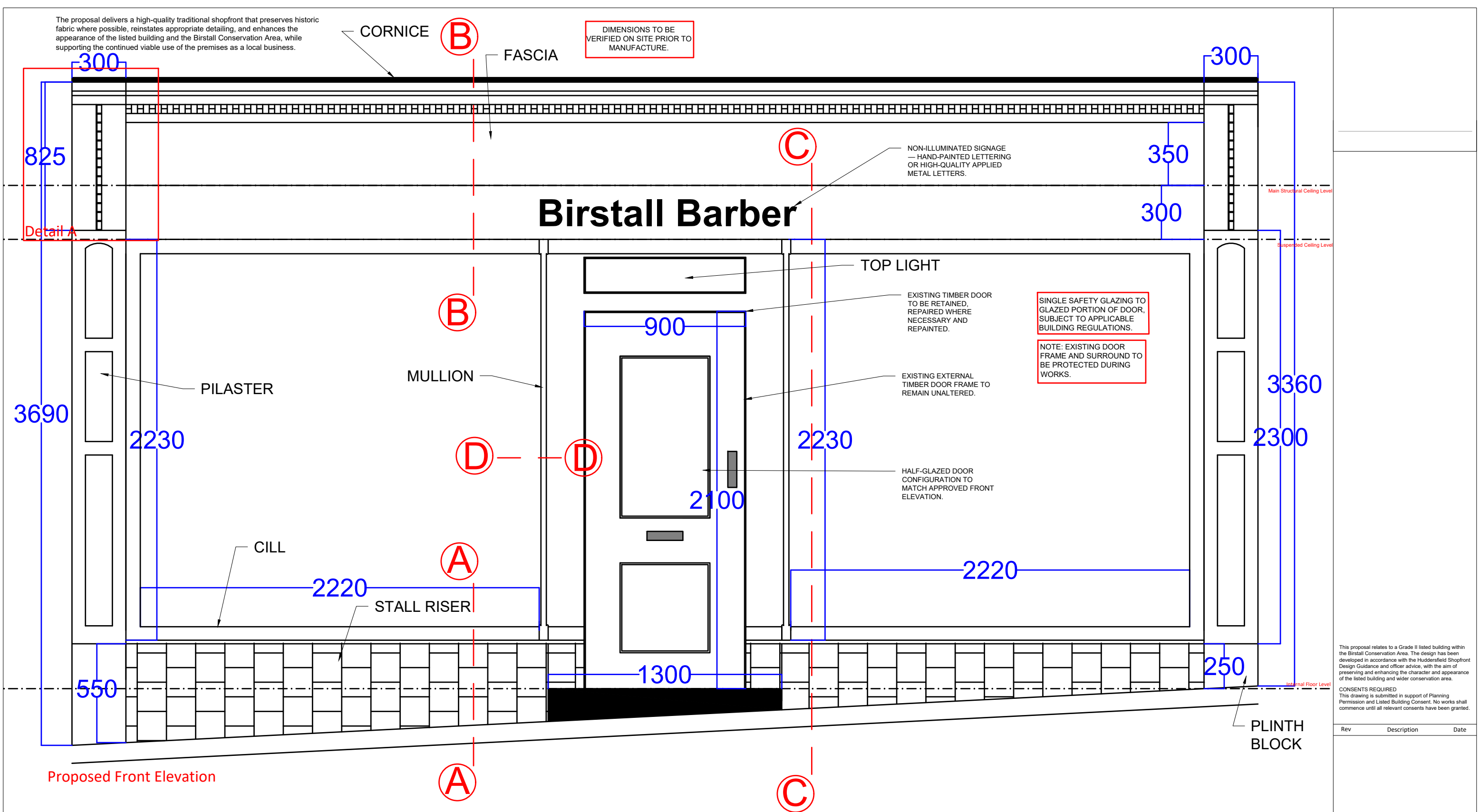


The proposal delivers a high-quality traditional shopfront that preserves historic fabric where possible, reinstates appropriate detailing, and enhances the appearance of the listed building and the Birstall Conservation Area, while supporting the continued viable use of the premises as a local business.



Proposed Front Elevation

SHOPFRONT CONSTRUCTION NOTES

All dimensions are in millimetres unless otherwise stated.
All dimensions and existing conditions are to be verified on site prior to manufacture and construction.
All new shopfront framing, mullions, cills, heads and associated timber members to be constructed in painted timber.
New timber profiles and mouldings to match the traditional character and proportions of the existing shopfront and the approved planning drawings.
Existing timber fascia, cornice, pilasters, console brackets and decorative mouldings to be retained and refurbished where necessary. No alteration to existing profiles or detailing is proposed unless specifically shown on the approved drawings.
Existing external timber door frame to be retained in situ and remain unaltered

Existing timber entrance door to be retained, repaired where necessary and repainted.
Replacement glazing to be single glazed to reflect the existing/original single-glazed shopfront arrangement, subject to compliance with applicable Building Regulations and safety-glazing requirements.
Single glazing to be installed using traditional timber glazing beads/glazing compound appropriate to the timber shopfront construction.
All exposed timber to be prepared and finished with an appropriate heritage-quality external paint system
Final heritage paint colour to be submitted to and approved in writing by the Local Planning Authority prior to works continuing, in accordance with Condition 2 of the planning permission.

Existing stall riser to be carefully dismantled and reconstructed in brickwork as shown.
External face to be finished using tiles of the same size, profile and type as the existing tiles.
Final heritage paint colour to be submitted to and approved in writing by the local planning authority prior to works continuing. Proposed colour:white, subject to approval.
Internal face to remain as exposed facing brickwork.
All new fixings to be appropriate for the existing masonry and timber construction and concealed where practicable.
All junctions between new and existing construction to be formed neatly and weather-tight.
Open-grid roller shutter to be installed behind the shopfront glazing, with the shutter box and associated mechanism located internally. No external roller shutter is proposed.
All works shall be carried out in accordance with the approved planning drawings and approved details.

Any discrepancy between the approved drawings and site conditions shall be referred to the Architect/Contractor prior to proceeding.
All workmanship and materials to be appropriate to the traditional character of the shopfront and the Birstall Conservation Area.

This proposal relates to a Grade II listed building within the Birstall Conservation Area. The design has been developed in accordance with the Huddersfield Shopfront Design Guidance and officer advice, with the aim of preserving and enhancing the character and appearance of the listed building and wider conservation area.
CONSENTS REQUIRED
This drawing is submitted in support of Planning Permission and Listed Building Consent. No works shall commence until all relevant consents have been granted.

Rev	Description	Date
Client		
Barham Mohamadi		
Address		
8 Market Place Birstall, Batley WF17 9EL		
Title		
Front Elevation		
PP-Front-Market place		
1:20@A3	Date	06/08/26