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PETER HITCHEN DESIGN LTD
CHARTERED ARCHITECT

**HERITAGE STATEMENT
PROPOSED EXTERNAL CANOPY
AT
CJ's SANDWICH SHOP
75 KING STREET , WHALLEY**

The Site

The site is an existing two storey commercial property positioned within a terraced group of four similar properties on King Street in Whalley village centre. The building was constructed in the late 19th century and is constructed from Accrington brick with a mock tudor timber boarding to the dominant bay at first floor level. The roof is covered with Rosemary tiles and the fascias are of timber and painted black. There is an area of external seating adjacent to the footpath which is the forecourt to the shop. The site is located on the main thoroughfare through Whalley and directly opposite the bus station.

The application site is located within the commercial centre of the village and is a very popular food outlet catering for the community.

The site is within the Conservation Area of Whalley and no 75 King Street and the neighbouring properties in the row are designated as Buildings Of Townscape Merit (significant buildings) and subject to an Article 4 direction. This has not been implemented to date.



Proposal

The proposal is to install a temporary external canopy on the forecourt measuring 3.6m x 3.6m and standing 2.2 m high located centrally in the forecourt to provide shelter for the external seating which has been in existence since 2001. The canopy will be black with no signage and be taken down when the shop is closed. It will be supported from a single socket connection sunk into the tarmac which will have a safety cover when not in use.

There is no physical connection to the building proposed and the canopy has been carefully selected to ensure it does not dominate the street frontage and the colour will blend with the existing canopies over the shop frontage.

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Having studied the relevant information available for public consultation it is apparent that the proposal is entirely in keeping with the Whalley Conservation Area Management Guidance document which stipulates the requirements for commercial street signage and fascias etc.

It is worth noting also that this is not a permanent fixture and by the very nature of it's location and appearance it will not be detrimental to any historic features within the village.

The enclosed documents show a series of maps extracted from recent expert studies which explain the history of the area and substantiates the importance of the locality and the drawing submitted with the planning application demonstrates why the proposal will not conflict with any of the historical contextuality of the area.

Please also refer to the Design & Access Statement which is accompanied by the existing and proposed drawing PHD/CJ/100.



Documents consulted include :-

Whalley Historic Town Assessment Report (2006 (LCC)

Whalley Conservation Area Management Guidance (Public Consultation 2005)

Peter Hitchen RIBA

Chartered Architect

18 February 2013