

# Design and Access Statement

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Project: 1605: Chalk Farm Road Shop  
Front

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## Design and Access Statement

56 Chalk Farm Road  
London NW1 8AN

**Planning Application:** Replacement of existing shop front with new shop front.

### Location

The property is located directly on Chalk Farm Road and can be reached by foot from Chalk Farm Road tube station in about 5 minutes. It is opposite the Morrisons petrol station and incorporated in a row of shops at ground floor level along Chalk Farm Road. The neighbouring properties at ground floor feature a *Nando's* restaurant to the left and the *Cottons Rum Shack Restaurant* to the right.

The current shop at ground floor level of 56 Chalk Farm Road is occupied by the *Reject Pot Shop - Household and Catering Tableware and Cookshop* selling cookery, cutlery, tableware and similar supplies.

### Shop Front Proposal

We propose to replace the existing shop front as per the drawing *0340 Rev F*.

This includes the below stated items:

- Double sliding doors set back from the pavement.
- New ramped access into shop level (as opposed to stepped as existing).
- Two shop windows on either side of the sliding doors.
- Retractable awning.
- Blind box integrating roller grills.
- Fascia sign, above shop.
- Projecting shop signage.
- Signage for flats, above flats entrance.
- Enlarging existing entrance door to the flats adjacent to the shop, as existing is very narrow.

Please refer to the drawings *0330 Rev E* and *0340 Rev F* for the existing and proposed shop front.

The proposed shop front design modernises and improves the current shop front and entrance situation. The design allows for an increased head height inside the shop. Further it provides a shallow ramp up to the shop level, replacing the current step into the shop and allowing easier access for customers, disabled or otherwise, and deliveries.

A band of fixed windows above the shop windows and sliding doors will provide more natural light inside the shop.

A recessed light strip will illuminate the shop fascia as well as the entrance to the flats.

There will be a new retractable awning above the shop front windows.

The existing external roller grills will be replaced with new roller grills, integrated in a blind box, which is flush with the fascia level.

Once the roller grills are closed outside shop opening hours the entrance recess will not be accessible and therefore does not provide a potential location for anti-social behaviour.

A new fascia sign is proposed along the extent of the shop front and will be accompanied by a projecting sign.

## Proposed Materials and Colours:

- *All timber at shop front:* painted hardwood timber panels and mullions, colour: dark grey;
- *Aluminium wall panelling:* powder coated aluminium panel, colour: off white;
- *Glass to shop front windows:* laminated safety glass, complying with building regulations of BS6206;
- *Fascia signage:* Vinyl, colours and lettering according to shop owner / tenant;
- *Projecting shop sign:* double sided non-illuminated aluminium pan projection sign with applied vinyl graphics according to shop owner / tenant (similar to below reference image 01) );
- *Recessed light strip:* powder coated aluminium profile, colour: off white;
- *Roller grills:* external boxed in punched roller shutters/grills (similar to below reference image 02) ), mild steel and galvanized steel components; galvanized steel hood; colour: off white;
- *Retractable awning:* folding arm awning with white framework; powder coated aluminium cover hood, colour: off white; high quality recasens acrylic fabric, colour: off white;
- *Walls to flats entrance:* White render, Weber.Pral M, colour: chalk;
- *Door and mullions to flats entrance:* painted hardwood timber, colour: dark grey;
- *Flat signage:* Metal lettering, painted, colour: dark grey;

## Reference images:



01) projecting sign reference



02) punched roller shutter/grills reference