

M Scott / Architectural Design

Design and Heritage Statement

For

Internal alterations and reintroduction of new stairs to the cellar.

At

Peri Peri Original, 9 Bucklesbury, Hitchin SG5 1BB



1. Introduction

This application seeks permission for alterations internally to allow the reintroduction of stairs to the cellar and internal changes to make use of space internally more efficient.

M Scott Architectural Design Ltd

Bancroft House, 34 Bancroft, Hitchin, Herts SG5 1LA

01462 422440 www.msad.uk

Registered Office - Global House, 303 Ballards Lane, London N6 5UG

Company Registration number - 14893661

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2. Description

The existing premises is across to buildings with one half located at number 8, the entrance and kitchen, and the other in number 9. There are two existing openings between the party walls and the floor level between these spaces differs and is ramped on the party wall.

3. Proposal

The proposal is to alter the existing layout by removing some of the modern timber stud and plasterboard walls. A new W/C is formed for use by customers and staff. The additional area gained upstairs allows for the kitchen to expand whilst giving a connection to the dining area. This area will be updated, and a new menu introduced. All these works allow for the space to accommodate the reintroduction of stairs to the cellar. The cellar will then be accessed from the kitchen and house the refrigeration for the property.



Photo of existing stairs to be replaced.

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4. Impact on Heritage

The walls to be removed and altered are all modern timber studs with modern plasterboard. There is no loss of historical fabric with their removal. The proposed new stairs are in the original position but upgraded to meet the current building regulations. The existing structural opening for the stairs will be reused so again no loss of historical material. Overall, the alterations do not affect the heritage of the building. Below is the Historic England's listed description for numbers 8 & 9 as the 2 buildings are separately listed.

5255 BUCKLESBURY (East Side) Nos 7 & 8 TL 1828 NW 2/219

II GV 2. Early C19. Red brick, Welsh slated roof with wide eaves. 3 storeys, 3 sash windows with glazing bars in reveals under flat arches. Modern shop windows of inoffensive design. Included for group value.

Nos 7 to 13 (consec) form a group.

Listing NGR: TL1836228985

5255 BUCKLESBURY (East Side) was 9 to 12 (consec) TL 1828 NW 2/220

II GV

2. 1845 on rainwaterhead. Yellow brick, Welsh slated roof behind parapet. 3 storeys, moulded brick cornice. Slight central projection, 2:3:2 sash windows with glazing bars in reveals under flat arches. Modern shop windows.

Nos 7 to 13 (consec) form a group.

Listing NGR: TL1836628969

5. Conclusion

The above alterations will allow the business to adapt and survive whilst not affecting the street scene of heritage asset. The alterations should be supported in the interest of local business.

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