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218 BURTON ROAD, DIDSBURY
DESIGN & ACCESS STATEMENT

1.0 CONTEXT

The development site is an existing three-storey Victorian building on Burton Road in West Didsbury, forming part of a terrace of buildings. The ground floor is currently used as a retail premises and this will remain the intended use. This application is for a new shopfront only.



EXISTING SHOPFRONT

2.0 OBJECTIVES

The objective for the development is to replace the existing dated shopfront to create a more desirable street frontage that will enhance the building's contribution to the area.

3.0 DESIGN

The design of the new shopfront is intended to project a contemporary feel, in keeping with many redeveloped retail units on Burton Road. The existing dilapidated fascia will be replaced with a new granite fascia with the signage being individual stainless steel cut out characters set off the surface of the fascia. The shopfront framing will be grey powder coated aluminium. There will be no security shutter fitted internally or externally.

4.0 ACCESS

The site lies on a major road and is consequently well served by car and has very regular bus services nearby. The existing retail unit has direct level access from the street and this will be retained with the new shopfront..

There is an existing WC on the ground floor. The bath will be removed to create more space for the WC and will result in a compartment size of 1475mm x 2125mm.