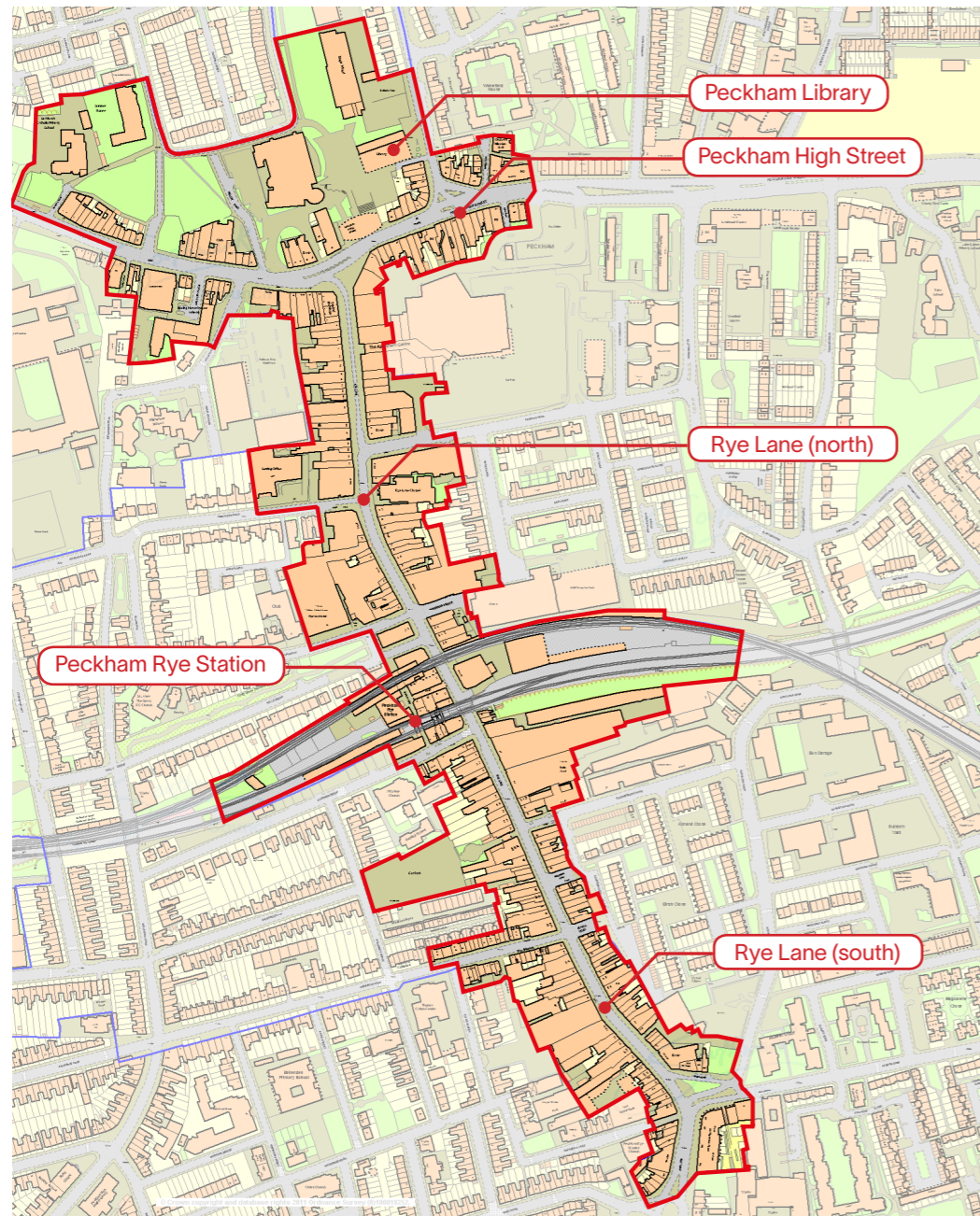


# Next Steps

Image: Ordnance Survey Map, Rye Lane, Peckham Conservation Area



Is your shopfront within the red line area as seen on this map? Find out what permissions are required by speaking first with a suitably qualified professional, such as an architect or planning consultant.

The information in this document should help you understand what is required if you are considering changes to your shopfront. This is not comprehensive design guidance and you will need to check what permissions you require. Further information can be found online or speaking directly with Southwark's Design and Conservation team.

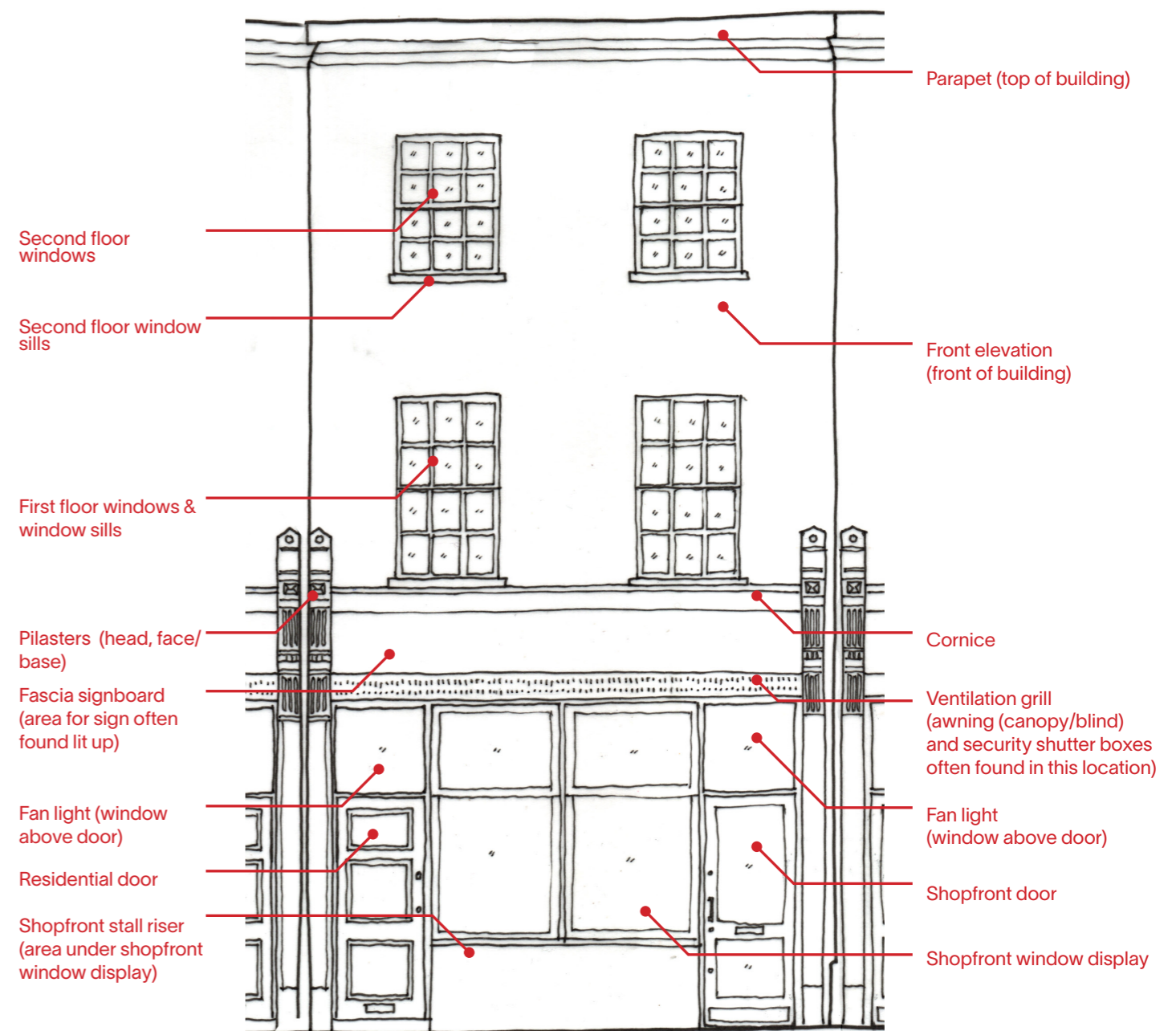
phone: 020 7525 5403  
 email: [designconservation@southwark.gov.uk](mailto:designconservation@southwark.gov.uk)  
 website: <https://www.southwark.gov.uk/planning-and-building-control/design-and-conservation>



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# Advice on Improving Your Shopfront in Peckham

## PECKHAM TOWNSCAPE HERITAGE INITIATIVE



Peckham town centre is in the Rye Lane Conservation Area, which means Southwark Council needs to ensure that any plans to change shopfronts follow the law that protects the conservation area.

There are Georgian, Edwardian, Victorian and Art Deco era buildings in the Rye Lane Conservation Area. It is Southwark Council's role to ensure that the character and appearance of each architectural style is preserved and enhanced when changes to shopfronts are proposed.

Each architectural style requires a tailored approach and proposed changes to the

shopfront and front of a building need to be reviewed by Design and Conservation planning officials before works start. This includes altering existing shopfronts or installing new shopfronts and signage and lighting.

Whatever the age of the building and nature of the business there are some national recognised standards and controls which help achieve the best results for both individual businesses and the character of shopping areas.

Please see diagram above showing the most common words used when discussing shopfronts and the front of a building.



# Example Shopfront

## Before

- Missing historical dormer
- Inappropriate PVC drainage guttering and down pipe
- Inappropriate PVC first floor windows & concrete window sills
- Pilasters (head, face/base) missing in full with projecting signage in place
- Inappropriate projecting and illuminated fascia signboard
- Inappropriate PVC residential door and fan light
- Inappropriate shopfront stall riser



Image: 102 Peckham High Street before works in 2018

- Cracked cement render front elevation with old letting board battens alarm boxes/cables
- Cornice missing in full
- Shutter external
- Inappropriate ventilation
- Inappropriate shopfront door & fan light
- Inappropriate shopfront (main display)

## After

- Reinstated historical dormer with timber sash window
- Timber sash first floor windows & concrete window sills
- Pilasters (head, face/base) replaced in full
- Timber fascia signboard and projecting lettering with back-lit illumination
- Timber residential door and fan light
- Tiled shopfront stall riser



Image: 102 Peckham High Street after works in 2021

- Front elevation decluttered and cement render removed. New lime render and mineral paint applied
- Cornice and lead flashing. (Metal railing and awning as seen in historical archive imagery)
- Shutter removed
- Ventilation grill
- Timber shopfront door & fan light
- Shopfront windows (main display)

There are a number of things to consider when looking to improve and maintain a shopfront and front elevation.

First, look at removing unnecessary/ broken or not in use objects from the brickwork elevation and shopfront area. This can be highly effective to focus people's attention on the shop unit itself.

For example, satellite dishes, alarm boxes, old wiring, letting boards/battens or brackets used for temporary adverts. Removing these type of 'fixed to'

objects does not require local authority permission and can be undertaken safely by yourself or by a local builder.

Beyond this, if any form of demolition is being considered you will need permission to determine if you can or can not go ahead with it. Along with any other changes that are being considered if it includes works to the parapet, front elevation, windows & window sills, pilasters, cornice, awning/shutter or ventilation grill, shopfront window display, shopfront door and residential door. They will need to comply

with Conservation Area rules so please contact Southwark Council well in advance to find out what is actually needed and if so, what information is required to be provided within a planning application.

All windows and doors will need to be in keeping with the architectural style and details of the original property. They will need to be completed with double panes of toughened glass to protect people from injury and improve insulation.

The repositioning of a shopfront door will need to allow for a comfortable approach within restricted pavement areas and be easy to access. For example, considering wheelchairs and push chairs user provide a 90cm door width.

Lastly, in order for a business to benefit from 24 hour advertisement via the shopfront window display, a security shutter installed internally, hidden in the ceiling space if possible with a fabric roller blind awning are more suitable in most cases.