

Hello Nicole,

Following on from the site visit to your listed building (60 Main Street) yesterday I observed that the top floor windows on the front elevation and one top floor window and the bathroom window on the rear elevation are in a very poor condition, despite continued effort at their maintenance, so for this reason along with these particular windows not being as historically significant as others across the building then is likely sound justification for their replacement. A recommended specification for the replacement windows is as follows, and this can be discussed with a specialist joiner/timber window supplier:

- Windows to have a timber frame, treated and painted white. Type of timber to be confirmed
- Seek to replicate the arrangement of each window in terms of position of opening lights unless practical considerations determine otherwise. Any opening lights to be side hung and flush fitting to the frame
- Seek to replicate the number position of glazing bars
- Glazing to be single glazed or slim double glazed units. If double glazed glazing bars can be integral or planted on (astragal with corresponding internal spacer bar), whichever gives the slimmest dimensions
- Seek to recreate the interior moulding profile of any glazing bars. For the exterior a putty to fix the glazing to the frame or a putty line bead is recommended
- Cills to match existing unless where defective and a greater fall is required (it appears that the left hand side window on the top floor front elevation requires a cill to be reinstated?)
- Install to the same reveal position as existing
- No trickle vents to be used – consider alternative means of additional ventilation where it is required, such as through the frame
- For the bathroom if mechanical ventilation is required then no listed building consent would be required to fit a vent through the rear wall in addition to the window