

DESIGN and ACCESS STATEMENT

89 Chancey Lane

Proposal Details and Intended Use

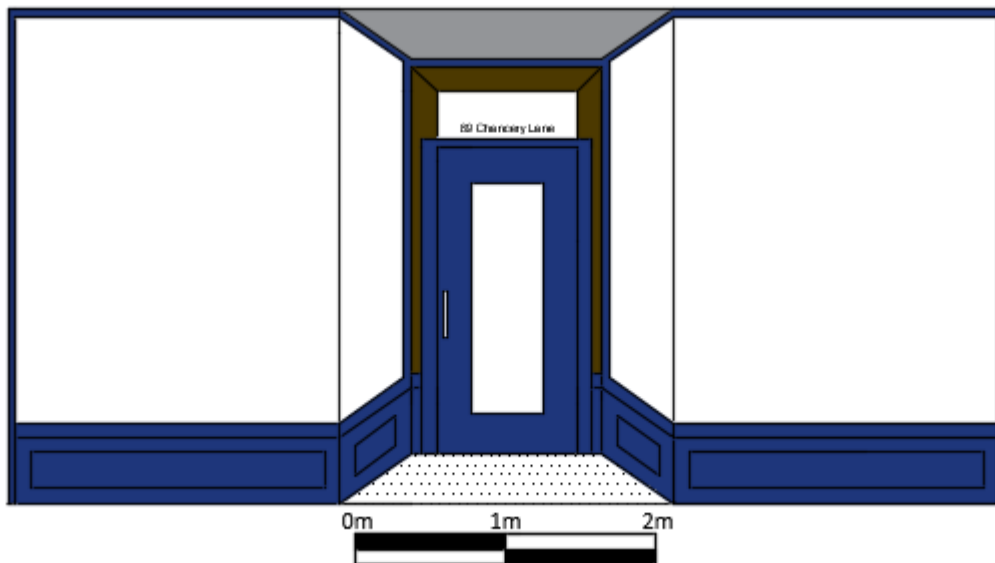
DX Group PLC are in the process of leasing a site at 89 Chancery Lane which will be used as a secure mail exchange servicing the local area. As part of improvements to both the aesthetics of the building frontage, improved disabled access and as security enhancement there is a requirement to upgrade the front door, frame and decorate the external surfaces. There are no proposed changes to the general layout of the frontage.

Existing site

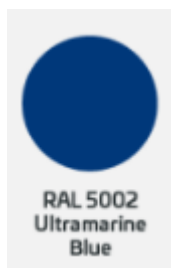


The existing entrance is formed of a wood frame housing a bay window arrangement and wood door. Whilst the wood is in reasonably good condition it offers no security protection having two standard 5 lever mortice locks and no disabled access facilities.

Design principles



The proposed solution will retain the existing layout of the frontage however it is proposed to redecorate in colour RAL5002 (Ultramarine Blue) .



Which is a match for DX corporate colours. The proposed access door will be constructed of steel mounted within a steel frame and affixed to the existing wood framework which will be altered to fit and may include internal bracings to secure to the building floor and ceiling supports to strengthen. The door will be rotated to hinge on the right. The door and frame will be supplied by Doors4Security, a UK company based in Congleton, Cheshire and which has a long record of delivering high quality security solutions. The technical specifications of the proposed door and locking mechanism are included within the planning application pack.

The entrance door will also include disabled access push pads internally and externally with the door opening automatically. The existing door has no such facilities.

There will be no security camera's mounted externally on the building.

The site is in a Flood Zone 1 area with low probability of flooding (*Report attached within documents pack*).



Access Statement

DX appreciates that restrictions are in place for goods and contractor vehicles that will impact the construction programme. The appointed contractor will be expected to comply with all recommendations and requirements and will be actively encouraged to read the TFL guidelines for contractors working in central London with focus on work timings, waste management and the TFL code of conduct documents forming part of the tender package.

About DX (Group) plc:

DX is a well-established provider of a wide range of delivery services to both business and residential addresses across the UK and Ireland. First established in 1975 as a Document Exchange service to the legal sector, DX now provides one of the widest ranges of overnight delivery services in the market, as well as logistics services. Items that DX transports range from confidential documents and valuable packages to large, awkward-to-handle freight, unsuitable for automated conveyor.

DX Freight comprises DX 1-Man, DX 2-Man and Logistics. The Division specialises in the delivery of irregular dimension and weight freight ("IDW").

DX Express comprises DX Parcels and DX Exchange and Mail. The Division specialises in the express delivery of parcels and documents.