

The Honourable Society of Lincoln's Inn  
Chancery Lane, London



DESIGN & ACCESS STATEMENT

RE-DESIGN OF INTERNAL LAYOUT

FOR

STAIRCASE IN 9 NEW SQUARE

20 September 2013.

### Background

9 New Square is a mid terrace building on the West Side of New Square. The property is Grade II \* Listed and was first constructed in 1693-97 with a third floor added after 1720. Accommodation comprises of four storeys over a basement. The external elevations above street level are constructed of brickwork with timber sash windows over a brick basement.

### Access

Access into 9 New Square is via the original stone steps and a bridge over the front facing lightwell with cast iron railings. A long entrance corridor with timber double doors provides access into the building lobby with a timber central staircase providing access to upper floors. Steps from street level also lead into the lightwell providing access into the building at basement level.

Due to the listed status of the building there are no plans to change the current access arrangements into or through the building. The building tenants will need to make alternative access arrangements for visitors or employees with disabilities.

### Outline of proposed works

We are proposing to install timber wall panelling and handrail to the staircase perimeter walls in a similar style to the panelling at 11 New Square. The existing circular iron handrail will be removed in place of a larger timber handrail which is mounted directly onto the panelling to create a harmonious appearance and provide a profile design to comply with building regulations.

### Use of areas

There are no plans to change the use class of the building which will continue to be let to multiple tenants as office accommodation.

Existing - offices

Proposed - offices