

19 March 2013

Our Ref: 6272/DS

1.0 DESIGN STATEMENT—281 Kentish Town Road, Camden, London, NW5 2JS

COMPONENT	STATEMENT
1.01 Context	The site is a retail outlet off Kentish Town Road comprising of a single storey premises, Ground floor only.
1.02 Use	The proposal is to reinstate original cabinets and glazed wall cupboards to its original condition.
1.03 Amount	The sales areas will be opened up to its original size and layout. Back of house will remain unchanged.
1.04 Layout & Appearance	The original layout and appearance will be reinstated.
1.05 Scale	The original scale will be reinstated.
1.06 Landscaping	Not applicable.
1.07 Summary	We have complied with listed building requirements to reinstate the exiting sales area to its original condition. Understanding the needs to retain original finishes, designs and materials and return its architectural form, material, colour and texture and to be visually impressive and still to maintain functional for the purpose intended.

2.00 ACCESS STATEMENT – 200 Deansgate, Manchester, M3 3NN

COMPONENT	STATEMENT
2.01 Surrounding Area	The area in and around the premises is highways.
2.02 Approach / Entrance	Level access into the property via single leaf entrance door.
2.03 Exit Doors	Final exit doors are fitted with a large, full width push/panic bar or pad operated rim latch with appropriate signage. All routes of escape to these doors have been highlighted with appropriate illuminated to BS5266:Part1:1999 and BS5499: Part 4:2000.
2.04 Circulation	Circulation around the store is open plan. The design and layout have been created by retaining the original layout. Staff have been trained and instructed to offer assistance where required, including the provision of pen and signing board, kept under each counter providing a surface at a desired height when required.
2.05 Staff	Should a non-ambulant person be employed at the premises a policy for identifying individual needs and undertaking reasonable adjustments as identified in Part 11 of the Disability Discrimination Act

1999.

- | | | |
|-------------|-----------------------------|---|
| 2.06 | Staff Toilets | The WC facilities are for staff only. It is the policy not to provide toilet facilities to the general public. |
| 2.07 | Vertical Circulation | Not applicable. |
| 2.08 | Decoration | All walls have a contrasting colour to the floor and architraves to the door openings to clearly define the extents and parameters of the store area and space. |
| 2.09 | Signage | The corporate, directional and information signs are designed in accordance with the recommendations of the sign design guide and comply to BS 5266: Part 1 1999 and BS 5499: Part 4 2000. |
| 2.10 | Means of escape | The means of escape policy for these premises include assistance when needed to exit via the main entrance or rear exit. The escape distance from the premises is only a nominal distance and all escape routes will be kept clear of any obstructions. |