



Project no.: **1124**
Project name: **26 Harrison Street Light Well**
Address: **26 Harrison Street, London, WC1H 8JW**
Our ref: **1124_510_Harrison_St_Light_Well_DAS**

Design and Access Statement
19th February 2013

(To be read in conjunction with Planning Application drawings: 1124_P01 to P10)

1. SCOPE

26 Harrison Street comprises offices at basement, ground and first floor levels. Proposals include:

- A new light well with access stair for the existing basement.
- Glazed screen and doors at basement level.
- New painted metal railings at pavement level.

2. SCALE, APPEARANCE & LAYOUT

The proposals aim to allow daylight and access into the existing basement. The scale of the light well is small (approximately 7m²; the ground floor is 70m²) relative to the existing building and will not alter its appearance above ground level. Proposals also include a set of slim, painted metal railings at pavement level, which are intended to be as visually unobtrusive as possible and similar to the existing adjacent railings.

3. USE

There is no proposed change of use.

4. ACCESS

Access to the light well will be via external steps, or from the existing basement. It has been positioned so as not to obstruct wheelchair users using the access ramp into the adjacent flats on Seaford Street (drawing 1124_P06).