



Design & Access Statement

For

THE ROCKEFELLER BUILDING

Common Areas Refurbishment

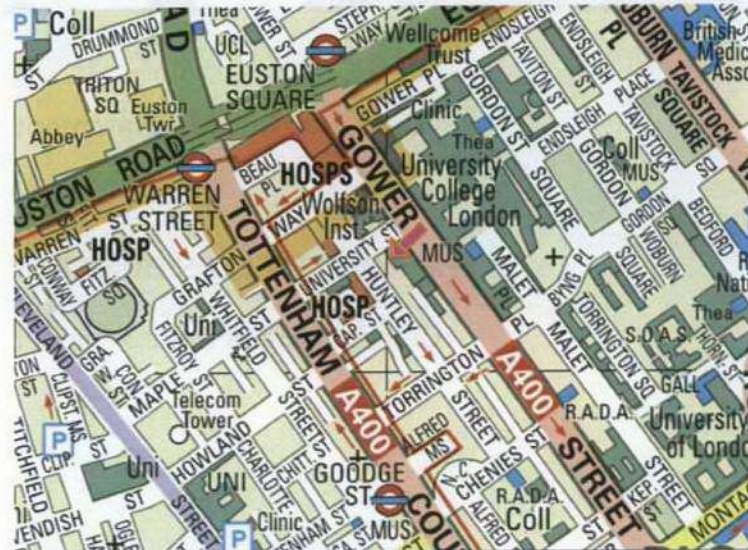


March 2008

UCL Estates and Facilities Division

Design Services Group

Rockefeller Building: Common Areas Refurbishment Design & Access Statement



Map showing location within UCL campus



Building in 1907

This Statement deals with the following topics:

- Background
- Use and amount
- Layout
- Scale
- Landscape
- Appearance
- Access
- Planning statement & context
- Schedule of works to listed building

1 BACKGROUND

- 1.1 The Rockefeller Building is located within the main University College London (UCL) campus in Bloomsbury on the corner of Gower Street and University Street. The immediate area is predominantly made up of University and Hospital buildings of a similar age and height.
- 1.2 The University College Hospital (originally called the North London Hospital) opened in 1834. In 1906 a new 300 bed hospital building designed by the architect Alfred Waterhouse was opened on Gower Street, this building is currently known as the Cruciform. Alfred's son Paul Waterhouse was the architect for the associated new Medical School and Nurses' Home which was funded through an endowment by Sir Donald Currie and located immediately adjacent the Hospital on University Street. The building was completed in 1907 and notably housed the Medical School Library which subsequently moved out in the 1990s. Following the Medical School becoming independent from the Hospital in 1948 and a number of subsequent mergers with other institutions the Medical School

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University Street main elevation



Existing main entrance with non original hardwood lobby and stone floor

Building was renamed the Rockefeller Building. The building still houses the main dissection room and other teaching spaces associated with the UCL Medical School.

- 1.3 The Rockefeller Building is Grade 2 listed and is within the Bloomsbury conservation area.
- 1.4 Externally the existing building is essentially unaltered from its original state, and is in good condition following a recent refurbishment of its street elevations.
- 1.5 The proposals under this application are to upgrade and refurbish the main common areas within the building, but do also including minor external work to install handrails and lighting to the buildings main entrance on University Street.

2 USE AND AMOUNT

- 2.1 The Rockefeller building provides a mixture of student and teaching areas, research laboratories and offices. The proposals are to continue with and further enhance these uses by providing an improved facility which will reflect its status as part of one of the largest and most prestigious medical schools in the country.
- 2.2 The proposals do not alter the size or amount of accommodation within the building.

3 LAYOUT

- 3.1 The general arrangement of the building and its uses will remain

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Existing entrance area



unaltered, however circulation into and within the building will be significantly improved. The relocation and additional provision of male, female and accessible WC facilities at ground level close to the main and accessible entrances and new reception will also improve the building layout.

4 SCALE

- 4.1 The scale of the building will not be affected by these proposals internally or externally.

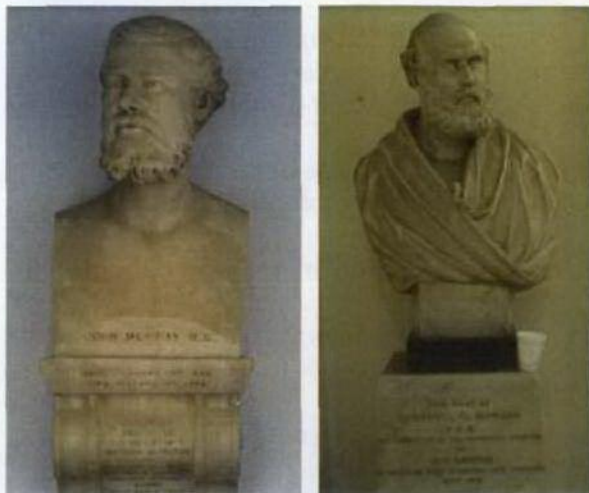
5 LANDSCAPE

- 5.1 Due to the nature of the proposals and of the building no landscaping works are proposed within this application.

6 APPEARANCE

- 6.1 Improving the internal appearance of the Rockefeller Building is a central objective of the proposal.
- 6.2 As far as is possible the scheme proposes to retain and build upon the existing historical character of the building.
- 6.3 The existing alabaster wall cladding from basement to first floor will be cleaned and refurbished in line with expert advice.
- 6.4 Existing hardwood and plaster mouldings will be retained and refurbished as required and in line with expert advice.

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Memorials from the old Middlesex Hospital



Style of new light fittings

- 6.5 Where possible modern features which are not in keeping with the original design intention of the building will be removed.
- 6.6 Any new features such as lighting and ironmongery etc will be selected to be appropriate to the original character of the building.
- 6.7 Medical School memorials from the former Middlesex Hospital (which are from an era consistent with the building) will be refurbished and incorporated within the entrance area.
- 6.8 Departmental displays will serve to animate the main staircase.
- 6.9 To achieve a more welcoming and coherent building the following key elements are included within these proposals:

Generally (to all areas being refurbished);

- Remove redundant mechanical and electrical systems and conceal or tidy up existing or new services to create an attractive environment.
- Replace existing fire doors on circulation routes to meet current standards and improve appearance.
- Renew or repair and redecorate all ceilings, walls and floors finishes.
- New lighting including emergency lighting to be of good appearance and to complement the historic features of the building.
- Where new doors are being installed these will be suitable for wheelchair users and DDA compliant.
- New coherent internal wayfinding signage in line with UCL standards.
- Removal of obtrusive non-original staircase lobbies as agreed with the Fire Officer (facilitated by fire alarm upgrade work under a separate scheme).

Main Entrance Lobby – works as per items under 'General' and;

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Example of proposed security gates elsewhere



Existing toilets

- Provision of a new dedicated reception replacing current existing loose desk arrangement with a separate room and counter, to be finished in appropriately high quality materials to match existing such as stone and hardwood.
- New access control gates for improved security finished with high quality materials and coordinated with other existing and proposed elements within the vicinity.
- Relocation and display of existing Medical School memorials, currently in storage.
- Areas of exposed wall surface (where lobby is removed) to be clad in new stone to complement the original alabaster.

Main Staircase and Lobbies– works as per items under 'General' and;

- New (non-permanent) departmental displays in existing staircase wall alcoves.
- Installation of new veneered doors with access control to manage improved security.

Sanitary Provisions– works as per items under 'General' and;

- Creation of new toilets on ground floor close to the main and accessible entrances.
- New wheelchair accessible WC on ground floor.
- Remodelling and refurbishment of existing facilities on 1st to 4th floors to provide better modern facilities and accessible toilets to each floor

7 ACCESS

7.1 The main entrance to the Rockefeller Building is approached directly from

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Existing front entrance



Proposed front entrance

University Street. Pavements leading to the main entrance generally have dropped kerbs with tactile markings and there are a number of controlled crossings. Buses run along Gower Street and Euston Road. The closest tube station is Euston Square approximately three minutes walk away. Euston mainline station is also a relatively short walk away.

- 7.2 At present, access to the building from University Street is via the original stepped entrance. There are fire exits to the rear of the building and through the adjacent Medical School building. There are two lifts serving separate wings of the building. As part of other related but separate projects (not part of these proposals) a new DDA compliant access ramp and entrance is being provided to the ground floor and the main lift is being refurbished and upgraded to DDA complaint standards. It is envisaged that the refurbishment works to the common areas proposed under this application will join up with these other works as part of a wider project to bring the whole building more up to standard with current regulations.

- 7.3 With the objective of improving accessibility into and throughout the building the proposals allow for the following;

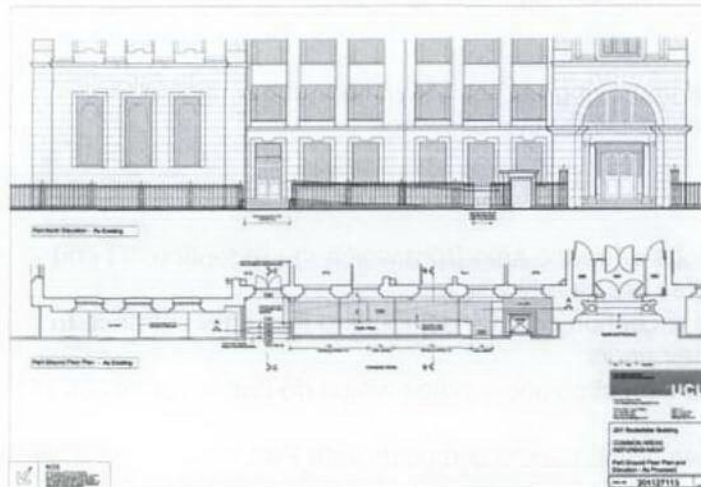
General:

- A redesigned spacious entrance area from which the reception, lift and main circulation routes are clearly visible.
- A new highly visible reception counter adjacent to the main entrance to suit use by wheelchair users.
- Replacement of doors on circulation routes which do not currently comply with Part M.
- All new doors to have vision panels compliant with Part M.
- New clear internal wayfinding signage.

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Globe type external fitting



New external access ramp not part of this application

Mobility impairment:

- DDA compliant external handrails to main entrance steps.
- The removal of existing doors on circulation routes where they are not required (subject to fire strategy).
- Motorised wheelchair accessible security gate adjacent reception counter with clear turning zone.
- Accessible WCs close to the new DDA and main entrance.
- Unisex and accessible WCs on Ground—Fourth floors. All existing toilets to be remodelled for improved access and use.

Visual impairment:

- Improved external lighting to main entrance and to refurbished areas internally.
- Consideration to be given to adequate colour contrast between accessible doors, ironmongery and their surroundings, stair nosing's, switches and WC finishes.

Aural impairment:

- The new reception desk will have an induction loop installed.

8 PLANNING STATEMENT & CONTEXT

- 8.1 The proposals set out to enhance the Rockefeller Building intend to remain faithful to the buildings original design intention. By seeking to respect and complement the existing building the scheme will provide a facility staff, students and the University can be proud of.
- 8.2 The proposals are consistent with the requirements set out and agreed

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Existing ground floor main corridor



Existing fire lobby on staircase landings at floors 1 – 4

with the client (UCL Estates & Facilities) and the building occupiers.

- 8.3 The proposals from part of a wider scheme to improve the building which in turn form part of an overall estate strategy to preserve and enhance the UCL historic and listed building stock.
- 8.4 The proposals consider the listed building description by Camden and are in line with discussions with the Camden Urban Design and Conservation department.

9 SCHEDULE OF WORKS TO LISTED BUILDING

- 9.1 The proposed scheme includes the following work (cross reference with relevant noted drawings/ schedules):

External (see drawing 201032-140)

- Install new DDA compliant handrails to match those on the new external access ramp.
- Installation of new bespoke globe type light fittings on existing iron lighting columns in place of missing lighting.

Ground Floor (see drawings 201032-121 & 131)

- Existing draught lobby G91 and adjacent store rooms G90 and G92 to be removed to provide improved access into enlarged entrance area. This lobby has been modified heavily during the lifetime of the building and as such retains very little of the original, (see attached appendix A for record drawing showing original lobby). The entrance area will be remodelled with access turnstiles and a new stone floor. The existing marble floor is not original and was installed approximately 20 years ago in conjunction with the works to modify the original lobby (see appendix A for record drawing).
- Existing post room G10 to be converted into reception room. To be linked to entrance area via new opening in wall which will house the new

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Existing original hardwood features



Existing basement corridor

reception counter and provide a dedicated reception point for visitors to the building (see attached appendix B for Structural Engineers summary).

- New male and female toilets to be located in G14 and G17 accessed via widened corridor G76. The seminar room use currently housed in G14 and G17 will relocate to the basement.
- New wheelchair WC to be located off the main corridor.
- New shower (for cyclists) to be located adjacent to new toilets.
- New cleaner's cupboard to be provided adjacent to new toilets.

First floor (see drawings 201032-122 & 132)

- Remove non-original fire lobby 187 from main staircase landing.
- Remodel male toilets 106 and lobby 106A to provide refurbished male toilets and wheelchair accessible unisex WC.

Second floor (see drawings 201032-123 & 133)

- Remove non-original fire lobby 285 from main staircase landing.
- Remodel female toilets 219 and lobby 219A to provide refurbished female toilets and wheelchair accessible unisex WC.
- Widen existing door opening to room 233.

Third floor (see drawings 201032-124 & 134)

- Remove non-original fire lobby 385 from main staircase landing.
- Remodel male toilets 324 and lobby 324A to provide refurbished male toilets and wheelchair accessible unisex WC.

Fourth floor (see drawings 201032-125 & 135)

- Remove non-original fire lobby 490A from main staircase landing.
- Remodel female toilets 408 and lobby 408A to provide refurbished female toilets and wheelchair accessible unisex WC.

Basement (see drawings 201032-120 & 130)

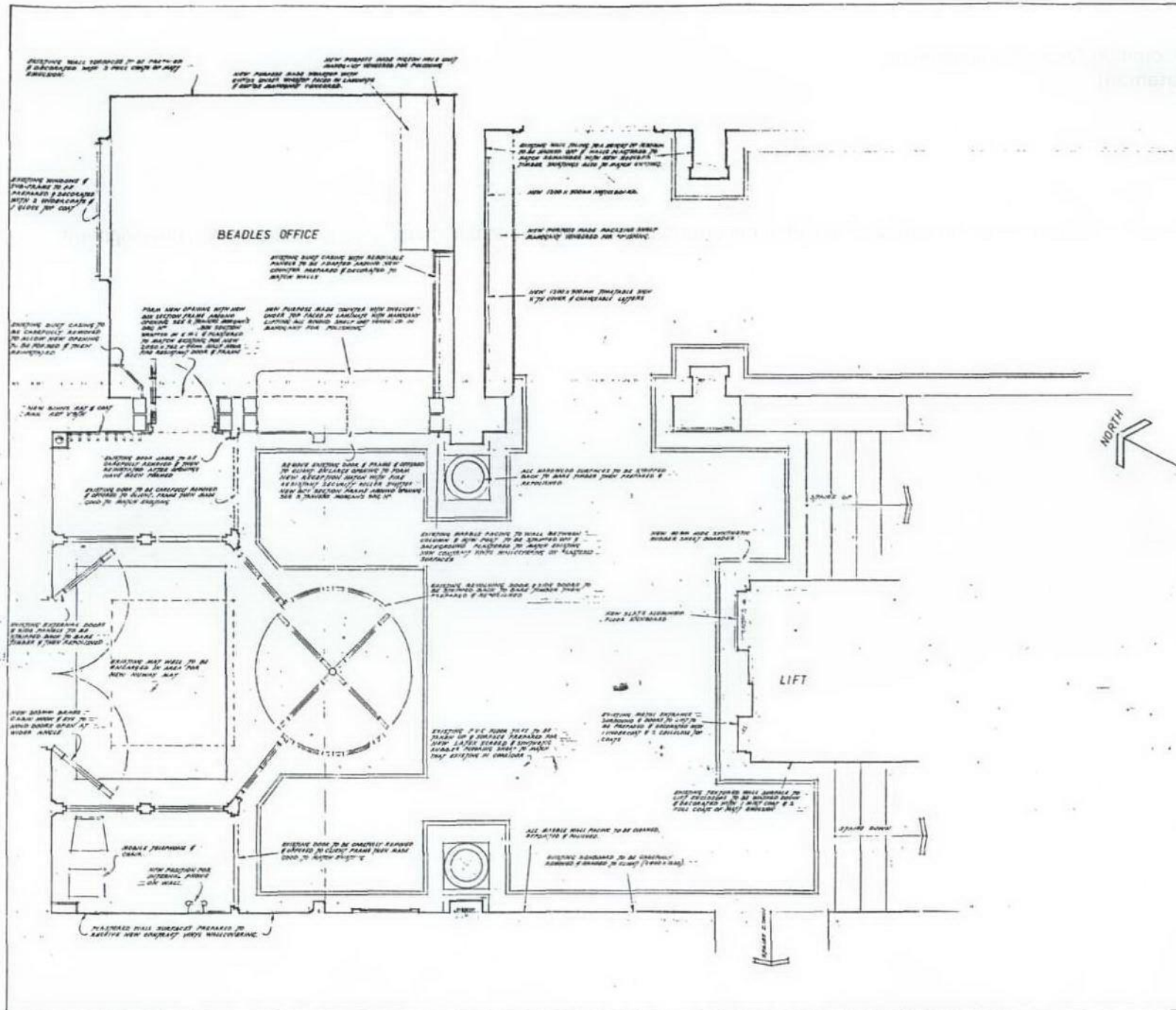
- The toilets B21 at basement level will be removed and converted in to use

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- as a new centrally bookable seminar room.
- The currently unassigned basement room B04 is to be converted into use as a new centrally bookable seminar room.

APPENDIX A

Appendix A is record drawing number 201-101-69 dating from 1985. It shows the previous (presumed original) arrangement of the entrance lobby prior to the significant modifications which resulted in the current arrangement. This drawing demonstrates that both the lobby and flooring in this location are not original and therefore supports the proposals to remove and replace them respectively, freeing up the space to be remodelled and upgraded as proposed.



NOTES		
REVISIONS		
THE BURSAR'S OFFICE UNIVERSITY COLLEGE LONDON GOWER STREET WC1E 6BT		
drawn: M.J.O.	traced:	
date: FEB. 85	scale: 1' 20	
FACULTY OF CLINICAL SCIENCES.		
PROPOSED ALTERATIONS TO MAIN ENTRANCE.		
GROUND FLOOR PLAN.		
dra. no.	201	101 69



APPENDIX B

Appendix B is a brief report compiled by the Structural Engineer summarising the considerations taken into account in the design development.

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UCL ROCKEFELLER BUILDING – COMMON AREAS REFURBISHMENT

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PLANNING REPORT

STRUCTURAL CONTENT

The following elements of structural works are required during the refurbishment of the common areas, corridors, staircase and main entrance:

1. New opening for the reception area in the entrance foyer wall (marked 04); this will require a structural steel lintel to support the masonry walls above. The remaining pier between the door and the counter opening will be re-constructed.
2. New door opening (to accessible toilet) in ground floor corridor requires a new precast concrete lintel, 140 deep by 300 wide, to carry load from first floor over.
3. It is proposed to remove the wall between teaching rooms G14 and G17 to allow the new toilet layout. This wall is non load-bearing and no structural work is required to support the floor over.
4. At second floor door off the main stair landing (to room 233) is to be widened. This will require a 140 deep x 300 wide precast concrete lintel.
5. In the internal refurbishment of the building, there are a number of new openings made in the existing walling. The openings are in non load-bearing walls and only need require nominal lintels.

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