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**CAMBRIDGE GATE (FLAT 2-3),  
LONDON**

**DESIGN & ACCESS STATEMENT**

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The proposals refer to a Listed Building Consent application for the installation of two external handrails

This statement provides an overview of the proposed design and access changes to the property. These proposals are clarified in fuller detail within the Heritage Impact Assessment in due consideration of the listed building fabric and the history of the property that clarifies the historical changes from the earliest recorded layouts. The impact of the proposed changes is similarly assessed.

The elderly resident in Apartment 2, 3 Cambridge Gate has recently fallen twice on entry to 3 Cambridge Gate, on one occasion lying helpless on the ground for a period before passing assistance was eventually engaged. This has raised concern about the accessibility of the entrance and has arisen owing to the wide external stepped entrance to the recessed entrance doors. There are no handrails to provide additional support after the side railings to the entrance from the pavement of Cambridge Gate, some 3-4m from the entrance doors.

It is noted that none of the other entrances have such handrails, but this application seeks to provide adequate means of assistance in accessing the front door with the installation of two wall mounted grabrails to prevent further falling of a resident.

To minimise impact on the fabric, the handrails are proposed to be fixed into the sides of the recessed entrance framed reveals and have been designed as bespoke items to relate to the existing historic fabric.

Whilst the handrails are compliant with best practice for location, sizing and height, their black finish reflects the adjacent black painted railings to minimise their visual impact in context.

This application seeks to secure the necessary formal Listed Building Consent for the installation of two grab rails to the ground floor front entrance from Cambridge Gate.