

011 67 High St Design & Access Statement

Installation of Safety Railings to Front Steps (Listed Building)

Site and Heritage Context

The property is a designated Grade 2 listed building of special architectural and historic interest. The front steps form part of the principal elevation and contribute to the building's character and setting.

Proposal

The proposal is to install a simple metal handrail to the front steps to improve safety and accessibility for occupants and visitors. The intervention is minimal, reversible, and confined to the existing line of the steps.

Design Approach

The handrail will be of a traditional, understated design, fabricated in painted wrought iron with a slim profile. The form, detailing, and finish (black) are chosen to be visually recessive and sympathetic to the building's age and character. Fixings will be discreet and located within the steps to avoid damage to the historic fabric.

Impact on Significance

The works preserve the building's significance by avoiding alteration to key architectural features. The limited and reversible nature of the installation ensures that any impact on the historic fabric and appearance is negligible. Views of the principal elevation will be maintained.

Access and Safety

The addition of the handrail will provide improved support on the steps, reducing risk of slips and falls and enabling safer access for all users, including those with limited mobility. The proposal represents a proportionate response to accessibility needs within a sensitive heritage context.

Conclusion

The scheme balances safety and accessibility with conservation principles. It is a modest, sympathetic, and reversible enhancement that preserves the character and significance of the listed building.