

An architectural rendering of the Chester History Centre. The building features a prominent gabled roof with a dark, ribbed metal finish. The upper portion of the facade is clad in light grey vertical panels, while the lower portion is made of red brick. Large glass windows and doors are visible, showing an interior with wooden accents. In the foreground, a red SUV is parked on a paved area. Several people are depicted: some walking near the entrance, and one person riding a bicycle. The sky is overcast with grey clouds. A large, semi-transparent white graphic element, resembling a stylized 'e' or a series of overlapping arches, is overlaid on the right side of the image.

elliswilliams

Chester History Centre
Design & Access Statement
November 2022

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1.1 Executive Summary

This Design and Access Statement has been prepared by Ellis Williams Architects to support a detailed planning application submitted to Cheshire West and Chester Council, providing background context and detail design proposals for the redevelopment of the former Enterprise Building site in Hoole, Chester.

Ellis Williams Architects and Design Team have developed the Stage 3 design proposals in Consultation with Cheshire West and Chester's Project Manager and Stakeholders from Cheshire Archive Service and Cheshire West and Chester Council to understand the key project drivers and to ensure the design meets the requirements of the proposed budget, statutory and regulatory compliance and meets the specifications set by the client.

- The design team have consulted with the Client and Stakeholders with the project client to:
- Review and amend the design brief
- Discuss design options/proposals
- Identify gaps or omissions in the brief
- Agree plan of work required to further develop the project

1.2 Client Summary

Both local authorities wish to re imagine the public face and facilities of Cheshire Archives and Local Studies Service (CALS) to engage and inspire people across the county with their archival heritage, using digital innovation, two new centres and new learning and community engagement programmes.

New centres in Chester and Crewe will provide much-needed homes for nationally and regionally important collections that are as rich and complex as the story of Cheshire. They will not only safeguard the collections for future generations but will also be high quality buildings attracting diverse audiences to enjoy innovative interpretation, activities, learning and research environments. Outreach and community work will engage with a wide range of people, ensuring that they connect with voices and stories that are relevant to them and their heritage. In doing so, the project will promote well-being and the exchange of skills and knowledge across communities, building an exciting and sustainable future for Cheshire's archives.

It is proposed that two separate, but jointly managed, history centres are created in Chester and Crewe. Each centre would have staff to support public access, exhibitions and events as well as a volunteer programme.

The new history centre proposed for Chester is to be located on Lightfoot Street which is situated to the rear of Chester Railway Station. Chester will continue to hold a large proportion of the county's archives and remain the centre for conservation. Public access would allow the general public to research the archives and collections, attend exhibitions as well as other events and workshops. Most of the CALS staff would be based in the Chester centre. The county-wide local studies collection would also be located in Chester, supporting local studies provision in libraries across the county.

Both centres would provide digital access to family and local history, access to film and sound archives, have facilities to support community history projects including space for their collections, space for public art, performance and digital installations which tie the service closely to the wider cultural offer in that area. Each centre would also have space for talks, events and activities such as workshops with schools.

The development of the two centres will:

- Increase the number and range of people engaging with the archives and local history collections;
- Protect the archives and collections with fit-for-purpose premises and allow the service to continue collecting into the future.
- Develop local people's skills through a programme of activity, volunteering and public access;
- Offer health and well-being opportunities for local residents; and
- Contribute to the regeneration (and recovery) of both Chester and Crewe

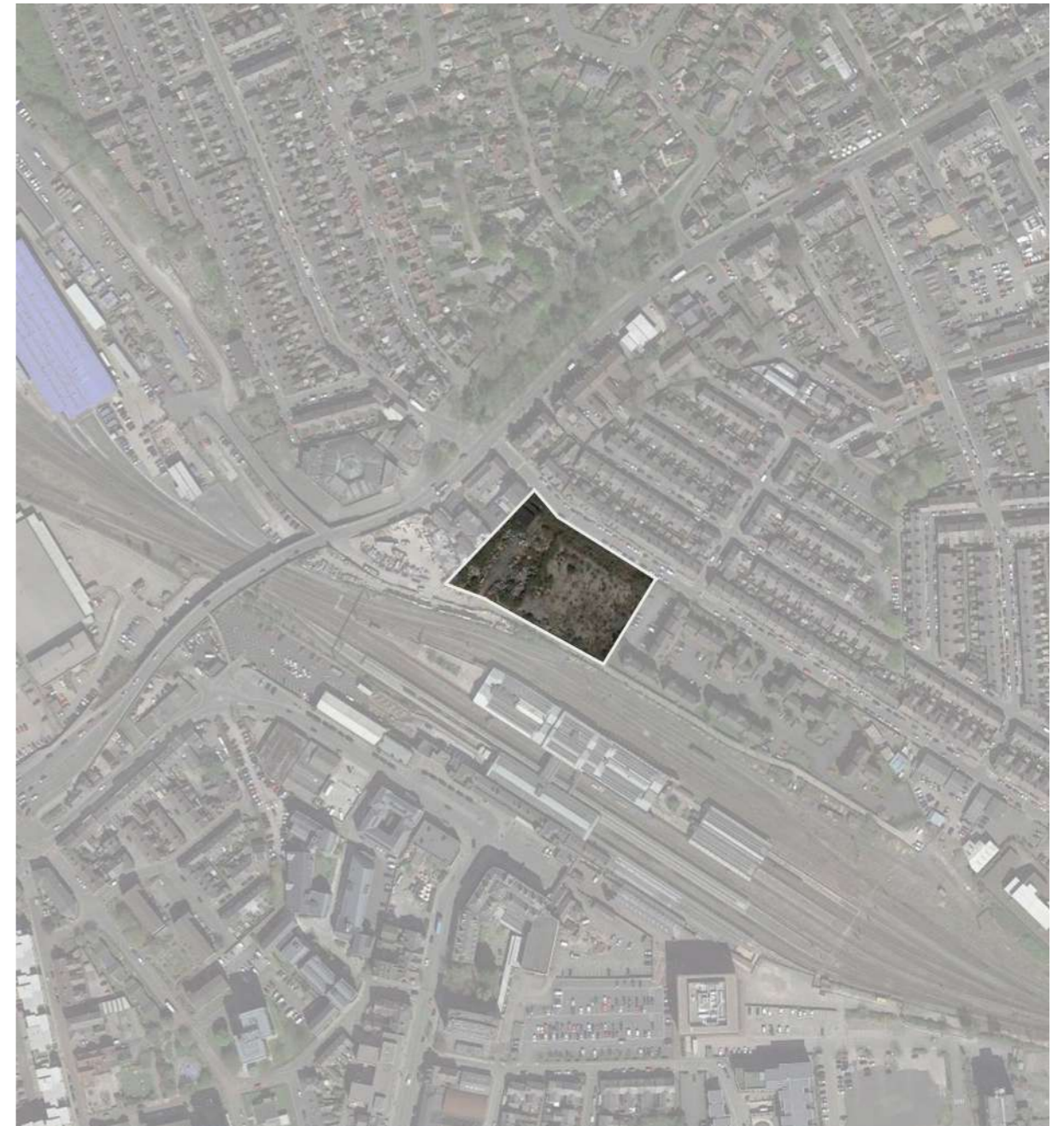
1.3 Project Team

The following key consultants have been engaged to progress the project through to the end of RIBA Stage 3:

- Architect and Lead - Ellis Williams Architects
- Landscape - Ellis Williams Architects
- Structural & Civil Engineers - Curtins
- Services Engineer - Buro Happold
- Cost Consultant - SDA Consulting
- Planning Consultant - Avison Young
- Principal Designer - KOK

1.4 Application Site

The site is located within Hoole, Chester to the rear of Chester Railway Station. The site is a 20 minute walk to Chester City Centre.



1.5 Project Summary

The current location of the Cheshire Archives in Chester is no longer fit for purpose so, as part of a joint project, a proposal is being put forward to have two new History Centres in Crewe and Chester to accommodate the archives.

This project looks to provide Chester with a new History Centre that would provide facilities to allow residents and visitors to access archival materials for research, learning and enjoyment.

The History Centre will also provide a climate-controlled environment to better preserve and display local archival materials. Events and gallery spaces to host workshops, talks and events will also be included within the design.



Above: 3D view of proposed History Centre



Accessible 'Design for All'



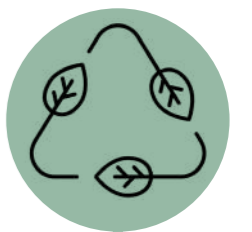
High Quality Development



1220sqm Public Archive Space



Sustainable Location

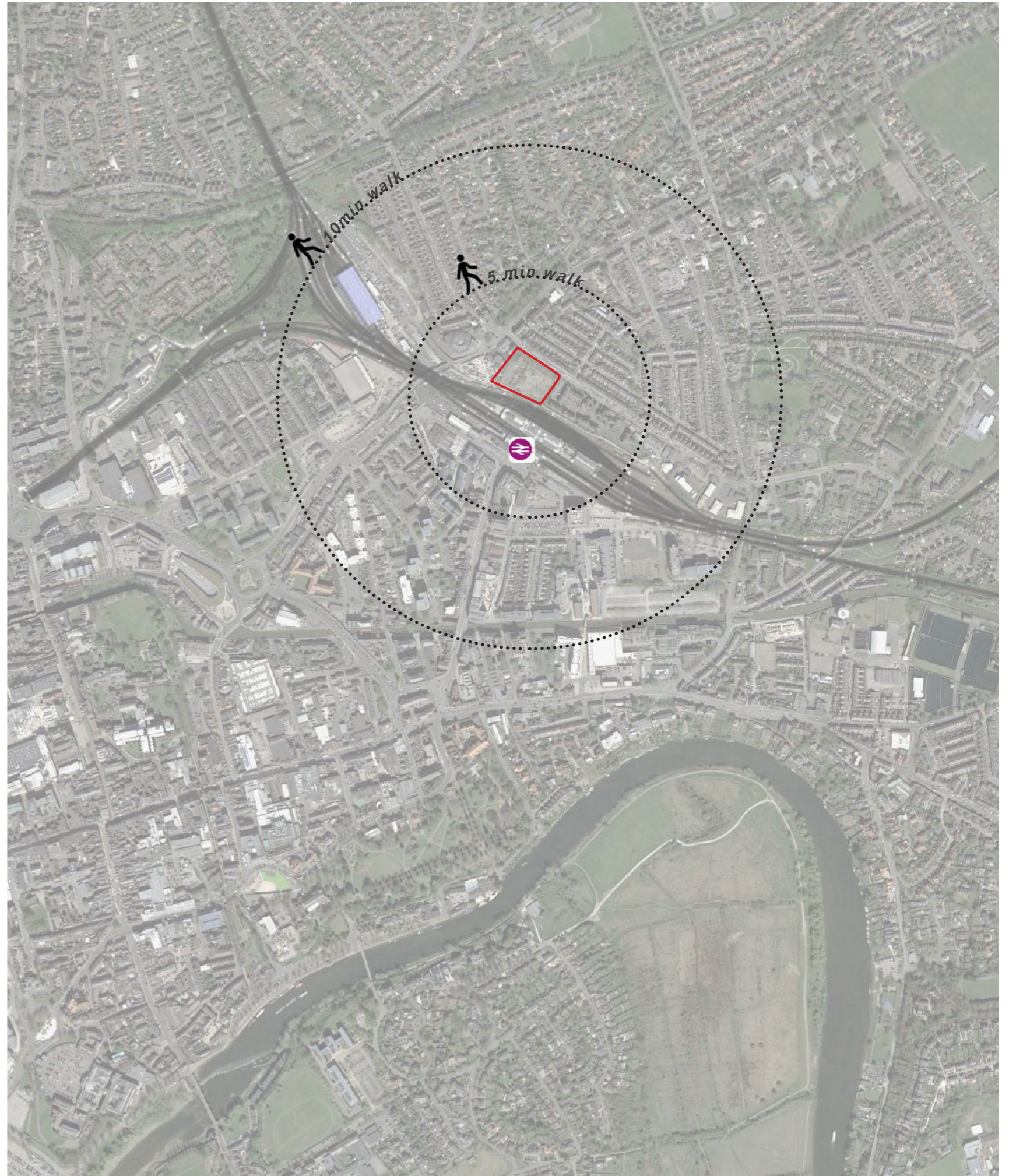


BREEAM Excellent

2.1 Site Location

The proposed location is the site of the former Enterprise Centre on Lightfoot Street, Hoole, Chester. The site sits adjacent to the railway lines for Chester Train Station and opposite residential Victorian terraces, although there is a distinct level change between the residential area and proposed site. It is a roughly 5 minute walk to the train station with connections to Wales, Manchester and Liverpool and a 20 minute walk to Chester's historic centre.

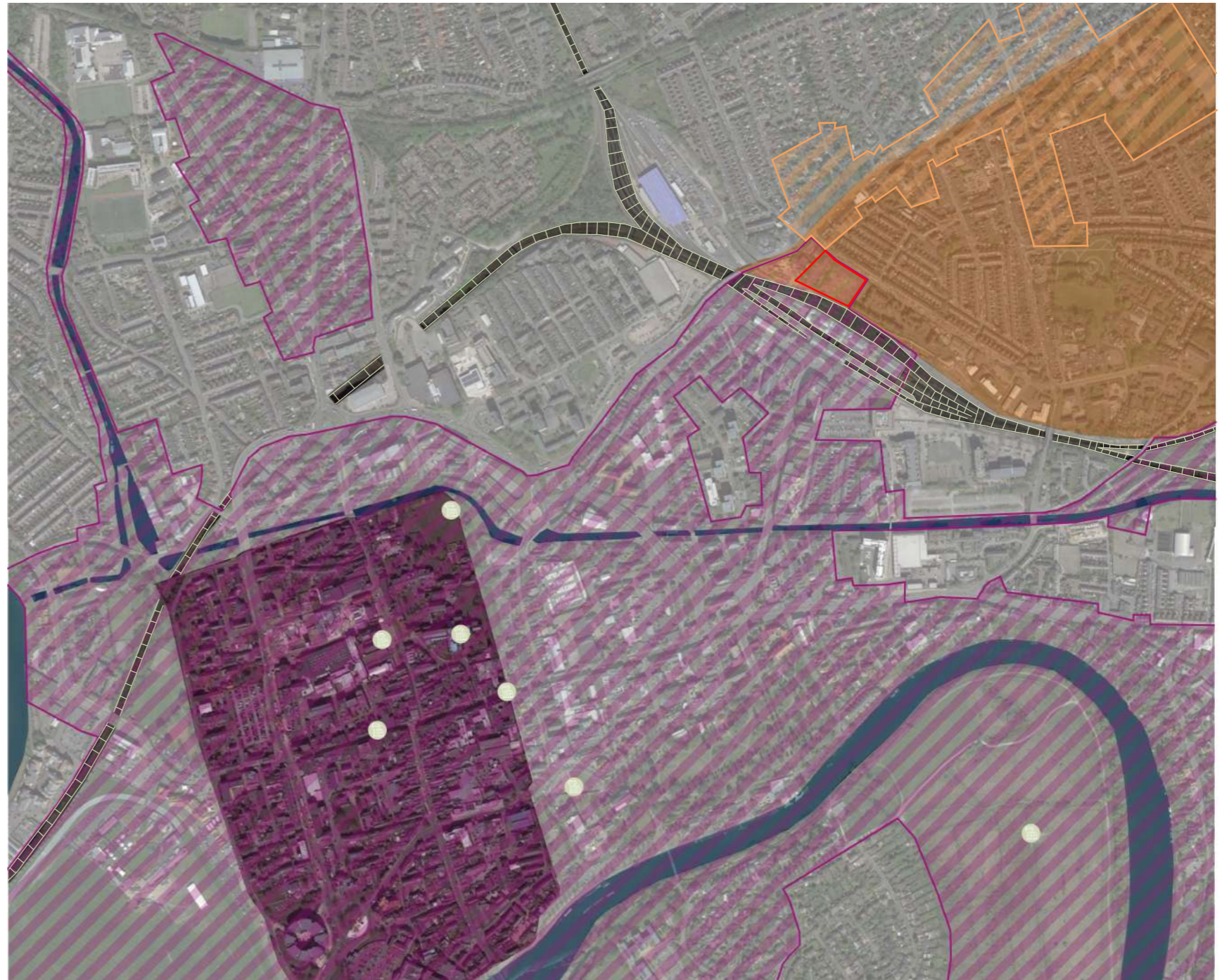
Chester itself is seen as a city steeped in history due to its prominence in the Roman era and vast collection of listed buildings both in Chester City Centre and the area of Hoole.














2.2 Contextual Appraisal

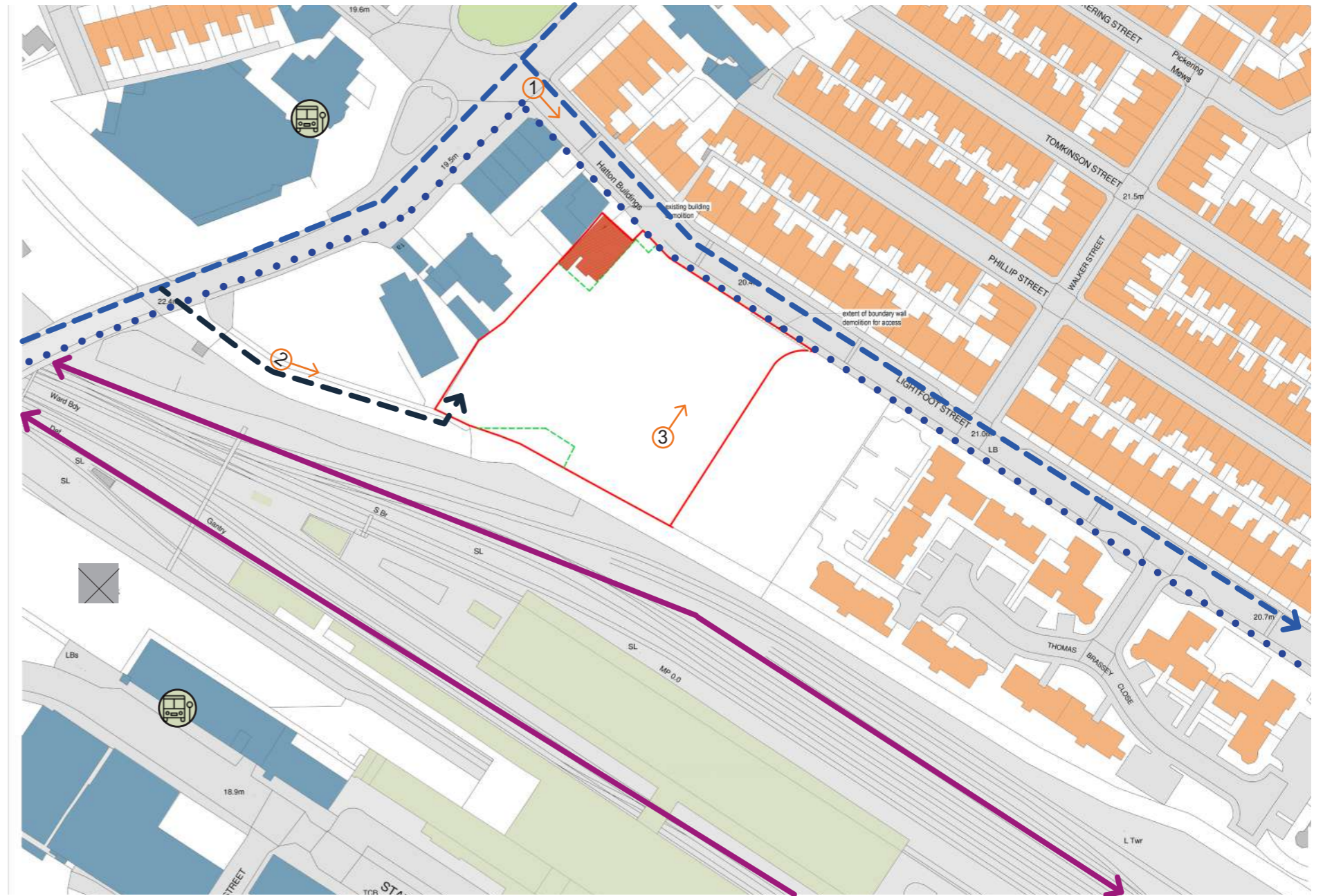
Chester is located within Chester West and Chester County on the western border with Wales. Chester has significant rail links with the ability to reach Liverpool (40 mins), Manchester (1 hour) and Crewe (25 mins) where there are also wider cross country links. Chester is also easily accessible by car to more rural parts of the country.

The site identified with red outline is located within Hoole, a former suburb of Chester. It is a 5 minute walk to Chester Train Station and a 20 minute walk to the walled city centre.



Key

-  River Dee
-  Hoole
-  Shropshire Union Canal
-  Walled City Centre
-  Site Boundary
-  Conservation Boundaries
-  Key Roads
-  Hoole/ Flookersbrook Conservation Area
-  Railway line
-  Chester Train Station
-  Sites of Historical Significance



2.3 Site Analysis

1. View to site from Hoole Way/ Lightfoot St. Junction
2. Existing Site access
3. View across site to terraced houses on Lightfoot Street.

Key

- Existing Building on Site
- Residential Buildings
- Public Buildings
- Chester Train Station
- Site Boundary
- X

 Public Parking
- Bus Stop

 Bus Stops
- ↔

 Railway
- Vehicle Route
- Pedestrian Route
- ➔

 Existing Site Access
- Network rail access



1

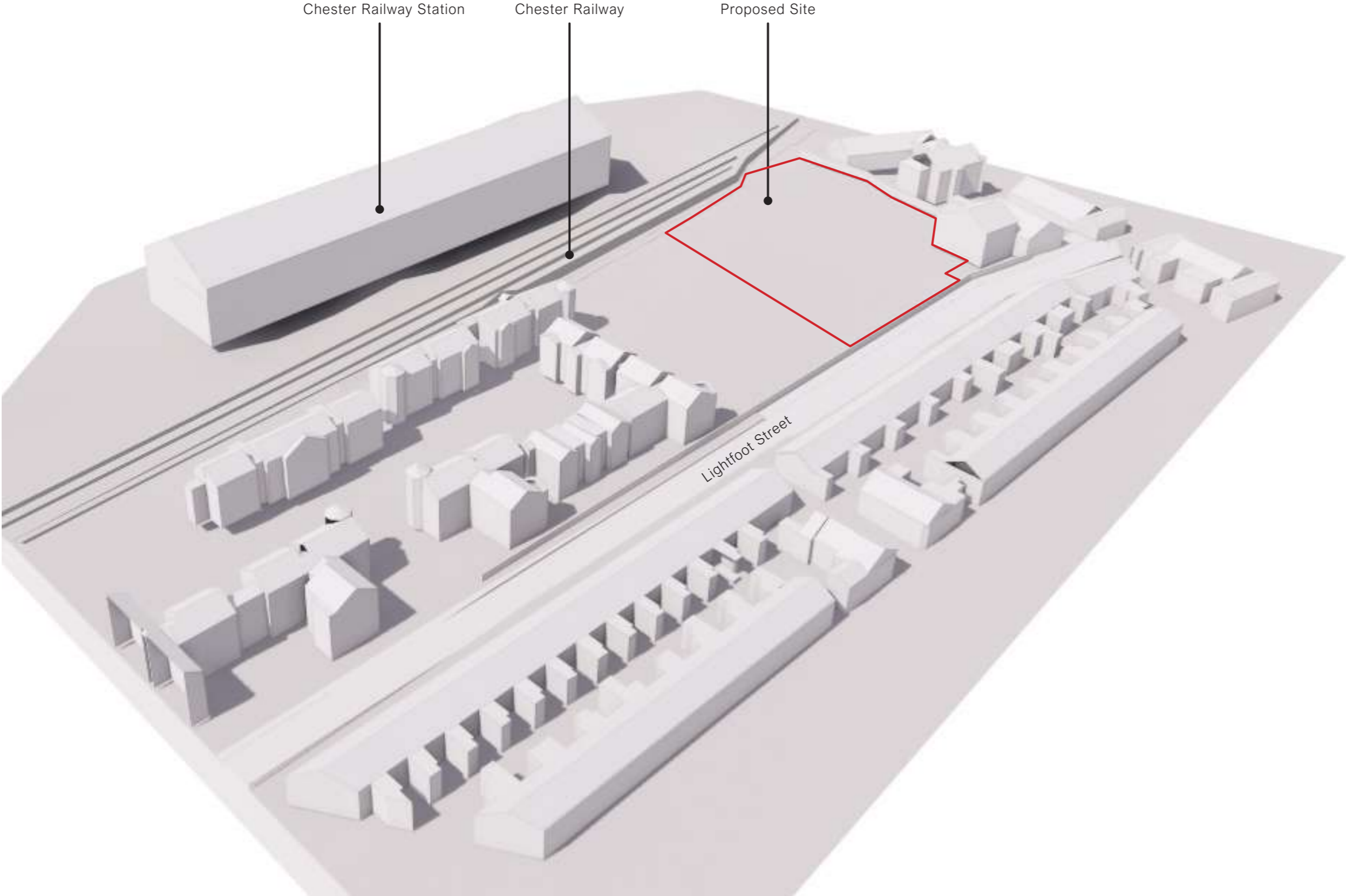


2



3

2.4 Existing Site Context

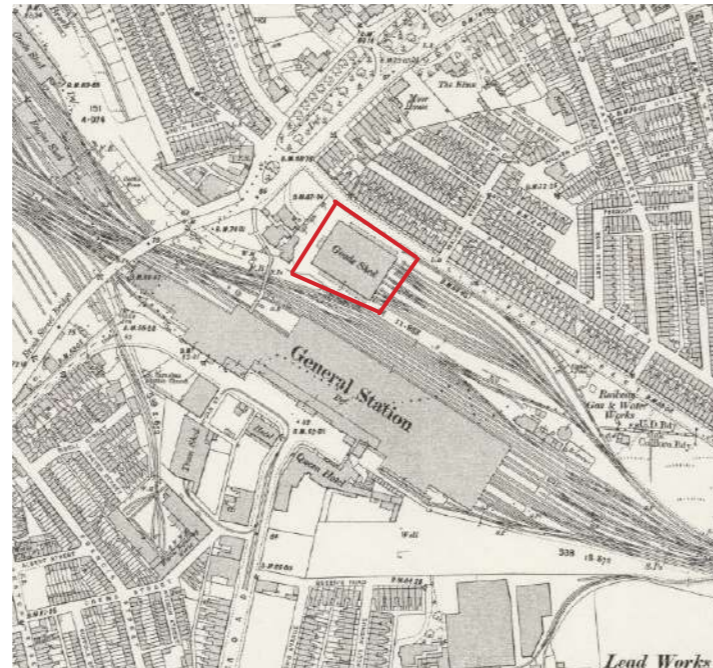


2.5 Historical Analysis

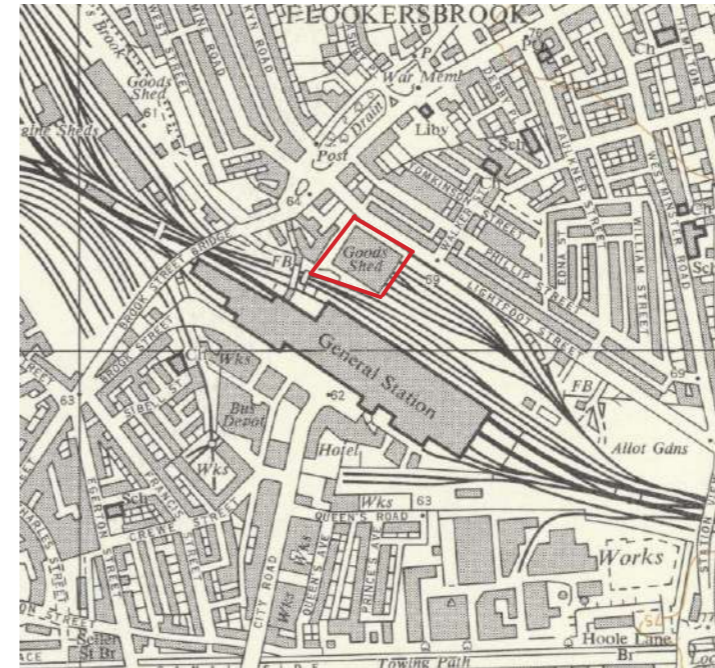
1869-74



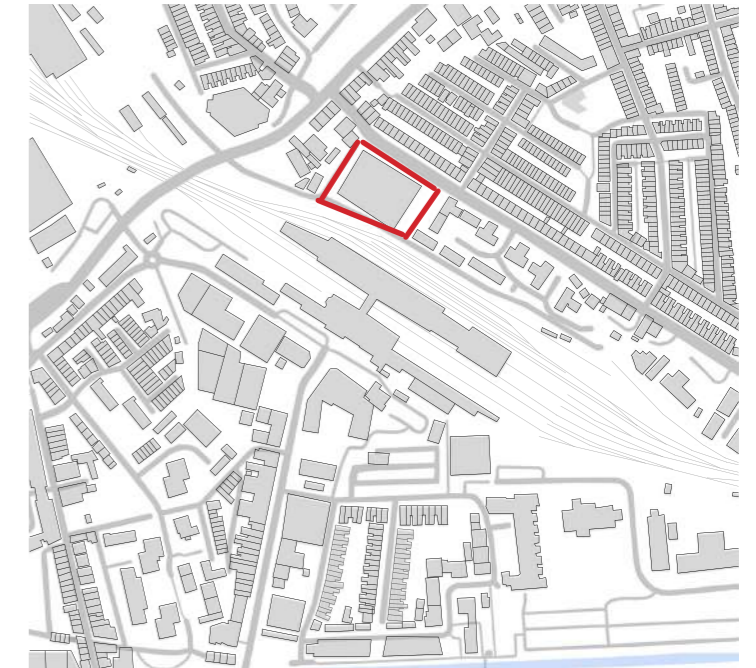
1908



1956-67



Present Day



Chester has been a well established city since the Roman era. Despite the loss of its port in 1840, Chester became popular amongst the more affluent home owners due to its distance from the industrial centres of Manchester and Liverpool. Clearly, the city was still prospering at the time this map was surveyed as the Town Hall and Eastgate Clock were both opened in 1869. Whilst the city did not experience the same industrial boom as Manchester and Liverpool, industries have existed in and around our site, such as the Lead Works that have been present since 1799.

Chester's prosperity towards the end of the nineteenth century can be seen with the large development of workers' housing. The terraces behind Lightfoot Street were constructed in the 1880s and were even planned to include shops on the corners of some streets (such as the junction at Walker St and Phillip St) clearly showing the importance of community in the area.

Much of Chester's historic fabric was retained after the war as it experienced very little damage during the war years. As a result of this, the area did not experience the same post-war development and re-planning as many other UK cities experienced.

In 1996, a large fire burned down the storage warehouse that was located on the site adjacent to the proposed site leading to the building of the residential flats. In 2010, another large fire occurred at the Enterprise Centre (which was the converted former 'good shed' that appears on the historic maps) which lead to the site ultimately becoming disused.

2.6 Local Character

The suburb of Hoole boasts many listed and characterful buildings that add to the community feel of the area.

The area mainly consists of Victorian terraced housing and some larger Georgian and Victorian villas. Whilst in the 1960s and 70s, many of the larger houses in the area were converted into flats, they are gradually returning to their original states. The close proximity to Chester's historic centre can be seen through the influence of the mock-Tudor style of architecture in larger buildings such as the Bromfield Arms.

The terraced houses on Lightfoot Street itself were built incrementally from 1880 to the early 1900s which explains the slight changes in appearance to the houses as you make your way along the street. Its proximity to the railway line meant that the street was often seen to be 'less desirable' in the area during the late 1800s, however, that has since changed due to Hoole being a highly sought after area.



1. Chester Shot Tower



2. Chester Train Station



3. Hoole Community Centre



3. Grade II Listed Rose Cottage



5. Faulkner Street, Hoole



6. Derby Place with Grade II Listed Georgian Houses
















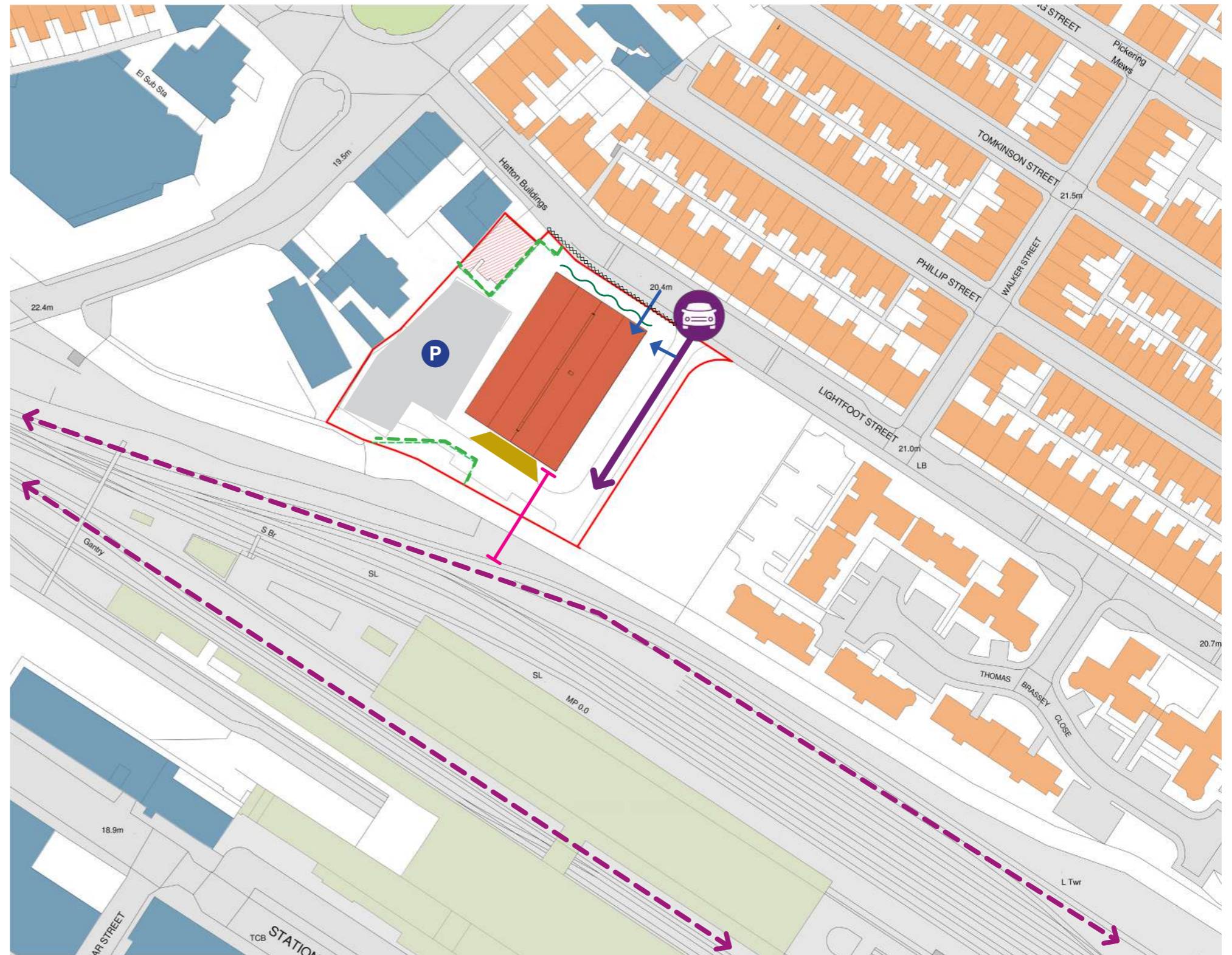
6. Poplar House, Hoole



7. Bromfield Arms, Hoole

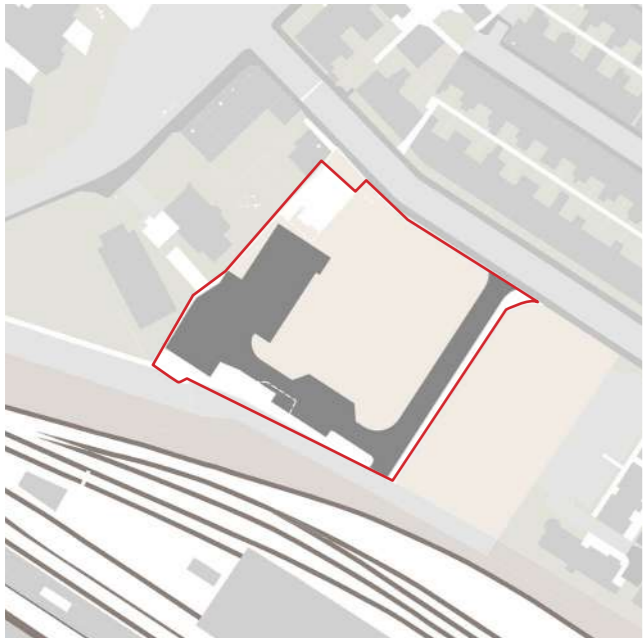
2.7 Site Opportunities & Constraints

-  Proposed Building
-  Residential Buildings
-  Public Buildings
-  Chester Train Station
-  Ramped Site Vehicular Access
-  Pedestrian Entrance
-  Active Frontage
-  Delivery Area
-  Buffer from Railway Line
-  Network Rail Access
-  Railway
-  Parking
-  Existing Building to be demolished

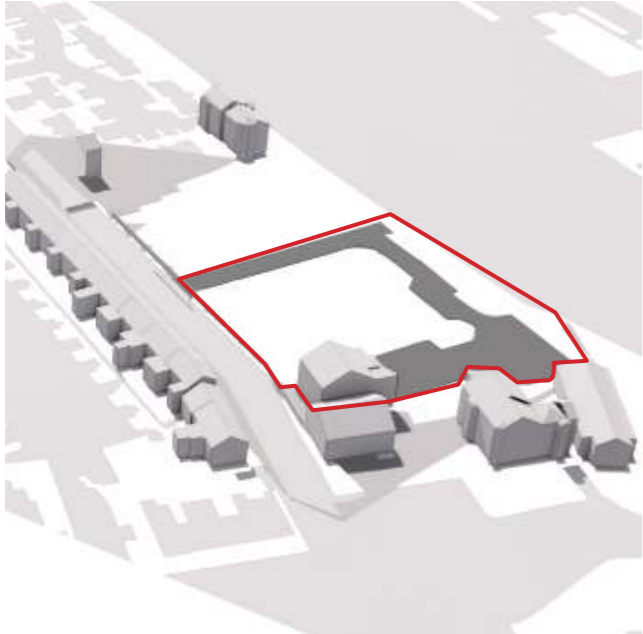


2.8 Site Strategy

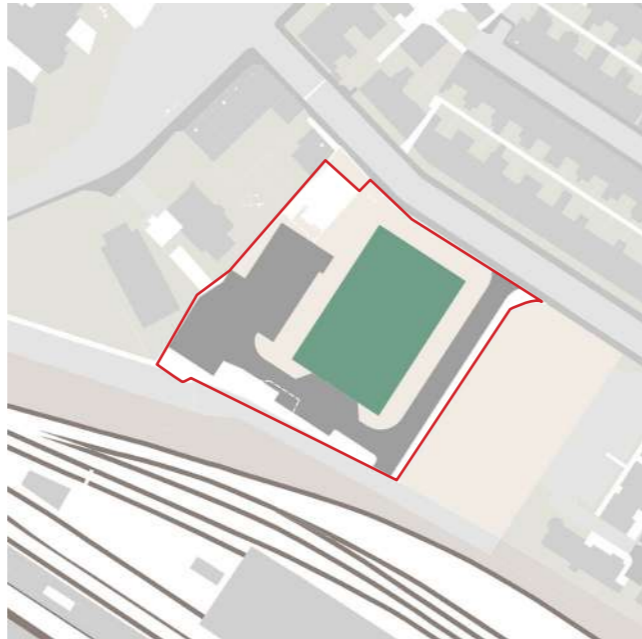
1. Arrival & Access



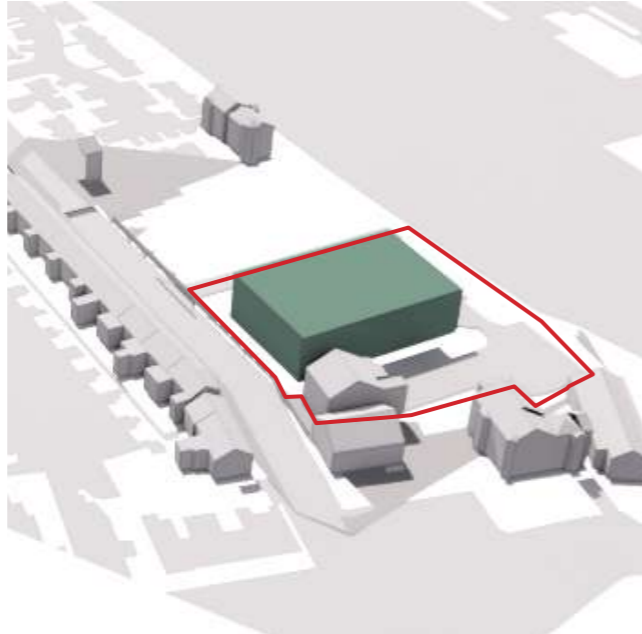
- Access off Lightfoot Street
- Avoids easements/right of access
- Provides site adjacent development access



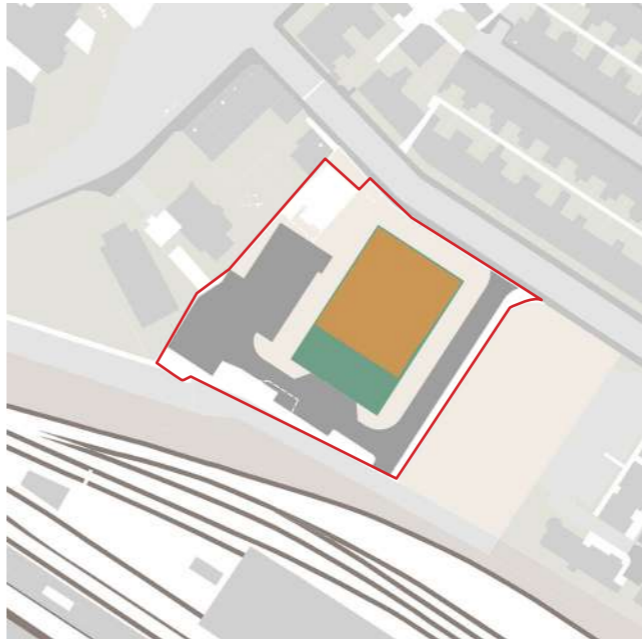
2. Scale & Massing



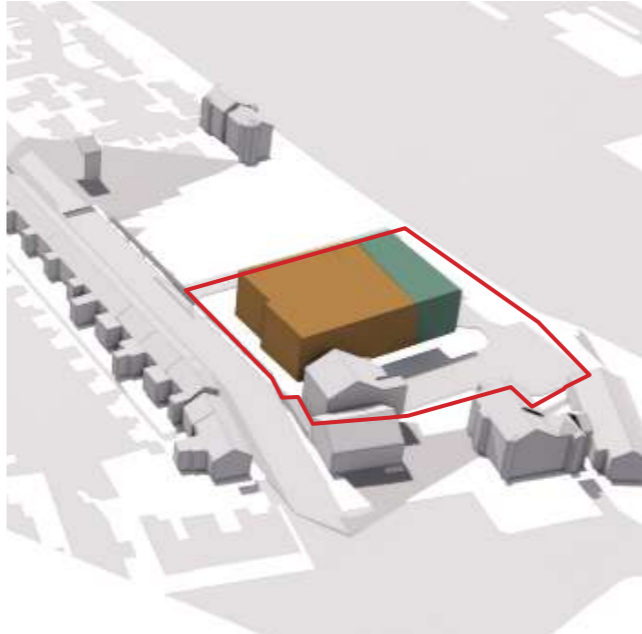
- Offset from Boundary Wall
- Footprint co-ordinated with schedule of accommodation



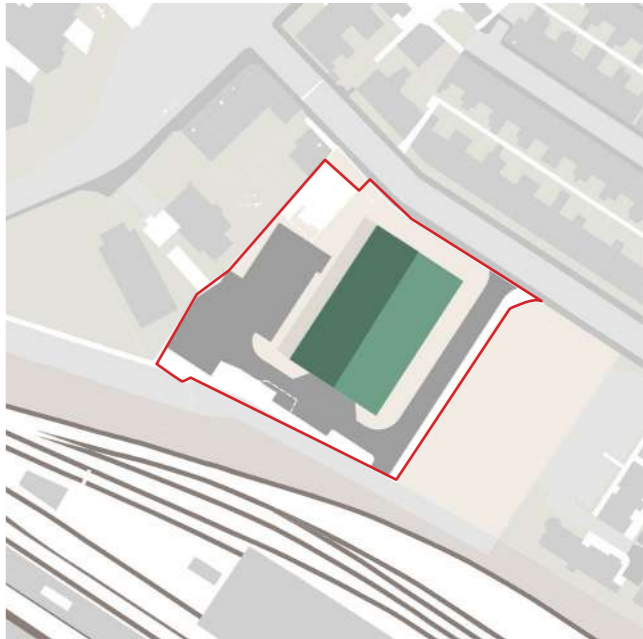
3. Active Frontage



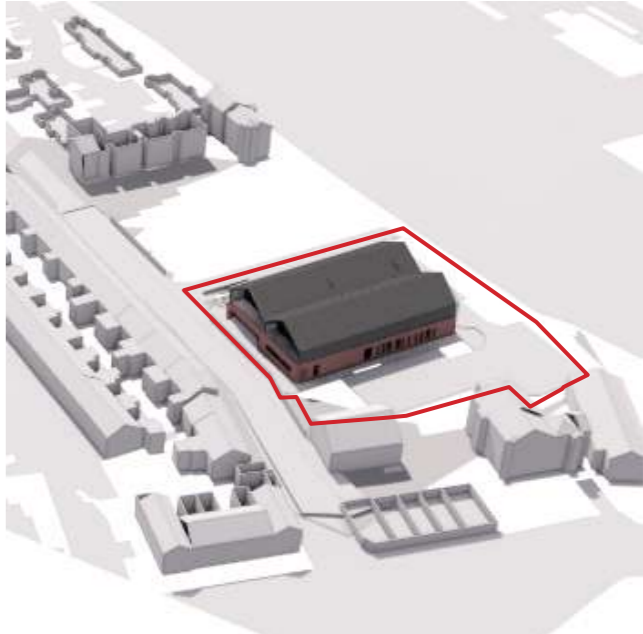
- Access and frontage to Lightfoot Street
- Public space towards Lightfoot Street, private areas at the rear of the building

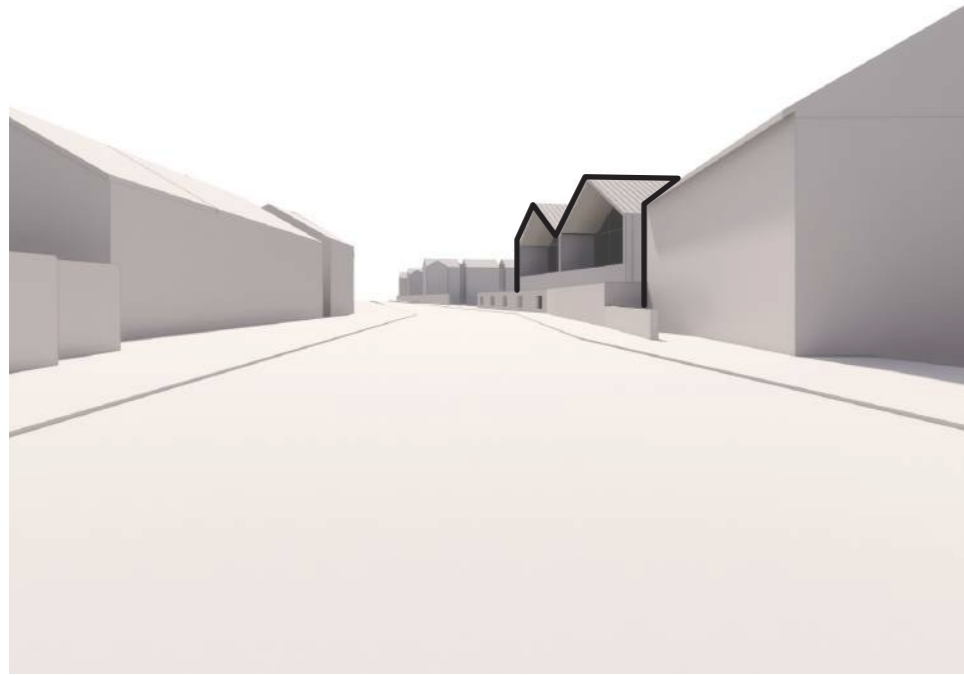


4. Form & Character

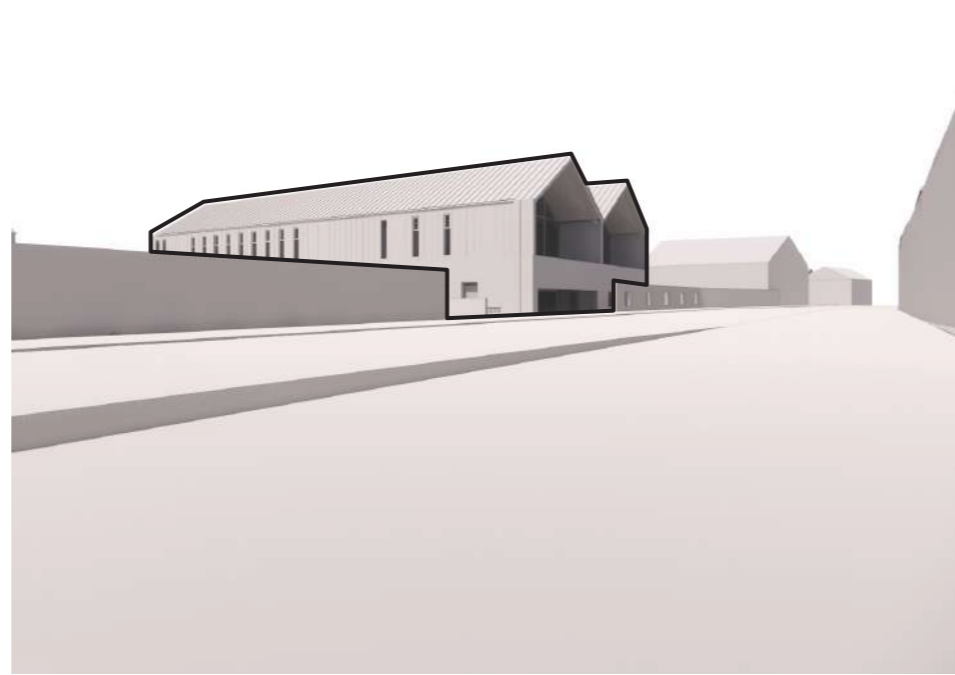


- Breaking down the mass allowing the form to fit within residential context.
- Industrial materiality

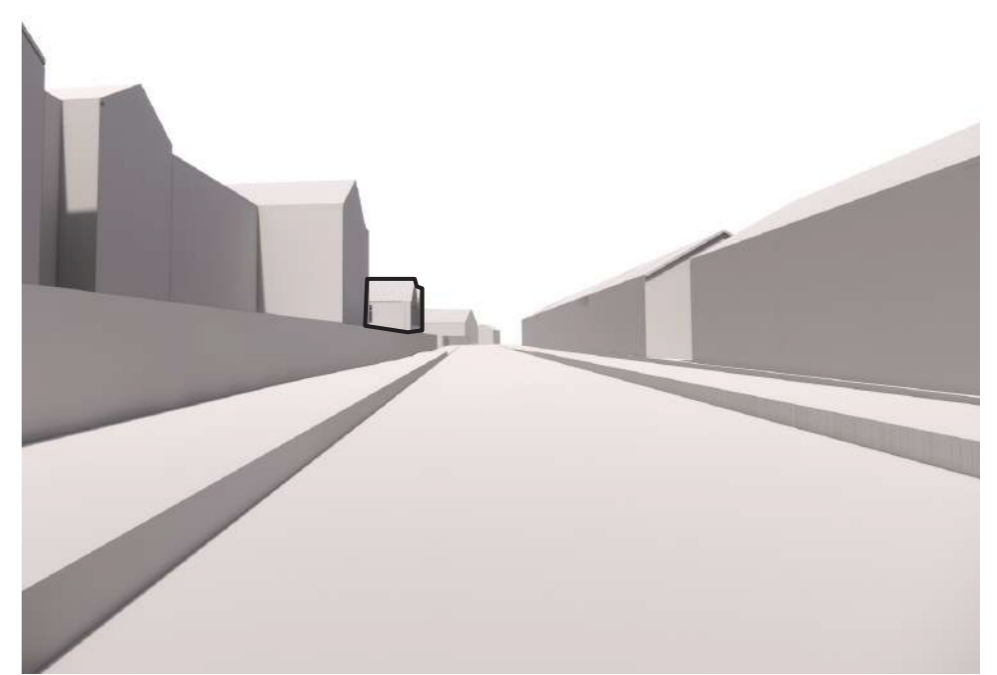




View from Hoole Way Junction



View across Lightfoot Street



View down Lightfoot Street

2.9 Massing within Streetscape

The proposed site is opposite Chester Railway station and accessed from Lightfoot Street. Lightfoot Street is predominately residential therefore scale and massing has been carefully considered to sensitively respond to the street context.

The views above demonstrate how the proposal will sit in context with the streetscape. The levels of the site are lower than the road level.

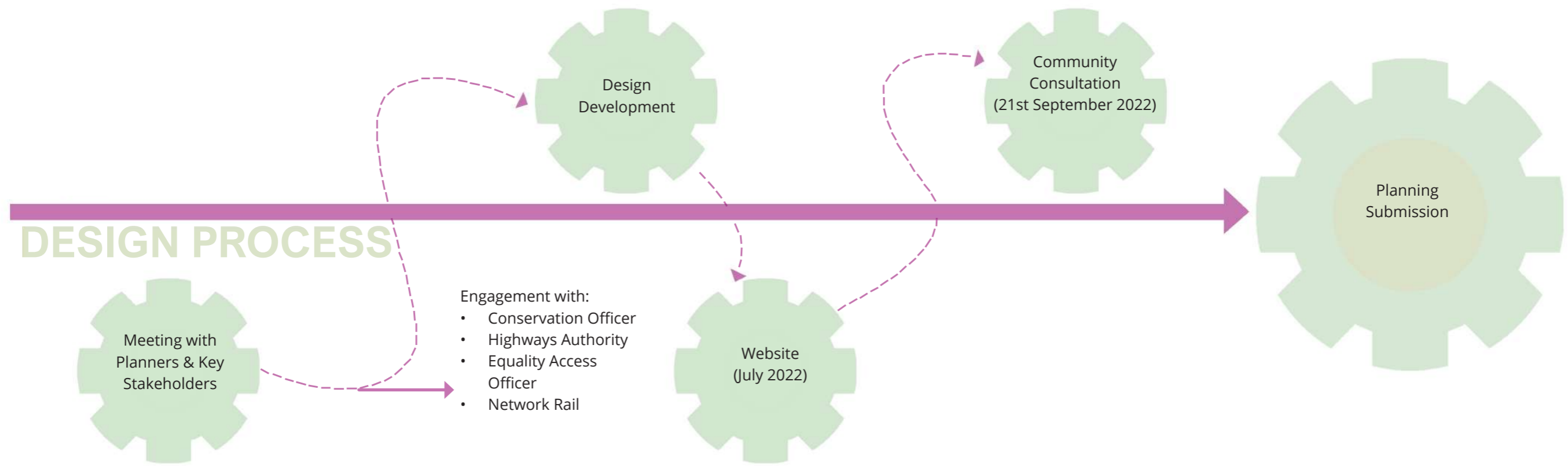


3.1 Stakeholder Consultation & Engagement

A Statement of Community Involvement (SCI) prepared by Avison Young, has been submitted as part of this planning application for the proposed History Centre, Chester. The SCI describes the level and nature of community and stakeholder engagement undertaken during the preparation of the planning application.

The applicants have undertaken a significant level of pre-application meetings with Cheshire West and Chester Council, including regular meetings from April 2022 - October 2022.

A community consultation event was conducted on 21st September 2022, which ran from 1pm-7pm at Hoole Community Centre. The exhibition boards from the event were made available on the website for the proposal. The website was promoted on the consultation invitations.



3.2 Design Team Involvement

List of reports accompanying this Planning Application:

Transport Statement & Framework Travel Plan

Submitted as part of this application by Curtins.

- Providing detailed analysis and justification of ramped access point off Lightfoot Street.
- Include parking provision which meets councils requirements and building use requirements.
- It is considered that the proposed development is in line with national and local transport policies and guidance. The site is located within an area which has a range of existing local facilities and plenty of sustainable travel choices.

Drainage Strategy

Submitted as part of this planning application by Curtins.

Summary: All attenuated flows from surface water storm events shall be contained within the site boundary and not cause damage to buildings, essential services, or adjoining developments.

Surface Water design - Discharge into WW surface water sewer (located South of the site)

Noise Impact Assessment

Submitted as part of this application by Buro Happold

Summary: The report covers, external noises, INAL performance criteria, glazing and ventilation treatments, required limiting levels for external plant, mitigation measures for external plant.

Ecology Survey

Submitted as a separate document part of this application by Cheshire Ecological Services

Biodiversity Net gain Calculation

Submitted as a separate document part of this application by Cheshire Ecological Services

Sustainability & Energy Statement

Submitted as part of this application by Buro Happold

BREEAM Report

Submitted as part of this application by Buro Happold

Stage 3 - Excellent BREEAM Rating

Statement of Community Involvement

Submitted as part of this application by Avison Young

Planning Statement

Submitted as part of this application by Avison Young

Heritage Statement

Submitted as part of this application by Kirsty Henderson

Summary:

Site relationship to Christchurch and Municipal Building explored. Key views and massing evidenced in report.

Contaminated Land Assessment - Phase 1 desktop Survey

Submitted as part of this application by Curtins

Summary:

The qualitative risk assessment (QRA) determined a varied level of level of risk associated with the proposed development. The QRA concluded by recommending that generic quantitative risk assessments (GQRA) were conducted in order to confirm the assessment of risk ascribed to each of the respective potential pollutant linkages (PPLs)

4.1 Brief

A New History Centre

- Create a new public space which is inspiring, accessible and welcoming. It will be a human, community space for residents and visitors.
- Allow heritage, innovation and creativity to combine with new technologies to deliver a future-focused, accessible archive.
- Provide opportunities to interact with and research the unique collections more easily, working with complementary partners to do so
- Provide more public spaces for activities which act as a base for audience engagement programmes to bring the service and the county's rich history to a wider audience.
- Help people connect with the buildings and the collections in a way that enable them to feel a part of the stories being presented.
- Bring archives alive and make the collections relevant to all generations, using digital technologies including sound and vision.
- Create improved spaces for staff and volunteers to work with collections to make them more accessible and allow increased numbers of volunteers

4.2 Schedule of Accommodation

Room Schedule			
Level	Name	Number	Area
Level 00	AV	G28	7.98 m ²
Level 00	Changing Places	G16	20.99 m ²
Level 00	CLEANER store	G21	5.65 m ²
Level 00	cleaners	G12	3.22 m ²
Level 00	cycling staff shower	G22	4.3 m ²
Level 00	DDA/wc	G15	4.03 m ²
Level 00	Delivery	G31	36.62 m ²
Level 00	fire lobby	G04	8.44 m ²
Level 00	Foyer / cafe / exhibitions	G01	215.05 m ²
Level 00	G14	0123	1.76 m ²
Level 00	INFORMAL SEARCH RM	G17	190.49 m ²
Level 00	Kitchen	G02	11.7 m ²
Level 00	LIFT		8.02 m ²
Level 00	LOBBY		12.52 m ²
Level 00	MEETING RM	G19	26.92 m ²
Level 00	Meeting room	G06	17.2 m ²
Level 00	New	F28	13.81 m ²
Level 00	Plant - mech	G32	12.09 m ²
Level 00	PLANT-el	G34	17.11 m ²
Level 00	quarantine	G30	17.53 m ²
Level 00	RESERVED DOCS	G18	20.77 m ²
Level 00	SECURE SEARCH ROOM	G20	176.42 m ²
Level 00	Stage	G04	149.21 m ²
Level 00	STAIR 1	G24	35.7 m ²
Level 00	STAIR 2		28.63 m ²
Level 00	STORE		16.88 m ²
Level 00	VRF	G33	1.77 m ²
Level 00	WC		13.33 m ²

Room Schedule			
Level	Name	Number	Area
Level 00: 37			1078.14 m ²
Level 01	ARCHIVES	F20	290.38 m ²
Level 01	CLEANER	F25	5.24 m ²
Level 01	coms	F12	6.01 m ²
Level 01	CONSERVATION STUDIO	F14	150.56 m ²
Level 01	corridor	F19	10.94 m ²
Level 01	DDA WC	F26	2.9 m ²
Level 01	el.cupbrd	F09	1.48 m ²
Level 01	fire lobby	F18	5.48 m ²
Level 01	LIFT		8.41 m ²
Level 01	LOBBY		20.14 m ²
Level 01	Lobby	F10	40.45 m ²
Level 01	OFFICE + VOLUNTEERS	F17	117.72 m ²
Level 01	PLANT ACCESS	F27	7.15 m ²
Level 01	PROCESSING	F11	41.6 m ²
Level 01	REPRO	F13	33.4 m ²
Level 01	riser	F08	1.76 m ²
Level 01	semi outdoor external plant	F21	106.67 m ²
Level 01	STAFF ROOM	F01	32.78 m ²
Level 01	STAIR		32.82 m ²
Level 01	STORE	F15	31.57 m ²
Level 01	Store	F31	1.41 m ²
Level 01	WC		6.24 m ²
Level 01: 26			955.12 m ²
Level 02- Plant Deck	Plant Deck	F29	154.02 m ²
Level 02- Plant Deck	stair / roof access	0127	127.5 m ²
Level 02- Plant Deck: 2			281.52 m ²

4.3 Use

The building proposal and end use will be a public archive building. The History Centre has been designed having the current occupancy and building usage strategy in mind:

- General visitors: 10,000 visitors p.a. visiting Tue-Sat. Visiting any time between 9 and 5. Average visit 3 hours. Max 60 at a time (expect daily average to be around 45).
- Group visits: 1000 p.a. visiting Tue-Sat. Max 25 at a time. Visiting between 10 and 3. Average visit 2 hours.
- Schools: 1000 p.a. visiting Mon-Fri. Max 30 at a time between 10 and 2. Average visit 2 hours.
- Staff: Max 10 at a time, Mon-Sat between 8 and 8. Average stay 8 hours.
- Volunteers: Max 10 at a time, Mon-Sat between 9 and 8. Average stay 4 hours.
- Contractors: max 3 at a time, Mon-Fri between 9 and 5. Average stay 3 hours.”
- It is considered highly unlikely that all of the above users would be on site at the same time. Cheshire Archives have confirmed that more typical building occupancy for the site will be c.10 staff and a school group of 30-40 and 40 casual researchers in any given time. School and group visits are typically dropped off on site by coach.
- Cheshire Archives have confirmed that the maximum number of people on site would be during 'event days' whereby a maximum of 150 people could be expected which includes staff, visitors and 'normal visitors'. These events will take place on a monthly basis and therefore only occur 12 times a year.

4.4 Archive Design Standards

For buildings of collections care and conservation, the design of the history centres should conform to the following standards:

- Conservation of Cultural Heritage – Specifications for location, construction and modification of buildings or rooms intended for the storage or use of heritage collection (BS EN 16893:2018).
- Conservation and care of archive and library collections (BS 4971:2017).
- Key considerations include security, air quality, environmental conditions, fire protection and prevention, fire detection, lighting/windows, pest management, protection from water, and building acclimatisation.
- The history centres should be designed to minimise the spread of fire and protect against theft/vandalism.
- Fire risk assessments should be carried out for both history centres to determine whether an automatic fire-fighting system should be installed in the storage spaces. Any such system should not cause damage to the collections in the event that it is used. If the risk assessment indicates a likelihood of fire spreading from outside a collection storage space, the structure shall be designed to achieve 4 hours fire resistance. The security strategy for the buildings will be informed by a security risk assessment, including the use of CCTV internally and externally. These considerations are particularly important for the following types of spaces in the history centres:
 - Collection storage and quarantine (both archives and local studies).
 - Secure search rooms and spaces where collections will be used for an extended period of time (e.g. conservation studio, reprographics, processing offices).



4.5 Layout & Access

The approach to positioning the building on the site was undertaken in consultation with Cheshire West and Chester Planners to ensure that any constraints from overall strategies for the wider area were considered. The key issues addressed were:

Site Access (Vehicular):

The existing and former site access was via the south of the site (indicated on drawing opposite), due to Network Rail having access rights to this land the main vehicular access point was defined early in the project as off of Lightfoot Street. The building has been orientated accordingly and maintains a relationship with the streetscape.

The proposed access allows the site adjacent not to become land locked.

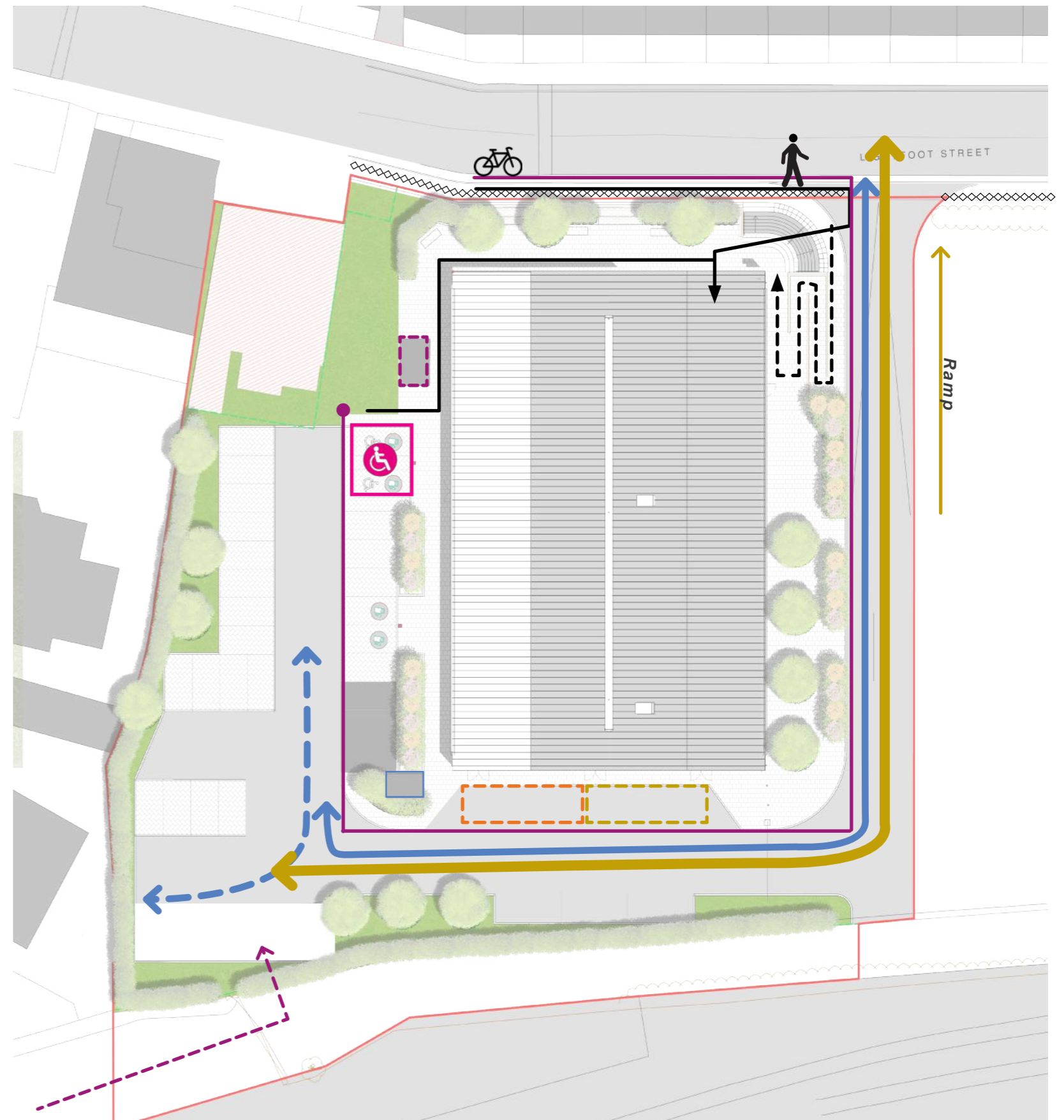
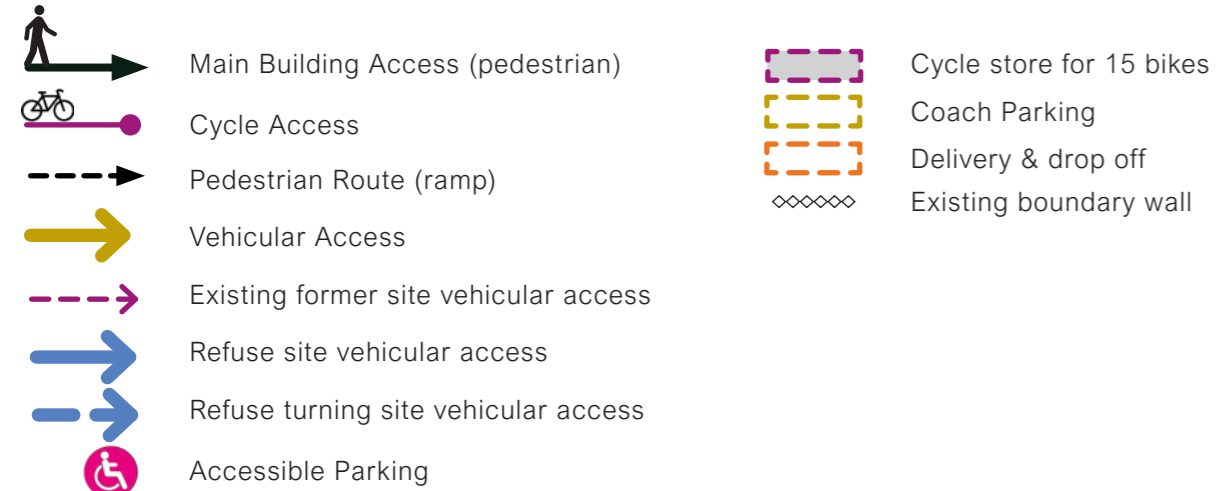
Site Access (Pedestrian & Cycle)

An existing retaining masonry boundary wall runs along the Lightfoot Street Boundary. The proposals look to retain as much as possible, and therefore pedestrian access is to be where the vehicular access opening has been proposed. The arrows on the plan indicate the building entrance. It was important that pedestrians and cyclists enter the front of the site. Creating a sense of arrival.

Streetscape.

It is important that the building addresses its residential context and streetscape. How the public enter the site via the level difference has been carefully considered, a ramp, steps and landscape buffer have been introduced to the Lightfoot Street perimeter, creating separation from the street. Artists are involved with the development of installations for the public realm space.

KEY:



4.6 Appearance

The functional requirements of an archive building mean that the majority of the building's façade needs to be a blank, windowless box to maintain the stable environmental conditions needed inside the building.

By arranging the public and private spaces internally we have encouraged the opportunity of opening up the Lightfoot Street Elevation with large glazed windows, showcasing some of the activity taking place inside, creating an interaction with the street.

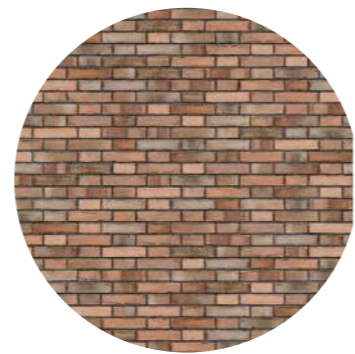
At ground floor red brick has been introduced, grounding the building into the site and addressing the surrounding residential buildings.

At first floor the standing seam cladding wraps around the roof creating the industrial connection.

The building's form and selected materials allow for a functional archive building whilst creating an interactive open facade which light can spill out into the surrounding context.



Euroclad Zinc Cladding



Red Brick

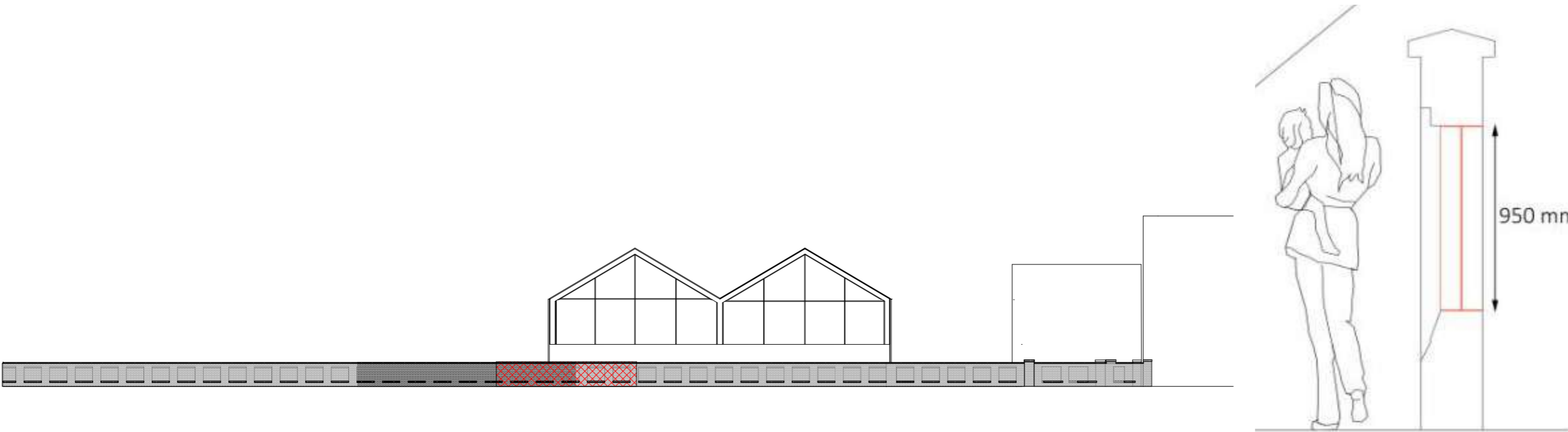


4.7 Boundary Wall

Existing Wall

The site's boundary wall sits within the Chester Conservation area. Curtins have conducted a survey of the wall investigating the walls structural stability and retaining element. It was concluded infill panels could be removed as long as a lintel was installed within the proposals.

The removal of infill panels will allow visibility to the proposal from the street. Pedestrians will be able to see glimpses of the building up until the approach and building entrance. The design team have worked closely with artists Heinrich and Palmer to create infill proposals.



4.8 Boundary Wall

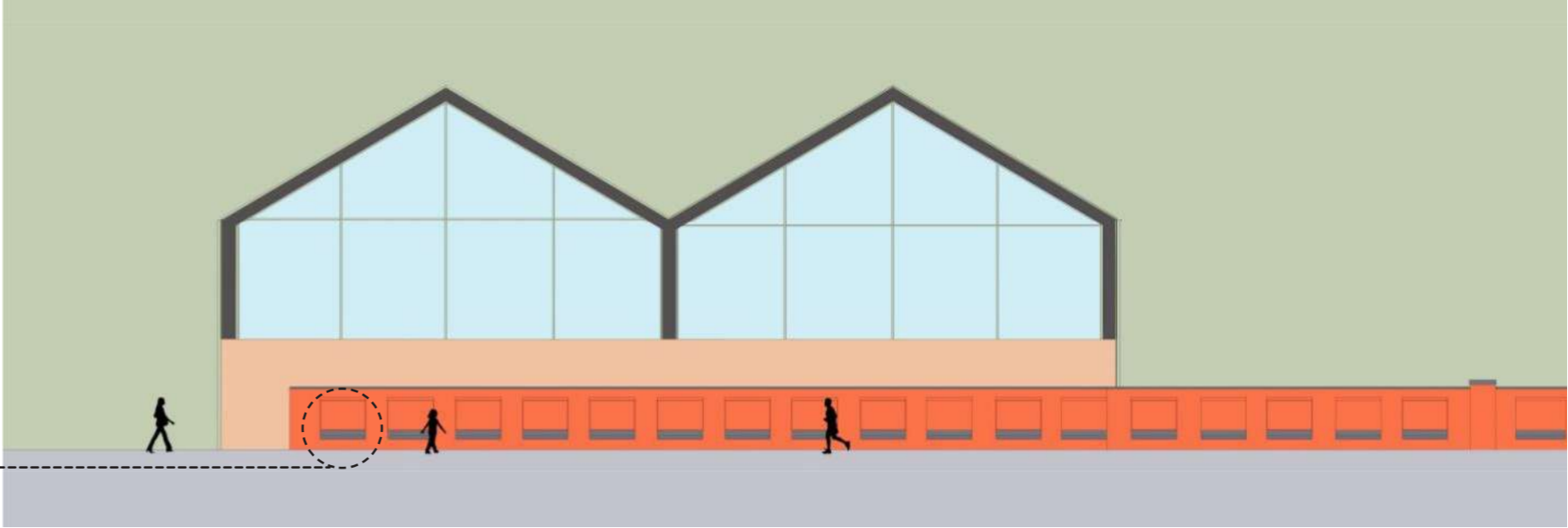
Proposed Wall Intervention

Using the archive's rich palette of materials and images patterns have been generated which will be cut in metal and fitted within the openings.

Each opening will have a different pattern reflective of the archives information.

9no. Openings will be formed across the perimeter wall.

Composition elevations testing how and how many panels should be removed has been documented on the next page.



Above: Artist Illustration of proposed boundary wall



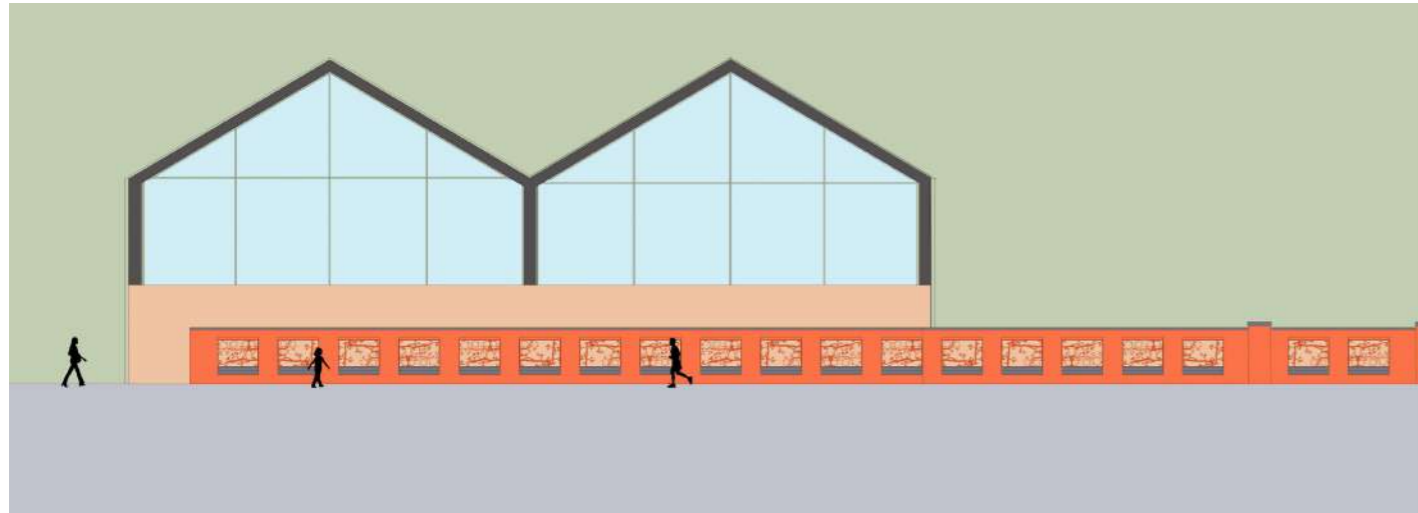
Above: Archive imagery and concept design pattern.



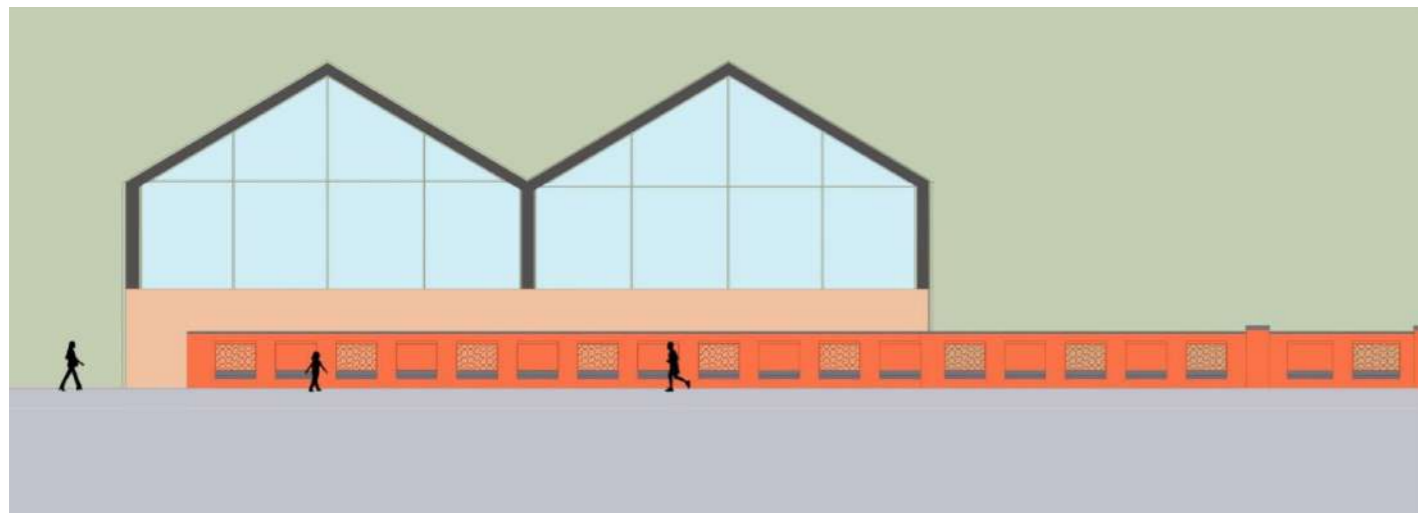
Above: Henrich & Palmer concept design pattern

Proposed Wall Options

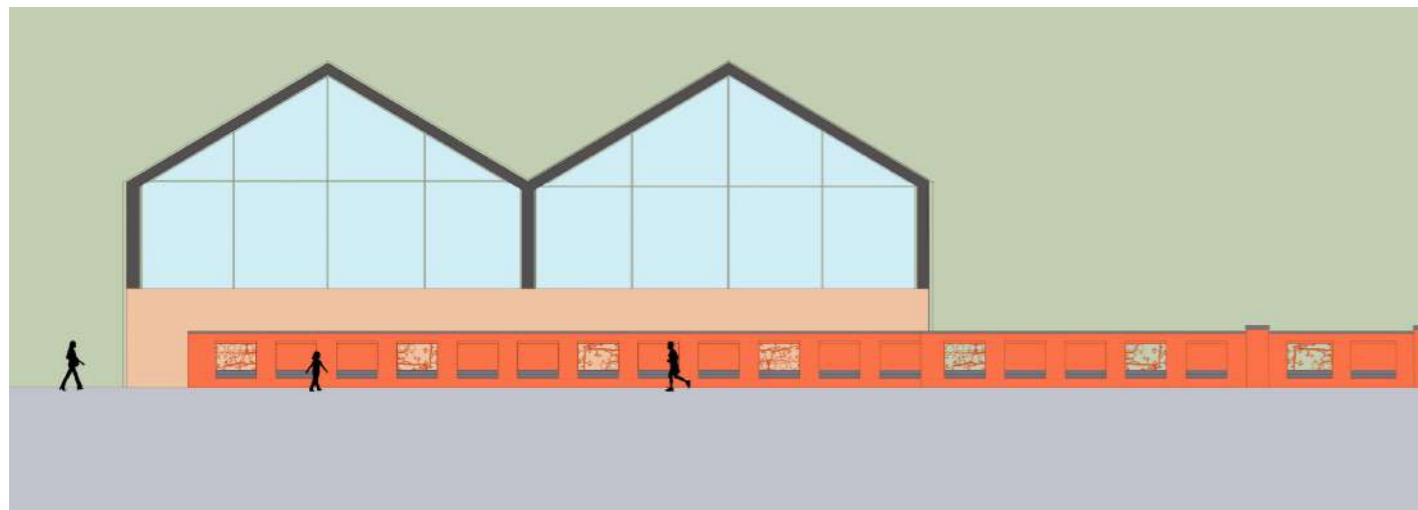
We have worked with Henrich & Palmer to explore options of the number of infill panels removed and the composition. Option 1 is the preferred option, which we feel gives enough interaction whilst not removing every single wall panel.



Option 1
Every panel removed



Option 2
Every other panel removed

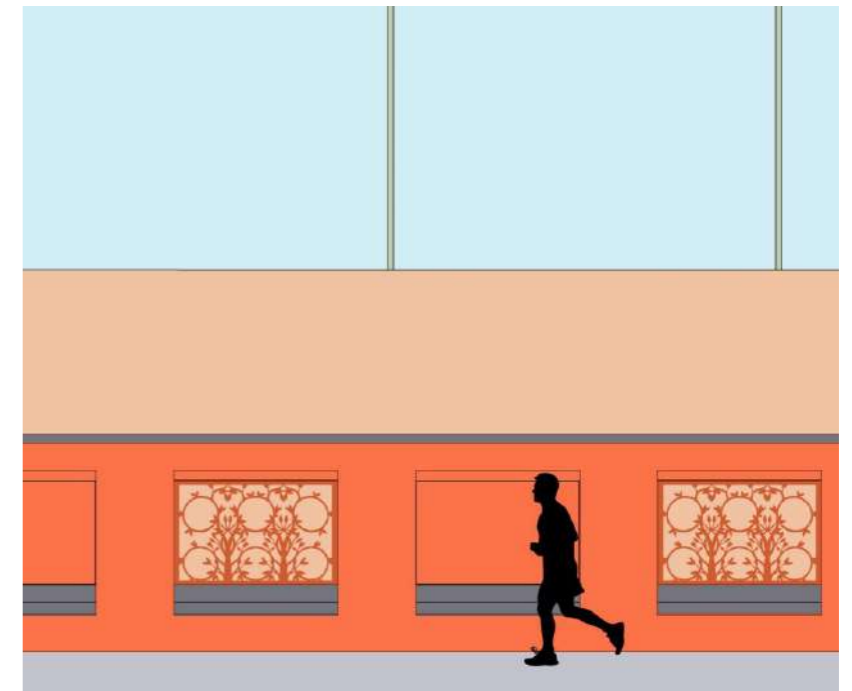


Option 3
Every coup

Proposed Option - Artist Impression



ABOVE: 3D Proposal on Lightfoot Street



ABOVE: Artist Design Intent

4.9 Exhibition Design

We have been collaborating with exhibition designers Bright White since we got involved in this project in 2018. Bright White have designed the interpretation plan which has been submitted to NLHF separately.

The Interpretation Plan, produced by CALS and Bright White Ltd, sets out to describe the logic and reasoning behind a series of communicative display proposals. Subtly different to exhibition design, interpretive design is based around the communication of key messages to an identified audience. The result is a series of online and on-site interventions that tell stories and provide access to tools.

The exhibition design has been reviewed and coordinated with Cheshire West and Chester's Senior Access Officer Peter Grime.



4.10 Ground Floor Plan

The main entrance to the History Centre is off Lightfoot Street. The entrance foyer is an open plan exhibition space which wraps around the Stage.

The Stage area has fold-able partitions which enhances the flexibility of the space; doors can be closed for exhibitions or opened for community events or lectures.

A non-gender specific WC layout has been introduced rather than separate Male/Female WCs along with a Changing Places Hygiene room.

The spaces to the rear of the building are secure and will be staffed during all opening hours.

The delivery spaces and storage facilities are at the rear of the building. There is a secondary staircase and goods lift which will be used predominately by staff moving archive material around the building.



A CCTV surveillance system will be provided externally to monitor the flowing areas:

- External entrance and building perimeter
- General internal circulation areas open to the public.

In general, the external CCTV cameras will be high resolution colour pan, tilt and zoom (PTZ) cameras suitable for the external environment.

Level 00



4.11 First Floor Plan

The first floor level has a large glazed facade overlooking Lightfoot Street. This allows for interaction from the street scape and visitors approaching the entrance can see the conservationists at work.

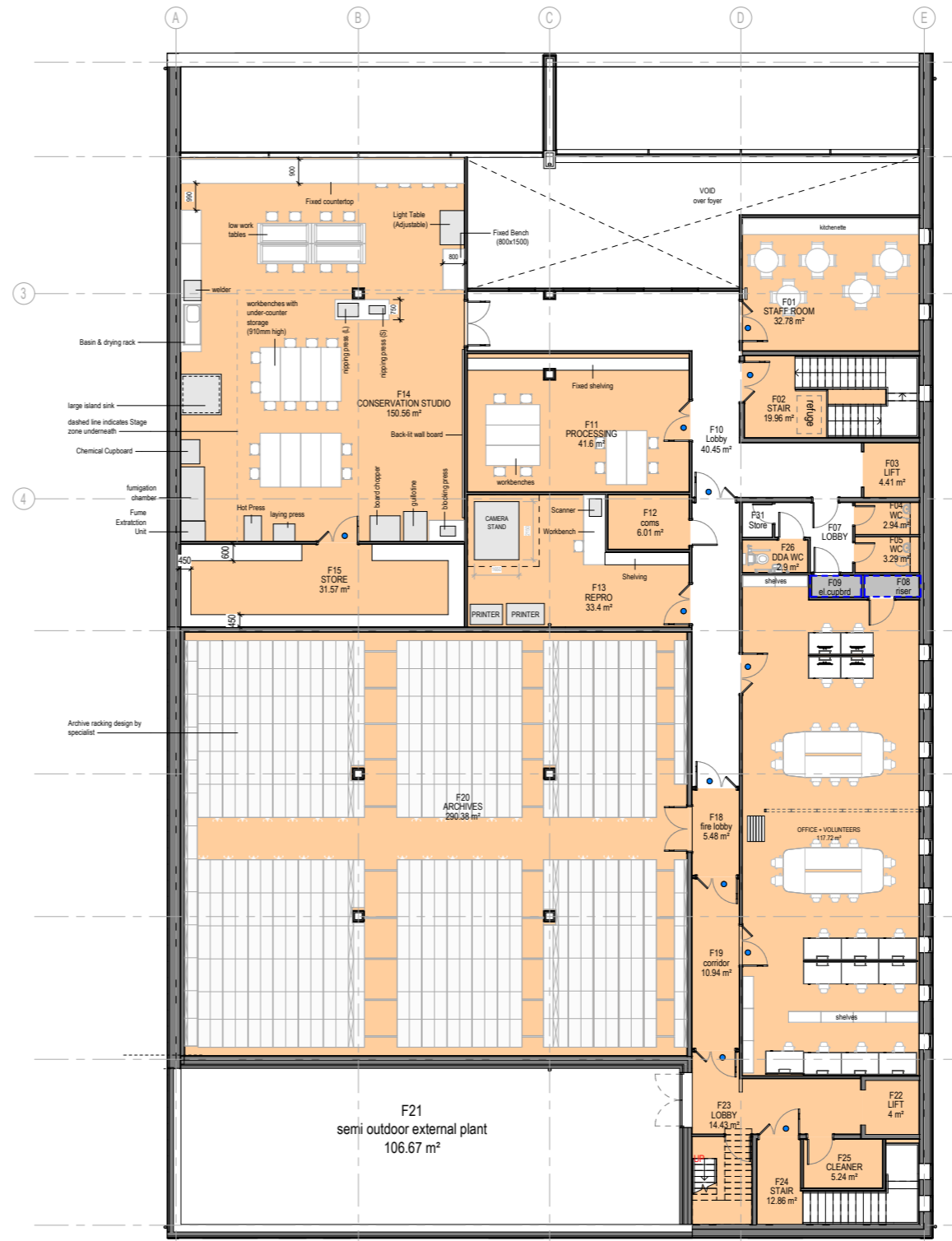
Other accommodation on the first floor includes: reprographics, staff room, processing, meeting and volunteers space.

The archive is situated on the first floor. The structural slab has been designed to accommodate a developed moveable racking design. The archive has been designed mechanically and structurally to meet Archive Design Standards.

The staircase and lift at the rear of the building will predominately be used by staff relocating and moving archive material into the relevant rooms.

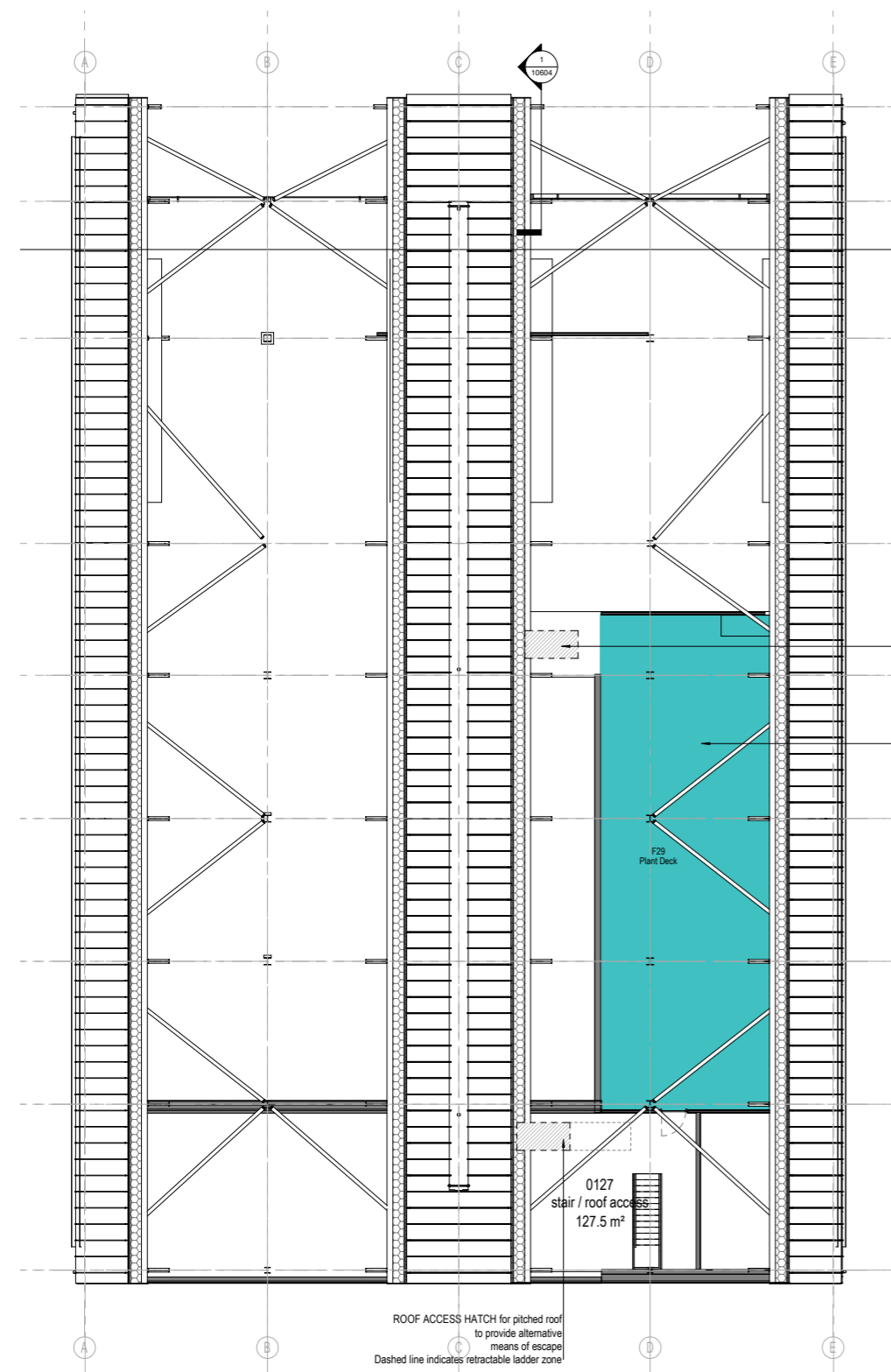
The plant deck will only be accessible by authorised personnel and is semi-enclosed. It cannot be seen externally. Buro Happold have produced a detailed MEP layout.

Scaled drawings submitted as separate planning documents



4.12 Second Floor Plan

Within the building's roof pitch an internal plant deck has been located on the second floor. This space also provides access onto the roof via two access hatches. The hatches are provided at either end of the plant space due to fire strategy requirements.

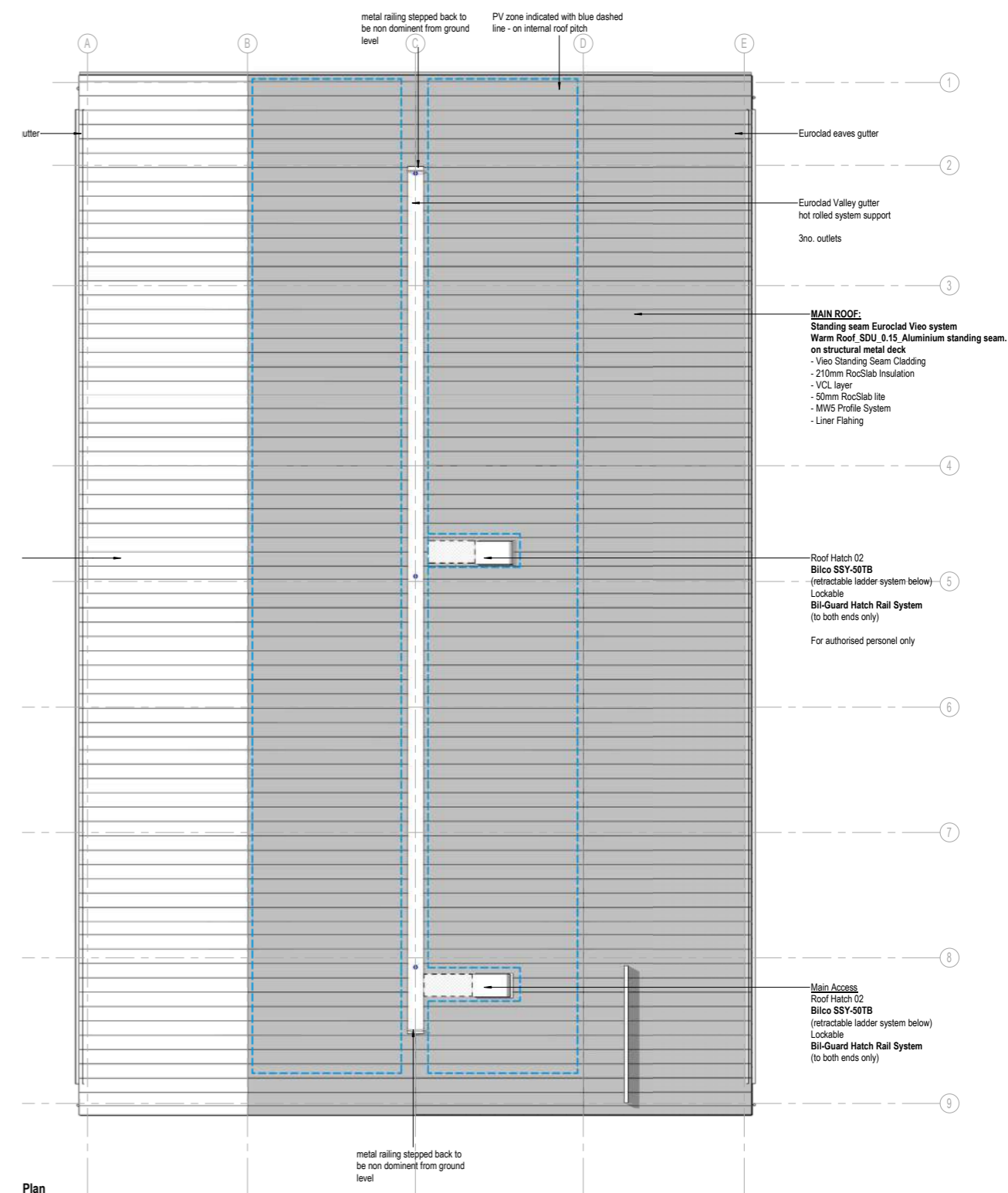


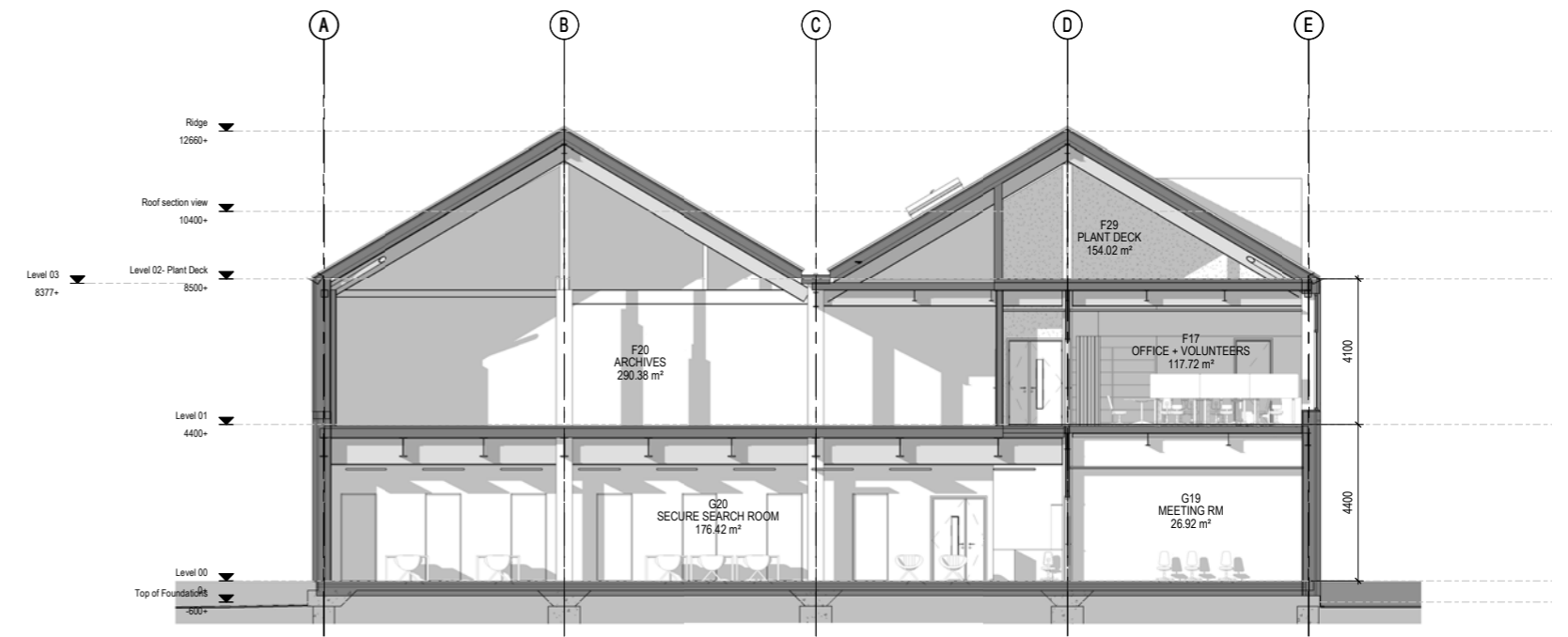
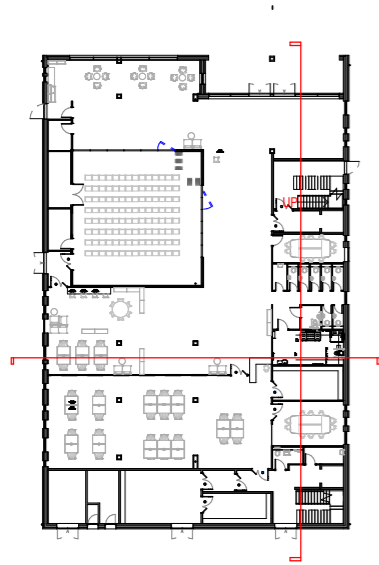
Scaled drawings submitted as separate planning documents

4.13 Roof Plan

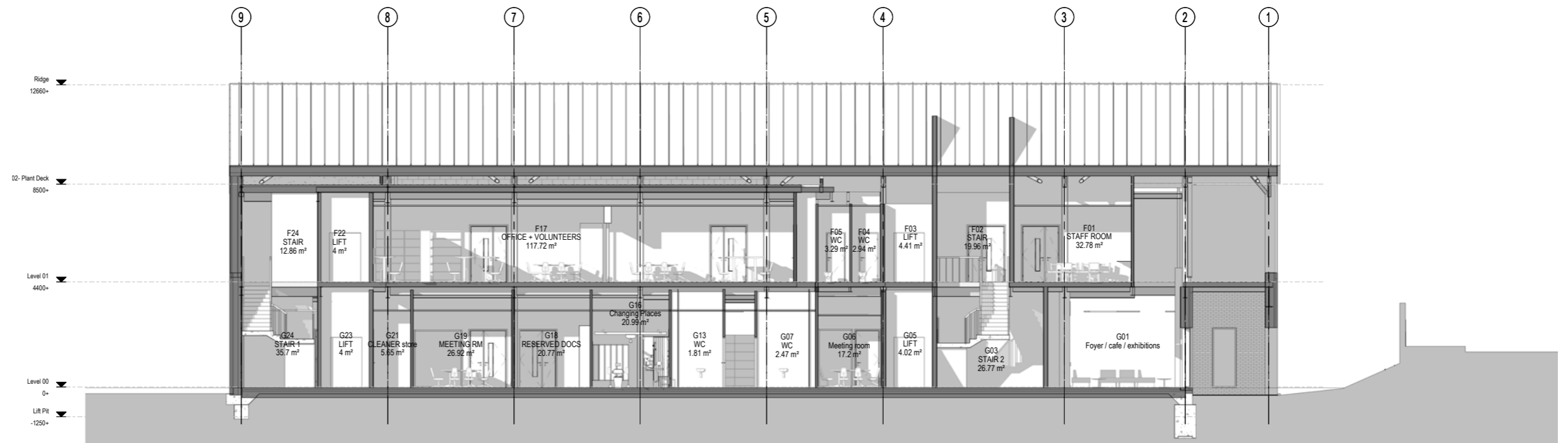
Roof Access will be via access hatches with stair/ladder systems from the second floor plant room. Mansafe access system is proposed for safe access to the roof. Centrally a 600mm wide valley gutter has been designed for roof access. Glazed balustrades will be set back from the building perimeter at either side.

PV panels will be located to the internal roof pitches.

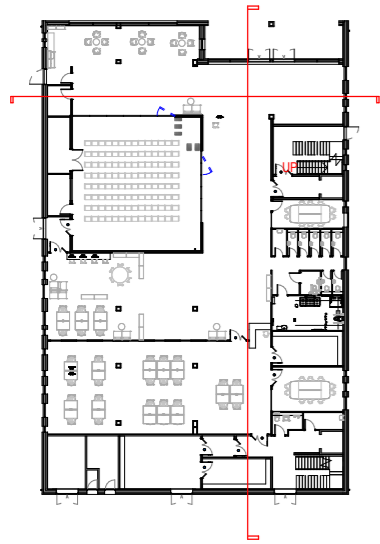




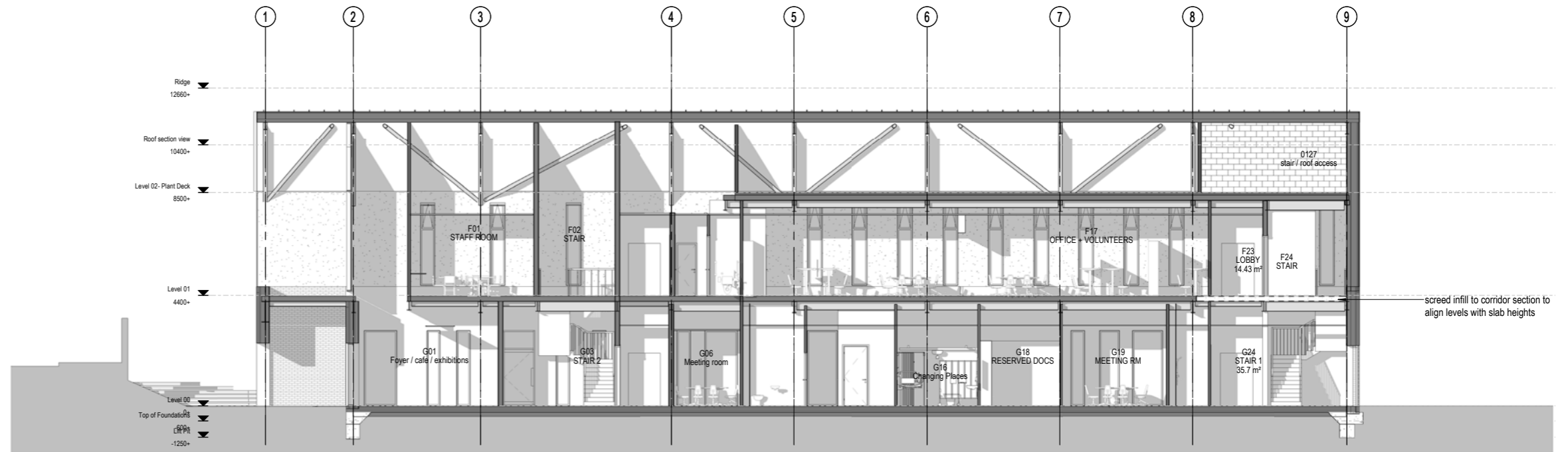
1 | (06)_SectAA



4.14 Layout - Sections



D | (06)Sect_DD



C | (06)_SectCC

4.15 Layout - Sections



1 Elevation - West
 SCALE 100
 1: 1

- EXTERNAL MATERIALS KEY:**
1. Red Facing Brickwork
Red Taylor Maxwell facing brick. Exact colour to be confirmed.
 2. Euroclad Vero Zinc Cladding
(Wall) 3mm PPC aluminium sheets. 600mm centres standing seams.
 3. Euroclad Vero Zinc Cladding
(Roof) 3mm PPC aluminium sheets. 600mm centres standing seams.
 4. Secret Gutter
Euroclad zinc.
 5. Dark grey Curtain Wall System
(operable) Senior Architectural Systems. Sunguard high sleeve glazing. SF52 series. All capped.
 6. Dark grey Curtain Wall System
(fixed) Senior Architectural Systems. Sunguard high sleeve glazing. SF52 series. All capped.
 7. Automatic Sliding Door
Senior Architectural Systems.
 8. External Aluminium Door
Senior Architectural Systems.
 9. Location for signage
Precedent image below.
 10. Zinc Fascia
 11. Steel Ballustrade
At roof level set back.
 12. Zinc louvre integrated into Euroclad panel
At roof level set back.
 13. Swift Box
(200mm x 200mm x 140mm)
Finish to match bricks.
 14. Bat Box
(440mm x 215mm x 102mm)
Finish to match bricks.
 15. Brick Substation with Parapet and Single Ply Roof
 16. Bin Store
Enclosure to match building zinc cladding.
 17. Bike Store
To fit 15 bicycles.

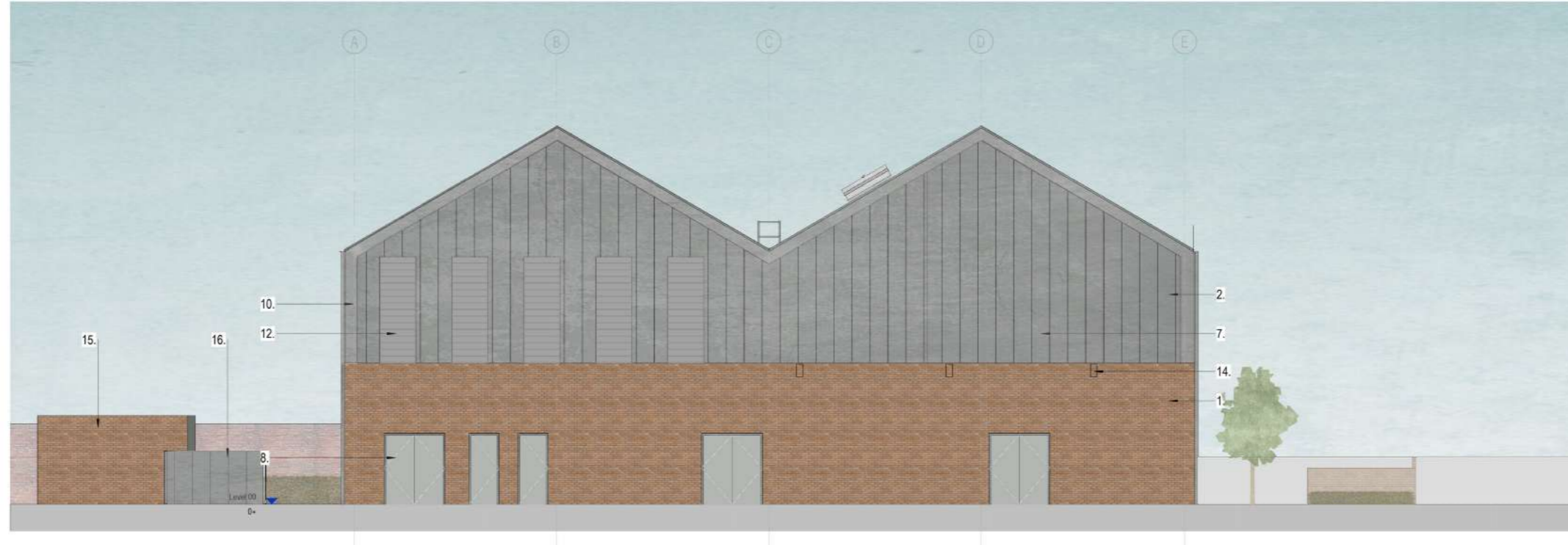


4.16 Layout - Elevations



- 1 Red Facing Brickwork
Red Taylor Maxwell facing brick. Exact colour tbc
- 2 Euroclad Vico Zinc Cladding
(Walls) 3mm PPC aluminum sheets. 600mm centres standing seam.
- 3 Euroclad Vico Zinc Cladding
(Roof) 3mm PPC aluminum sheets. 600mm centres standing seam.
- 4 Secret Gutter
Euroclad zinc.
- 5 Dark grey Curtain Wall System
(operable) Sensor Architectural Systems. Sunguard high sleeve glazing. SF52 series. All capped.
- 6 Dark grey Curtain Wall System
(fixed) Sensor Architectural Systems. Sunguard high sleeve glazing. SF52 series. All capped.
- 7 Automatic Sliding Door
Sensor Architectural Systems.
- 8 External Aluminium Door
Sensor Architectural Systems.
- 9 Location for signage
Precedent image below
- 10 Zinc Fascia
At roof level set back
- 11 Steel Balustrade
At roof level set back
- 12 Zinc louvre integrated into Euroclad panel
At roof level set back
- 13 Swift Box
(328mm x 206mm x 140mm)
Finish to match bricks
- 14 Bat Box
(440mm x 215mm x 102mm)
Finish to match bricks
- 15 Brick Substation with Parapet and Single Ply Roof
- 16 Bin Store
Enclosure to match building zinc cladding
- 17 Bike Store
To fit 15 bicycles

1 Elevation - East



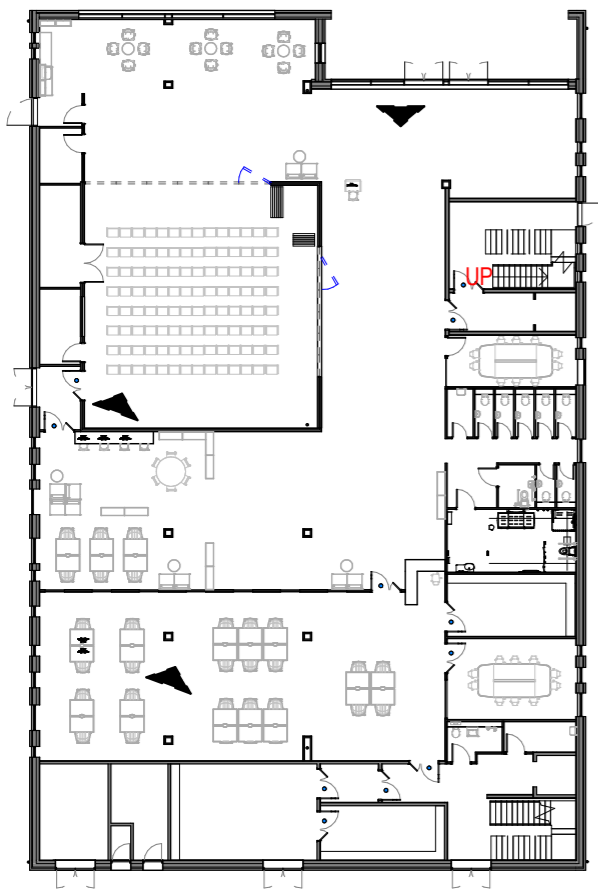
2 Elevation - South



4.17 Internal Views



01 - Informal Search Room

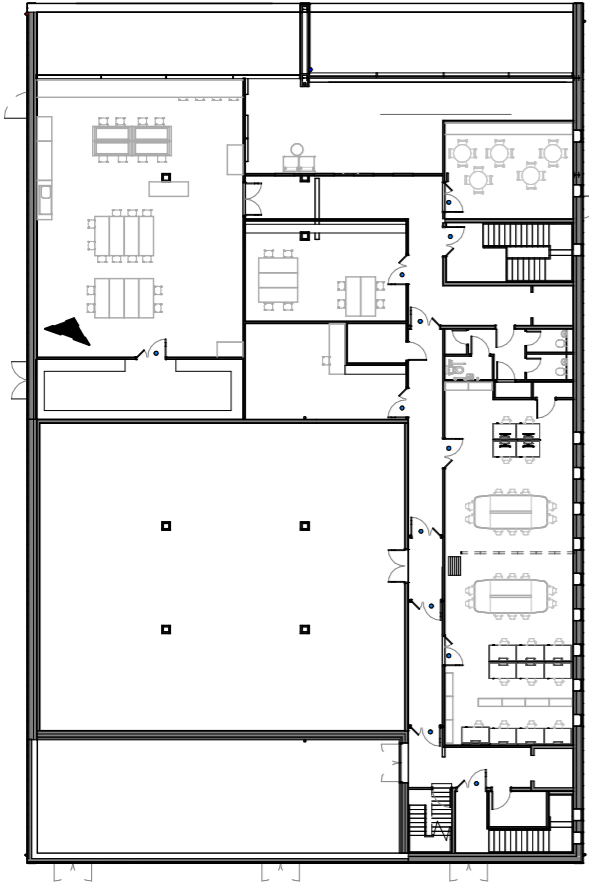


02 - Entrance

4.18 Internal Views



03 - Stage Area



04 - Conservation Studio

4.19 External Views



5.1 Access For All

The proposal has been designed in accordance with the requirements of Approved Document M of the Building Regulations. Demonstration of compliance is included in the drawings comprising this report, however, below is a brief strategic summary of the key elements of compliance:

- Externally we will create a fully accessible public realm, wheelchair friendly access throughout the site as well as access for the visually impaired will be taken into account when designing the detail landscape proposals at stage 3.
- The Chester History Centre will have a dedicated parking space for a disabled / blue badge holder. The DDA parking space is not required in this location however we will still provide one.
- Chester History centre will provide 5% of the overall car parking capacity for disabled / blue badge holders.
- Level access to all external and internal doors;
- All doors will be designed to provide clear entry width suitable for wheelchair and mobility scooter users.
- Main external access door will be automated.
- All lobbies will be suitable for wheelchair users;
- All steps and ramps, internal and external, will fully comply with requirements of Part M and BS8300;
- 2 lifts per each building will be provided, both Part M compliant.
- External landscaping materials will be suitable for disabled users; tactile paving will be provided where required.
- The internal flooring will be suitable for wheelchair and mobility scooter users.
- All fully glazed windows and screens will have manifestation (bespoke

- design to comply with BS8300 will be developed at stage 3);
- Entrance hall and reception area will be designed with various users' disabilities in mind to comply with Part M requirements;
- Switches, outlets and controls will comply with Part M.
- Sanitary accommodation for disabled users will be fully compliant with Part M and provided on both floors so that the travel distance is kept to minimum. We also will provide a large hygiene room to BS8300 Changing Places Facility standard which will be fully equipped (toilet, shower, shower bed/changing bed, hoist).
- All floors, walls, door, door furniture and other features will provide suitable colour contrast for visually impaired (LVR min 30 points).
- Internal signage will include braille signage.
- We also aim to use calm and neutral colour scheme suitable for people with various conditions such as dementia, autism etc.