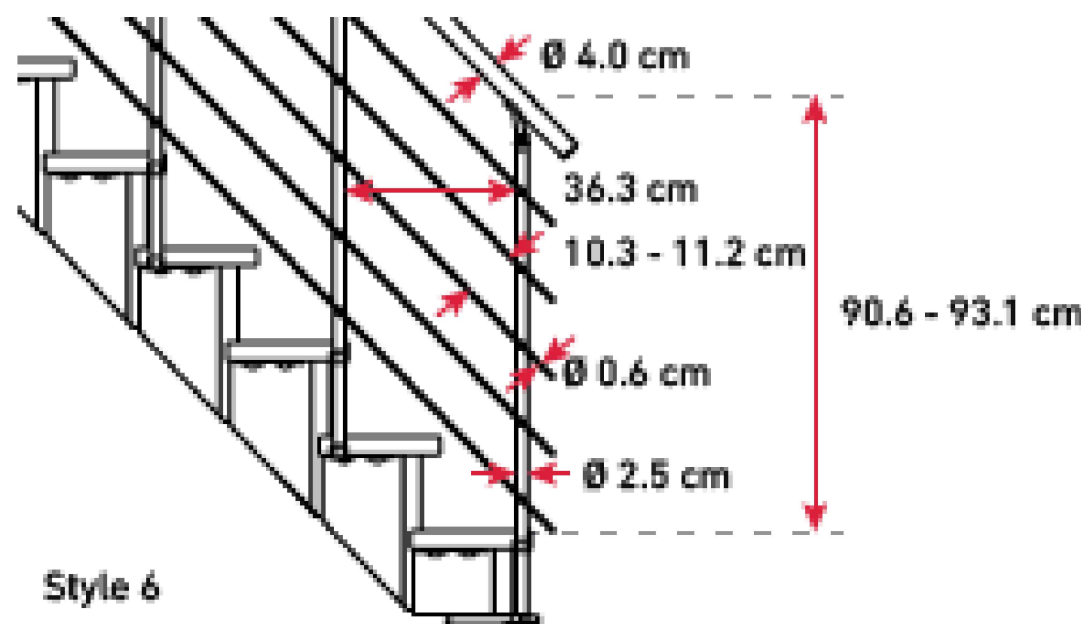
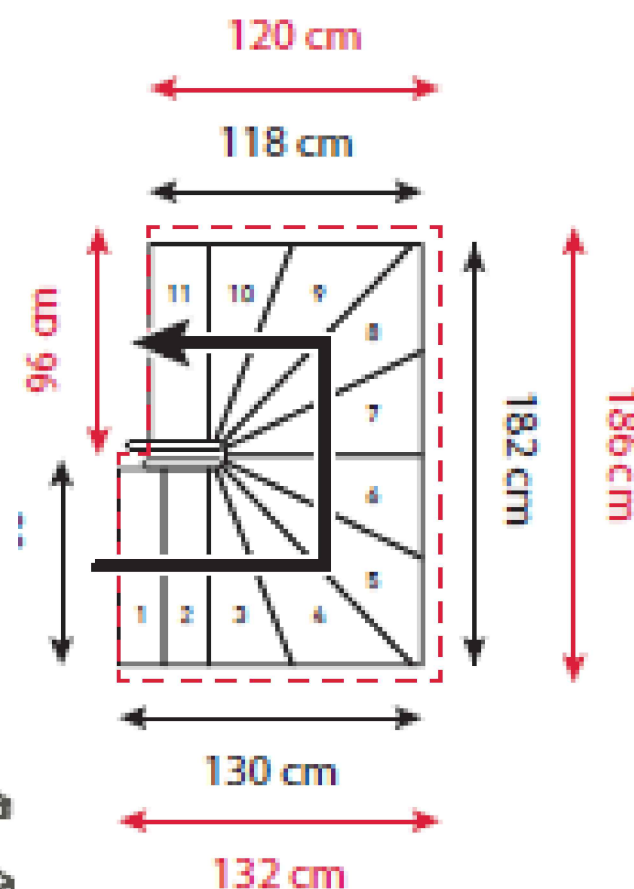
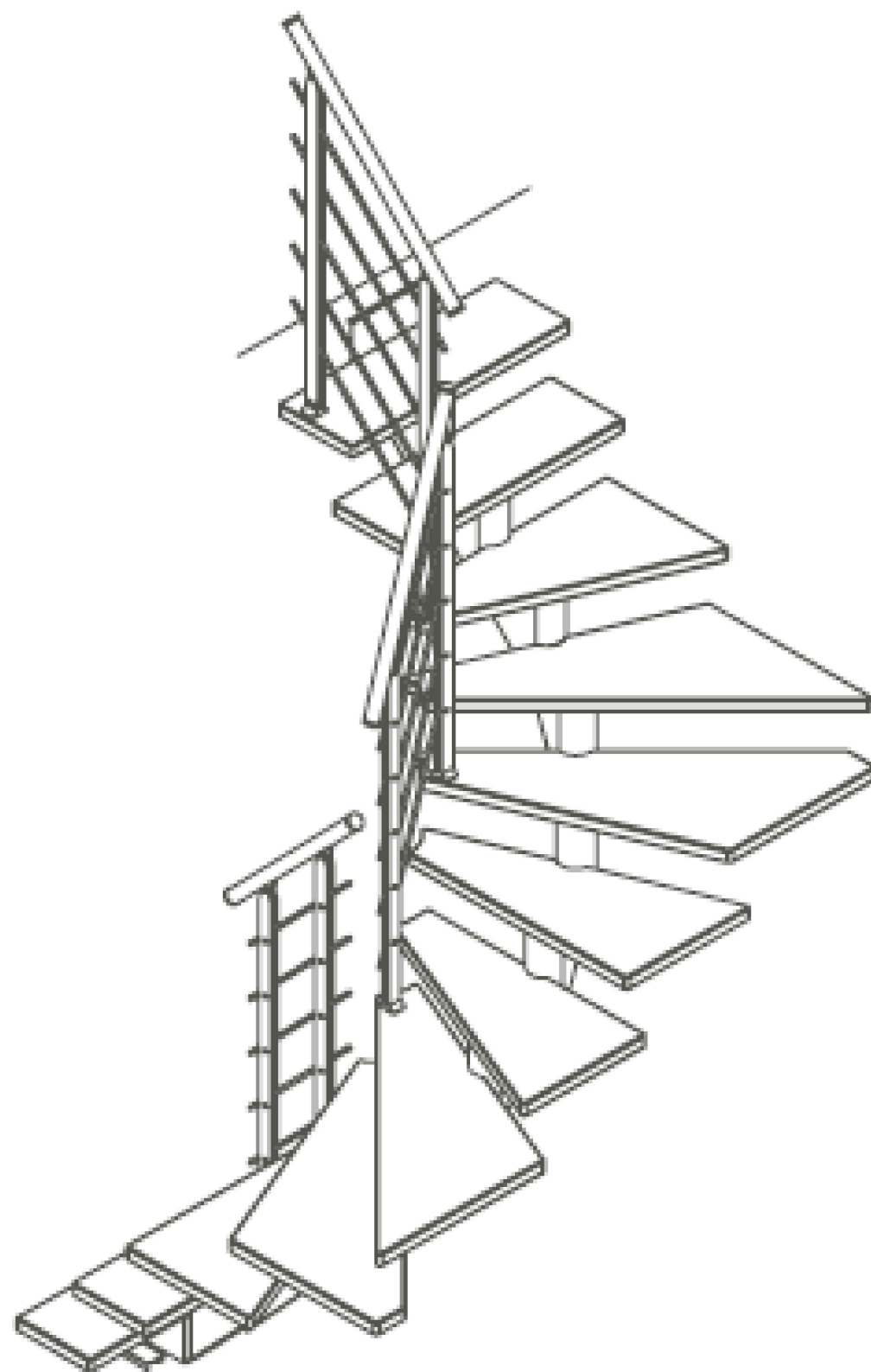




Do not scale this drawing except for planning application purposes  
All dimensions must be verified on site prior to construction  
This drawing is copyright of Cover Storey Architects LLP



Stairs: The existing western stairs are c.1970 and compromise the flexibility of the space. The proposal seeks to remove this staircase and replace it with a compact staircase giving access to the mezzanine (cutting a hole in the part of the mezzanine which is a later addition).

The existing staircase is a 800mm wide 11-riser access / egress staircase which will be removed. The landing will be reduced in length buy 1200mm to facilitate the insertion of a new compact stair:

Staircase system:

DOLLE Hamburg 11 riser system

Please note that flush fit connectors will be included to ensure a continuous handrail and at the first floor landing, the handrail will connect with a 1100mm high guarding to replace the existing c.1970's solid balustrade.

MATERIALS:

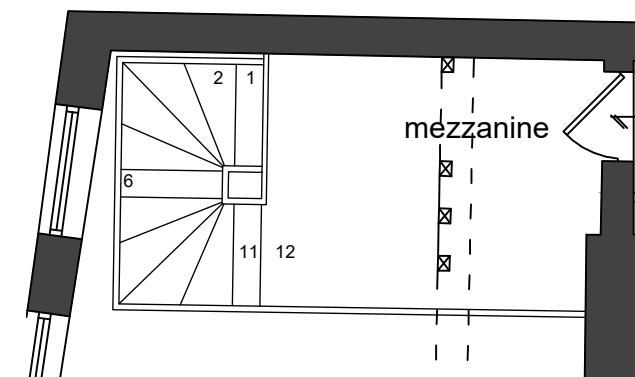
Treads: FSC-certified oiled oak

Handrail and guard rail: FSC-certified oiled oak

Central support spine: Black coloured coated metal

Balustrades and infill: Black colour coated metal with stainless steel infill rods.

(The drawings to the left are manufacturer's details and the stair is based on the '85cm' system to maintain the current minium 800mm clear widthfor means of escape.



NOT TO SCALE

|                                                                                                                                                 |             |             |     |           |
|-------------------------------------------------------------------------------------------------------------------------------------------------|-------------|-------------|-----|-----------|
| P1                                                                                                                                              | Revision    | AA          | AA  | 01.12.16  |
| REV                                                                                                                                             | DESCRIPTION | BY          | CHK | DATE      |
| Cover Storey Architects                                                                                                                         |             |             |     |           |
| Cover Storey Architects LLP<br>The Studio, 18 St Georges Avenue, Havant<br>Tel. 02392 006266<br>info@coverstorey.co.uk<br>www.coverstorey.co.uk |             |             |     |           |
| Project no:                                                                                                                                     |             | Drawing no: |     | Revision: |
| 23002                                                                                                                                           |             | P130        |     | -         |

|                       |                                |            |                  |             |             |             |             |           |
|-----------------------|--------------------------------|------------|------------------|-------------|-------------|-------------|-------------|-----------|
| Project name:         | Drawing name:                  | Scale @ A3 | Drawn / Checked: | Date:       | Status:     | Project no: | Drawing no: | Revision: |
| The Coach House, HDYT | Proposed Replacement Staircase | NTS        | DS / JF          | August 2023 | PRELIMINARY | 23002       | P130        | -         |