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George House
BASEMENT
48A George Street
Manchester
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ACCESS OPTIONS

The existing main access to the upper floors is from George Street on steps to the raised ground floor. There is also access at the rear of the building from Back George Street on steps leading to the upper ground floor.

To the basement is a front entrance via two steps down to the internal stairs which lead to the basement level, and this is the same to the rear access. There is a goods lift to the rear of the building but only accessible up internal steps to the upper ground floor. There is no access to the basement level from here. The original goods lift is an 8-person lift thus being of sufficient size to facilitate wheelchair use. The basement is generally of a single level however once the existing basement level is reduced this will create steps to the lift lobby as well as longer flights from the main entrances.

Having consulted with Manchester City Building Control (Kamal Beckles) and measured the bulkhead heights available with the levels of the ground and stairs goings it has not been possible to either create a platform lift nor install a platform stair riser along one side of the stairs to both the front and rear entrances. It would also mean alterations to the floors which will have to be subject to consideration of the Listed Building. However for possible future alterations to the building and when access is made available to wheelchair users, a disabled toilet will be installed as part of this application. The stairs will also be designed for the ambulant disabled.

01) Ramp

The two options are shown on drawing L485/12, and shows that it is not possible to walk into the building due to restricted height both to front and rear doors. However if this is to change sometime in the future then the ramp will take half of the shop sales area (the rear area is for loading and packing) which would not make economic sense. The scheme for a ramp has also been considered for the back door and again this takes up most of the loading and packing area.

02) Platform Stair Lift

The two options are shown on drawing L485/11 top drawings, and shows that it is not possible to walk into the building due to restricted height both to front and rear doors. However if this is to change sometime in the future then a stair lift could be fitted at the front as long as it does not hinder fire escape. The stairs would have to dogleg around the column. The scheme for a stair lift has also been considered for the back door and this could be possible if the bulkhead was removed.

03) Platform Lift

The two options are shown on drawing L485/11 bottom drawings, and shows that it is not possible to walk into the building due to restricted height both to front and rear doors. However if this is to change sometime in the future then a platform lift could be fitted at the front as long as it was acceptable to locate it in front of the window. The scheme for a platform lift has also been considered for the back door and this could be possible if the bulkhead and existing beams are removed to well within the building.