

 **PRINCESS COURT**

Equality Act Statement

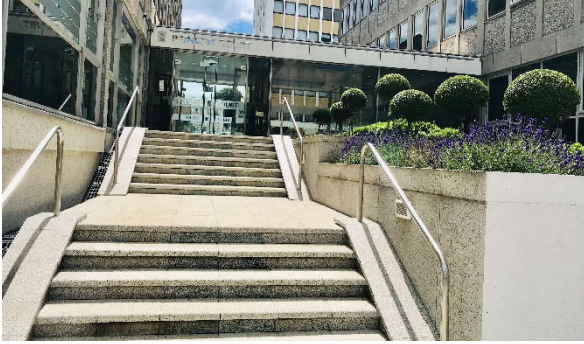


| MISSION STATEMENT

- As the use of Princess Court as a purpose-built office building pre-dates DDA legislation, now consolidated in the Equality Act 2010, the present owners and their Managing Agents have made DDA requirements a central theme of all modernisation initiatives.
- Our compliance with the Act is a central reason for ATOS, a Government Agency dealing with disability claims, to have chosen the building.

| ACCESS

- Wheelchair Access into Princess Court is achieved either through the Notte Street entrance or directly from the underground car park.
- At street level there are 2 entrances, Princess Street and Notte Street. As part of the building's commitment to continue to improve DDA compliance it is intended to have the existing swing doors giving access to the building replaced by electrically controlled automatic doors.
- The building is served by 2 lifts both of which are fully DDA compliant.
- All common parts doors and door frames are designed to comply with clear opening widths of 800 mm.



Northern elevation access with lighting and handrail.



Southern elevation level access.



Frosted glazing.



Frosted glazing.



Northern elevation access with lighting, handrail and coloured panels to risers.



Southern elevation level access with lighting, frosted glazing and level entrance for wheelchairs.



Lift access to all floors.



Lift inner panel.



Staffed Concierge and LED lighting to common areas.



Lowered level reception desk designed for ease of wheelchair use.

| DISABLED TOILETS

- Disabled toilets are provided on every floor, in both wings of the building. The ground floor wet room is designed with wheelchair access in mind to include warm air full body dryer.



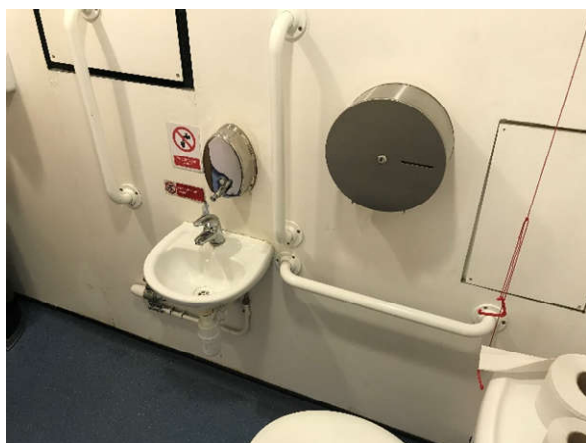
Demised disabled toilet to first floor.



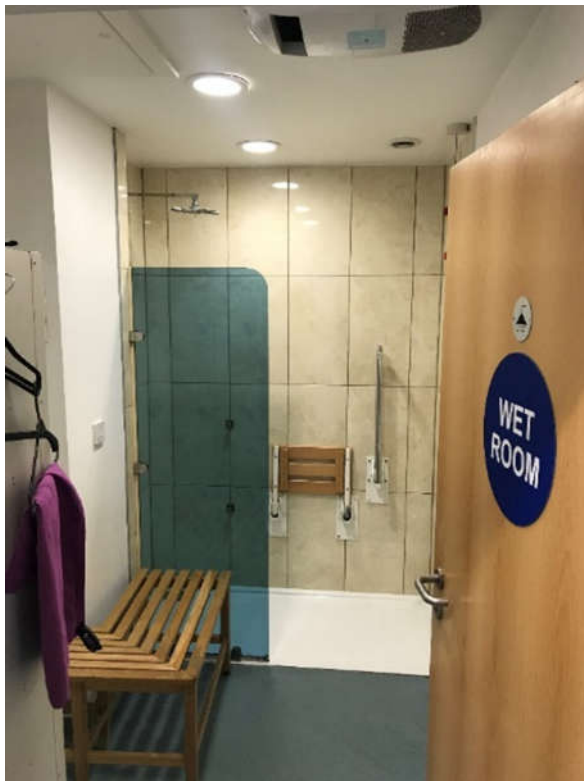
Demised disabled toilet.



Communal disabled toilet.



Communal disabled toilet.



Disabled friendly wet room



Ceiling mounted warm air full body dryer.



Wall mounted warm air full body dryer and control button.

| CONSIDERATION FOR THE VISUALLY IMPAIRED

Consideration is given to sight impaired visitors:

- The granite clad steps on the Princess Street elevation have different coloured panels in the risers.
- Clearly visible stainless steel hand rail serving northern entrance.
- The glass entrance doors have visibility banding as does all the glass in the common areas.
- The lifts and all the common parts are correctly lit with LED lighting throughout the common parts.
- Common parts signage is at a level to be legible for those in wheelchairs.
- Staff are directed to keep pathways and steps free of leaves, snow and ice with a supply of salt is kept on site.



Frosted glazing



Frosted glazing



Northern elevation access with lighting and handrail



Southern elevation level access with lighting and frosted glazing

| MANAGEMENT AND STAFF

- The Managing Agents to undertake arrange appropriate training for the concierges in matters concerning The Equality Act and their response to disabled visitors.
- Stratton Creber Commercial have recently taken over the responsibility for the Management of Princess Court with Chris Reed in charge of the Stratton Creber Commercial management team.
- As part of the new management regime, Stratton Creber Commercial will have a new Equality Act audit carried out - in line with audits on all systems in Princess Court.
- The intention is to maintain a programme of continued improvement in all aspects of the building.
 - Replacing main entrance doors to building with automatic doors (by Christmas).
 - Providing additional electrical charging points to car park.
 - Undertaking a security audit to make sure the tenants are properly protected to latest standards.
 - Additional lockers and shower facilities will be provided for tenant use in the basement adjacent to the bicycle park.