



Important – Please read carefully and take appropriate action

HS&E ADVICE NOTE

SCAFFOLD STAIRCASES

REF: HSE/24/09

DATE: October 2024

DESCRIPTION

In May 2023 a decision was made by the Group HS&E Committee and communicated out to all construction teams that we would move to scaffold staircases being the preferred method to gain access to the scaffold working lifts. We set a timeline for this move to be phased in:

- All new developments/ phases due to commence after 1st January 2024.
- All other developments/ phases commenced before the 1st of January, by the 1st of January 2025.

All new scaffolds erected from 1st January 2025 MUST have the below specification in place on ALL developments. Any site which has a ladder where they should have a staircase under the specification requirements will be issued with a 1 score and a task to rectify this, if this is not done in the time set then this will be escalated to a zero score. From 1st March 2025 this will be an immediate zero score.

Future specification (for all developments/phases due to commence after the 1st of January 2024 and ALL other developments from 1st January 2025)

A new development/ phase commences when foundations are started

Building Type	Number of Storeys	Type of Property	Type of Access/Egress to be used
House	Up to 2.5	Terraced (3 or more plots)	Staircase
		Semi	Staircase
		Detached	Staircase
	3	Terraced (3 or more plots)	Staircase
		Semi	Staircase
		Detached	Staircase
Flats	Any	N/A	Staircase
Bungalow/ garage/ gable access	1	N/A	<ul style="list-style-type: none">• Ladder access bays with single lift ladders• Ladder access bays with multiple lift ladders• Internal ladder access with protected trap

			<ul style="list-style-type: none"> Pole ladder external access with safety gate (Maximum height from the ground to the top lift must not exceed 3m, i.e. 1 lift, double halos must be fitted around the top of the ladder)
<p>Note: Where a staircase has been identified as the type of access/ egress to be used and is not practicable due to space or other restrictions, one of the following types of access must be put in place:</p> <ul style="list-style-type: none"> Ladder access bays with single lift ladders Ladder access bays with multiple lift ladders Internal ladder access with protected trap 			

Please also note that when the site closes at the end of the working day that all scaffold staircases need to be fully secured, an alert was issued in relation to this in December 2023, providing details on how this can be achieved.

 [HS-Alert-HS019-Securing-Haki-type-staircases.pdf](#)

ACTION

Please ensure you read and follow these instructions.

If you have any questions, then please do not hesitate to contact your local Group HS&E Advisor.

This message has been sent to:

X	Commercial			Finance	X	Administration/MD
	Technical			Sales		Land
X	Construction			Customer Care	X	PLC – H&S staff