

## PLANS FOR BUILDING A NEW STORE.

Hints and Suggestions which Merchants May Copy or Adapt.

Written for THE DRY GOODS REVIEW, with Specially Drawn Plans, by J. C. A. Herlot, of Messrs. Macdonald & Herlot, Architects, Montreal.

It is presumed that unless a merchant's business is a small one, or that he confines himself exclusively to one line of trade, he will require more space than can, under ordinary circumstances, be contained on two floors. In the smaller stores, such as those found in villages, two floors, the basement and ground floor, may be sufficient for all purposes, but when the towns and cities are reached we find that many of the large stores occupy several floors. In cases where one or two floors above the ground floor are used for various departments that cannot be accommodated lower down for want of space, a staircase might answer, but, as a rule, the public are very adverse to climbing stairs in these days of elevators. The elevator is necessarily an expensive feature, but when one has to climb to a height of more than two storeys it becomes an absolute necessity.

In the tenement and flat houses in large cities there are never, except in rare cases, more than two flights of stairs, for the reason that anything in excess of that number would almost preclude the possibility of their being rented. The same argument applies equally in regard to commercial structures, and it will not be wise for any merchant to attempt more than two floors without an elevator.

The staircase should be near the centre of the store, or in the centre

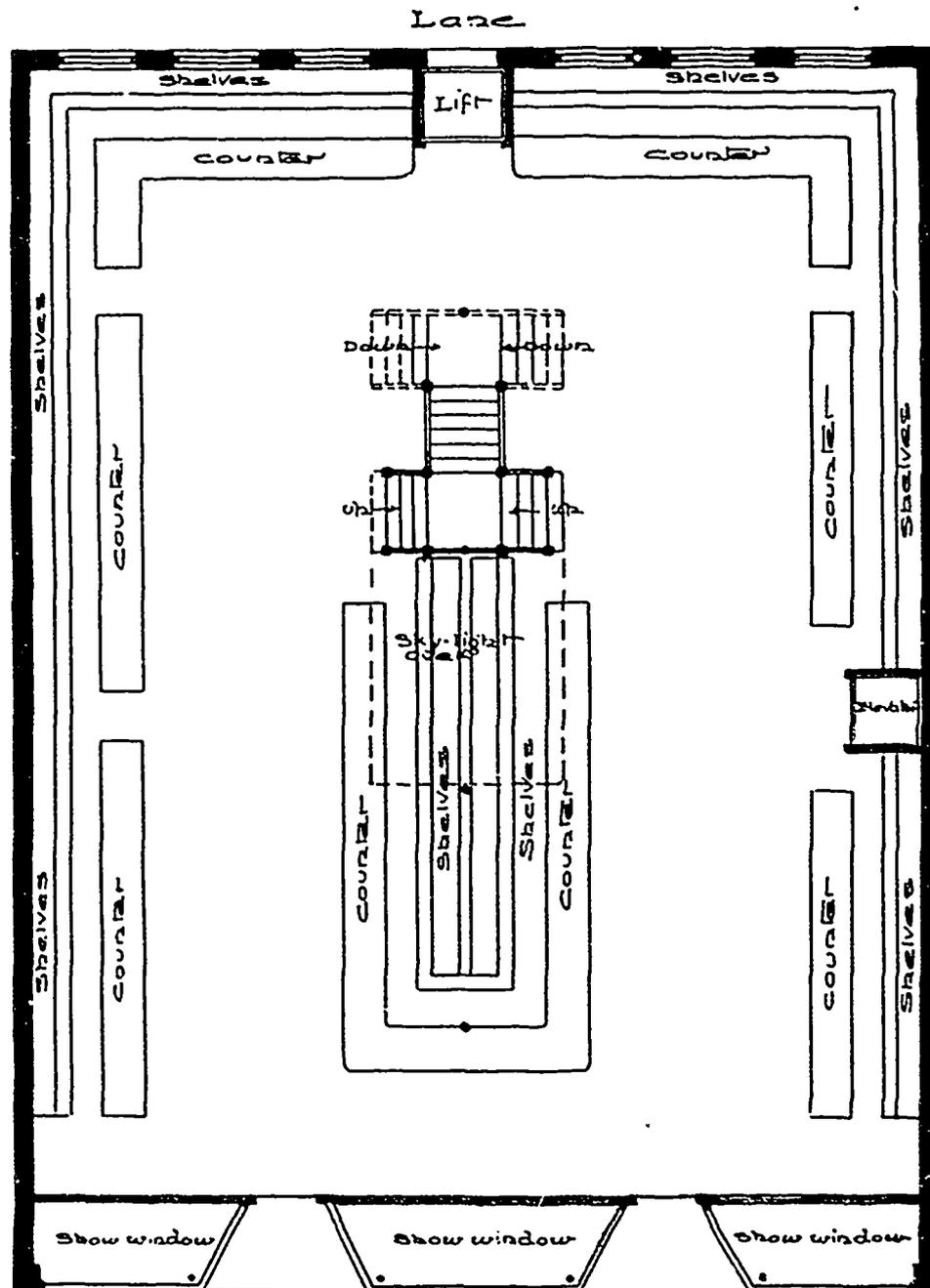
against the back or side wall. As a rule it should be placed against the side of the wall which is parallel to the long axis of the building. By placing the staircase in the position suggested it is always about equally distant from the four corners of the building and convenient of access from the entrances.

The staircase should always be well lighted, either by windows in the wall at the landings or by skylights so placed that the light will be thrown down the stair-well.

The stairs should be constructed in flights of not more than 12 steps, with landings to break the run. The long straight staircase is very tiresome to ascend, and in no case should the flights contain a greater number of steps than 12.

Another point to be guarded against is, that winders are never found in a good staircase. It will be found, as a general rule, that three flights of steps are necessary to get from one floor to another, which would make two landings, one between the first and second flights and one between the second and third flights.

The landings should always be the width of the staircase and about square in plan. The staircase itself should be as broad as possible, and never less than four feet in width, as it is not comfortable or convenient for people to pass each other with less than that width. The risers should not be more than seven inches high



Plan of Store on 50 ft. Lot. Scale,  $\frac{1}{4}$  in. = 1 ft.