

## LIFETIME HOMES STATEMENT

<b>Job Reference:</b>	9FIT	<b>Date:</b>	19.04.2013
		<b>Application:</b>	Full Planning and Conservation Area Consent
<b>Address:</b>	9 Fitzjohn's Avenue, NW3	<b>Our reference:</b>	9FIT-B-PL-130419

### 01. Parking (width or widening capability)

Slight alterations are proposed to the current on-site parking layout but the space to park 2 cars will remain which will cater for the proposed use as a single family dwelling (Please see site plan).

### 02. Approach to dwelling from parking (distance, gradients and widths)

Minor alterations are proposed to the front external landscape, as it is situated within a Conservation Area, however as far as practicable all approaches to the dwelling will adhere to the advised gradients to allow the maximum amount of people to access the property. There is also potential for a future stair lift to the lower ground floor that would not have a notable impact on the conservation area.

### 03. Approach to all entrances

As mentioned above, there are minor changes to the front entrance of the property, however, as far as practicable all approaches will be clear and wide enough for a wide range of people and the access will remain in its current location.

### 04. Entrances

All criteria will be met to ensure the entrance is accessible to the widest range of people possible; well lit entrances/ level thresholds and clear opening widths.

### 05. Communal Stairs and Lifts

A new lift will be installed in the property allowing for access above ground floor for most people.

### 06. Internal doorways and hallways

All proposed hallways and doorways will allow adequate movement through them.

### 07. Circulation Space

The main circulation spaces are typically 1200mm or wider allowing for adequate movement for a variety of users

### 08. Entrance level living space

The possibility for entrance level living space will be provided for those who are less able to use stairs. All levels except the top floor are accessible by lift.

### 09. Potential for entrance level bed-space

There will be the possibility for an entry level room to provide a bed to allow a member of the household to sleep on this level, however as mentioned, there is a lift that serves the upper floors.

### 10. Entrance level WC and shower drainage

A lift will provide access to upper floor showering facilities. Sealed en-suite showers will be level with floors.

### 11. WC and bathroom walls

Future provision for grab rails will be accounted for when internal design layouts are configured.

### 12. Stairs and potential through-floor lift dwelling

A new lift will be installed in the building allowing for the widest range of people access.

### 13. Potential for fitting of hoists and bedroom/ bathroom

The potential for future fitting of hoists will be available in the property.

### 14. Bathrooms

Potential for a fully accessible bathroom will be designed and incorporated as far as possible into the scheme.

### 15. Glazing and window handle heights

Generally the windows will be replaced to match existing; there is limited opportunity to change window heights as it is a Conservation Area. Where practical we will modify windows to meet this requirement.

### 16. Location of service controls

Services and controls will, as far as possible be located together and in line with Criterion 16. They will be easy to access in case of emergency.