

**Change of Use & Loft Extension to Create Residential Units to no.s
37 & 39 King's Terrace, London NW1 0JR.**

The above development cannot meet all the Lifetime Homes Criteria, due to the following:-

1. There are no parking facilities available, thus this standard does not apply.
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3. The access along Kings Terrace is established with its very narrow footpaths and the level will be kept as the existing.
4. a) The external entrances will be illuminated via the provision of low energy external lighting.
b) The entrance threshold is stepped from the pavement as existing.
5. a) There is no provision for a lift due to the size and layout of proposed flats.
b) The staircase from ground, first & second floor is existing and will be kept insitu.
6. There is not enough space for the 300mm to the side of the leading edge of doors on the entrance level or the internal doors.
7. There is space for turning a wheelchair in the ground floor flats living room/dining area, but due to the proposed flats not benefiting from a lift or ramp, this standard does not apply.
8. There is a living room at entrance level.
9. There are bedrooms at entrance level.
10. a) There are WC's at entrance level but due to their sizes, they do not meet Part M.
b) There is a bathroom at entrance level but due to its size, it does not meet Part M.
11. The bathroom does not comply with Part M, due its size and door width. Therefore walls need not be adapted for handrails.
12. a) Provision for future stair lift cannot be accommodated due to the flats' layouts and sizes.
b) Provision for future floor lift cannot be accommodated due to the flats' layouts and sizes.
13. There could not be removable panels from the bedrooms to the bathroom due to the layout, as well as previously stated the bathroom does not comply with Part M.
14. There will be a bath in the ground floor flat, but due to its size, it does not meet Part M.
15. Ground floor living room's new windows can be at 800mm or lower from floor finish.
16. Switches, sockets, ventilation and service controls should be at a height usable by all (between 450 and 1200mm from the floor), in all rooms including kitchen/dining room and shower room.