

Squire and Partners

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Minutes of meeting

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| <i>Project:</i> | UNISON HQ | <i>Held at:</i> | Squire and Partners |
| | | <i>Date:</i> | 30 March 2009 |
| <i>Subject:</i> | UNISON HQ – Discharge of Planning Condition 19 – Lifetime Homes | <i>File ref:</i> | 05070-0104-04-090330-DB |
| <i>Present:</i> | Michelle Horn D Bookman | <i>Representing:</i> | LB Camden Squire and Partners |
| <i>Distribution:</i> | Those present, plus: C Bushell R Bochel | | Drivers Jonas PM S+P |

1.0 General Review

- 1.1 S+P explained that they will be submitting the additional information for the discharge of Condition 19 – Lifetime Homes in the near future and gave a brief review of the current scheme. Note
This work?
- 1.2 LB Camden confirmed that the drawings being discussed were generally showing sufficient information and requested that S+P also submit a table of each of the 16 standards with a brief note to confirm any issues of interpretation or non compliance giving justification S+P
- 1.3 LB Camden also suggested that the Wheelchair Accessible Units should be submitted at the same time as much of the same information appears on the drawings. S+P to review. S+P

2.0 Lifetime Homes Standards

- 2.1 Standard 1 – Car parking note
S+P explained the location of basement car parking and width of bays and confirmed 1 car parking space for each disabled unit. LB Camden confirmed this would be acceptable. ✓
- 2.2 Standard 2 – Access from Car parking S+P
LB Camden confirmed distance from car park acceptable and requested landings at top of ramps. ✓
- 2.3 Standard 3 – Approach to dwellings and gradients S+P
LB Camden confirmed podium access as generally acceptable but requested more information on any steps shown. ✓
- 2.4 Standard 4 – Entrances S+P
LB Camden confirmed entrances as acceptable with proposed canopies, lighting and level thresholds. S+P to confirm that wheelchair units have 1500 clear externally in front of entrance. ✓
- 2.5 Standard 5 – Communal stairs and Lifts S+P
LB Camden confirmed as acceptable dimensions of lifts and stairs in plan. S+P to confirm justification for riser height exceeding recommended maximum in some locations. ✓
- 2.6 Standard 6 S+P
S+P confirmed all corridor and door widths meet Lifetime homes standards. LB Camden stated Wheelchair units required dimensions exceed these in some locations. S+P to check Wheelchair units.
- 2.7 Standard 7 note
S+P confirmed wheelchair accessibility to all units as Lifetime Homes standards. ✓
- 2.8 Standard 8 note
LB Camden confirmed that they would accept the living room as shown for the Block E duplex not located at the upper floor entrance level. S+P to explain site topography as part of the submission. ✓
- 2.9 Standard 9 S+P
S+P confirmed Entrance level bed spaces to duplex units would be shown. ✓

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| 2.10 | Standard 10 | ✓ | S+P |
| | LB Camden confirmed as acceptable the location only of the future gully and requested the technical information regarding the retrofit disabled showers together with section through floor to show floating floor depth as part of the information submitted. | | |
| 2.11 | Standard 11 | ✓ | note |
| | S+P confirmed plywood for future fit of grab rails would be included. | | |
| 2.12 | Standard 12 | | note |
| | LB Camden accepted a panel of reinforced concrete for the knock out panel for future through lift in Blocks C and E. S+P confirmed that the surrounding floor slab would be unaffected and stated that the location of the panel would be included in a future O&M manual. S+P confirmed that the dimensions for a future stair lift had been built in to the design. LB Camden confirmed that the private stairs within units should be to Building Regulations Part K only. | | |
| 2.13 | Standard 13 | ✓ | S+P |
| | LB Camden confirmed that future hoist route could go over doorways. | | |
| 2.14 | Standard 14 | | S+P |
| | LB Camden accepted in principle the minimum dimensions for a Lifetime homes bathroom layout but requested the wheelchair be located on the plan to demonstrate side transfer could be achieved. | | |
| 2.15 | Standard 15 | ✓ | note |
| | S+P confirmed the window dimensions as required by Lifetime homes | | |
| 2.16 | Standard 16 | ✓ | note |
| | S+P confirmed that switches and sockets locations would meet Life time Homes. | | |