

## **69 Torriano Avenue – Lifetime Homes Statement**

1. Not applicable – No Parking present at the site.
2. Not applicable -- No Parking present at the site.
3. Not Applicable – Entrance to the property is onto the public footpath.
4. a) Be illuminated
  - b) Have level access over the threshold; and
  - c) Have effective clear opening widths and nibs as specified below.
  - d) Have adequate weather protection
  - e) Have a level external landing.
- 5a. Communal stairs to be provided in accordance with section 5a of the lifetime homes criteria, wherever it is practically and economically viable.
- 5.b. Not applicable, no lift in the property.
6. Internal doorways and hallways to be provided in accordance with section 6 of the lifetime homes criteria, wherever it is practically economically viable.
7. Circulation space to be provided in accordance with section 7 of the lifetime homes criteria, wherever it is practically and economically viable.
8. Entrance level living space a living room/living space should be provided\_ on\_ the entrance level of every dwelling in accordance to section 14 of the lifetime homes criteria
9. Potential for entrance level bed-space

In dwellings with two or more storeys, with no permanent bedroom on the entrance level, there should be space on the entrance level that could be used as a convenient temporary bed-space.

10. WC and shower at ground level will be provided within the ground level apartment.

11. WC and bathroom walls

Walls in all bathrooms and WC compartments should be capable of firm fixing and support for adaptations such as grab rails.

12. The design within a dwelling of two or more storeys should incorporate both:

a) Potential for stair lift installation; and,

b) A suitable identified space for a through-the-floor lift from the entrance level to a storey containing a main bedroom and a bathroom satisfying Criterion 14.

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

13a. Structure above a main bedroom and bathroom ceilings should be capable of supporting ceiling hoists and the design should provide a reasonable route between this bedroom and the bathroom.

14. Bathrooms to be provided in accordance with section 14 of the lifetime homes criteria, wherever it is practically and economically viable.

15. Glazing and window handle heights to be provided in accordance with section 15 of the lifetime homes criteria, wherever it is practically and economically viable.

16. Service controls should be within a height band of 450mm to 1200mm from the floor and at least 300mm away from any internal room corners in accordance to section 16 of the lifetime homes criteria