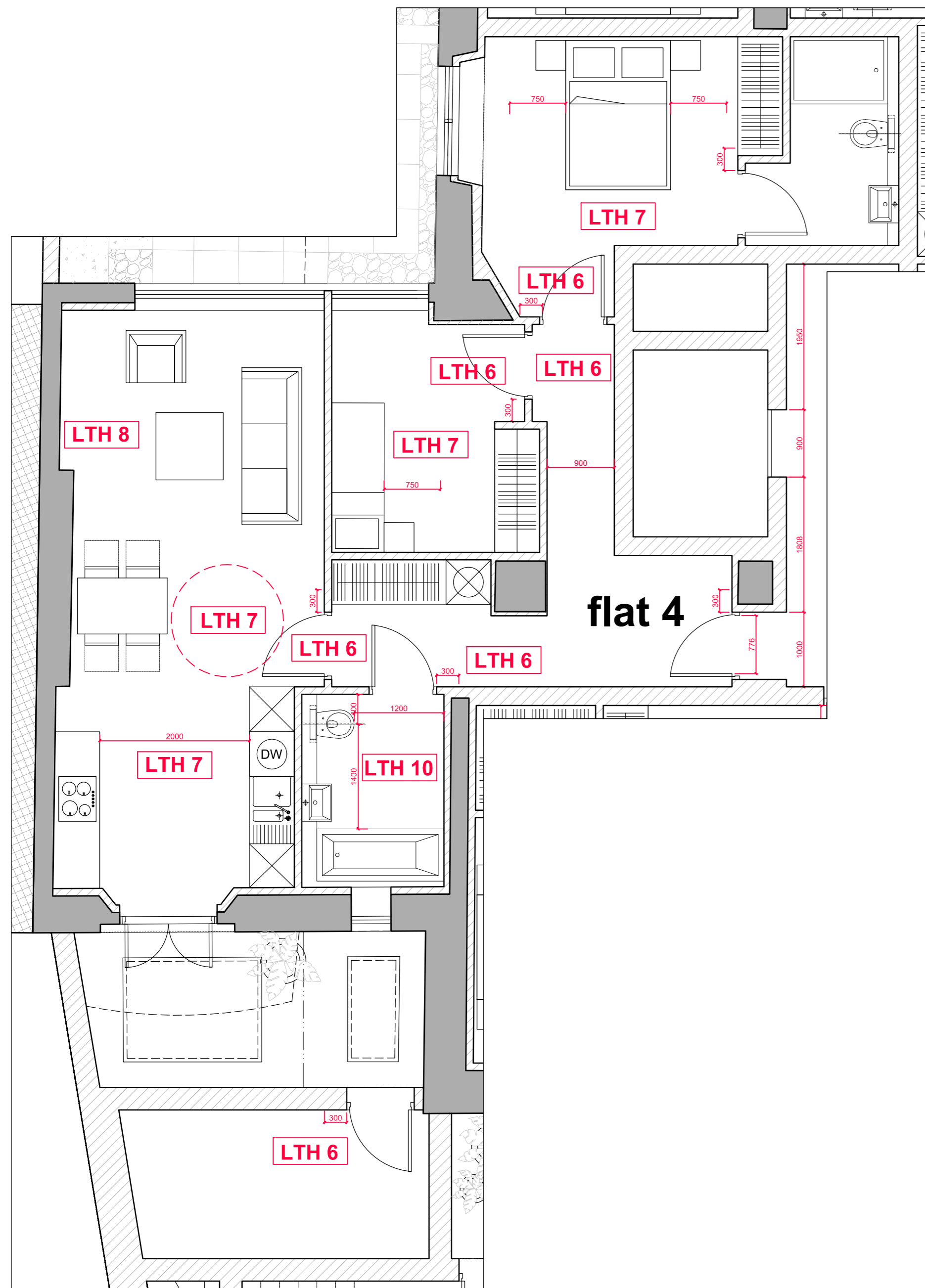


Lifetime homes

The residential units are all designed to lifetime homes standards taking into account the following criteria:

- (1) Parking (width or widening capability) - Not applicable as no parking on the site
- (2) Approach to dwelling from parking (distance gradients and widths) - Not applicable as no parking on the site
- (3) Approach to all entrances - Entrances all have level gradient and substantial width of approach to all entrances and communal areas
- (4) Entrances - All entrances will be illuminated, have level access, have effective clear widths and nibs, have adequate weather protection and also have an external landing at the approach
- (5) Communal Stairs and Lifts - All the communal stairs have a going of 250 and do not have risers that exceed 170. Handrails are 900mm high and extend a min of 300mm beyond top and bottom of stair. The stairs have closed risers and distinguishable nosings. Lifts have a dimension of 1800mm by 2500mm and the lift clear landing is larger than 1500mm x 1500mm. Lift controls have appropriate height and location.
- (6) Internal Doorways and Hallways - Communal halls are 1200mm or wider and all the internal flat hallway widths are greater than 900mm. The clear openings all follow the minimum sizes as required by the lifetime homes criteria. There are 300mm nibs provided for every door on the pull edge side and the minimum clear opening width of any communal doorway when the approach to the door is 'head on' is 800mm.
- (7) Circulation Space - There is room for a 1500mm diameter turning circle in all living rooms, a minimum of 1200mm between kitchen work surfaces and 750mm around the main bed. All criteria for circulation space in all dwellings has been met.
- (8) Entrance level living space - is provided in every dwelling with critical minimum dims adopted.
- (9) Potential for Entrance level bed space - This rule is not applicable as each dwelling is only on one level.
- (10) Entrance level WC and shower drainage - is provided in every dwelling with critical minimum dims adopted.
- (11) WC and Bathroom walls - Adequate fixing and support for grab rails is available at any location on all wall and at whatever fixing required.
- (12) Stairs and potential through-floor lift in dwellings - This rule is not applicable as each dwelling is only on one level.
- (13) Potential for fitting of hoists and bedroom/bathroom - This will be provided in every dwelling
- (14) Accessible Bathroom - All main bathrooms are designed to be lifetime homes compliant
- (15) Glazing and window handle heights - No glazing is higher than 800mm above the ground. There is also always a 750mm approach route to the window and handles no higher than 1200mm.
- (16) Location of service controls - All service controls are 50mm - 1200mm from the floor and at least 300mm away from any internal corner.



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DRAWING TITLE:
Lifetime Homes Assessment
Lower Ground Floor Plan
Flat 4

DRAWING NUMBER:
939.501