

22 Upper Park Road, London NW3
Planning Application - July 2016

Lifetime Homes and wheelchair housing:

1. No parking is to be provided for the new unit as we have been advised that a Section 106 agreement will be required for the new unit to be "car less".
2. See 1 above.
3. There is a gentle slope from the pavement down to the entrance door to the unit. The fall is 370mm over a distance of approx. 10 meters. which gives a gradient of approx 1:27.
See section on drawing no. 04
4. Yes.
There will be a sensor for lighting after dark.
There is a covered level entrance with a level access threshold with gulley drain to the outside.
5. There is no communal staircase for the new unit, as its access is at ground level.
6. Internal width of door and hallways conform to Part M. Internal communal hallway is 1220mm wide with head on approach to external entrance door to new unit. Internal hall of new unit is 950 mm wide with a direct approach to the living area.. There is no space for 300mm to the side of the leading edge of the all the doors on the entrance level due to the total width of the building. Where is is possible, it has been provided.
The entrance door to bedroom 2 ground floor has been doubled (Dead leaf kept locked unless needed) to facilitate turning of a wheel chair if the ground floor bedroom were to be used by a disabled person.
7. Yes - see 6 above.
8. Living room is on the entrance level.
9. Yes. A bedspace could be provided either in the living room or in bedroom 2 on the ground floor level.
10. There is a WC on the ground floor with wheelchair width access door. This WC is smaller than a fully accessible WC as the unit is only 2 bedroom where a Part M toilet is acceptable.
A shower room has been provided for bedroom 2 on the ground floor.
11. Yes
12. a) Yes
b) Could be in corner of the living room adjacent to the door from the corridor to come up into the main bedroom 1 adjacent to the window. Floor is of timber construction.
13. Yes - see bedroom 1 to bathroom 1.
14. Yes
15. Living room windows will be level access direct to the external patio area. Handles, locks etc. will be at height for wheelchair use.
16. Yes - will be specified to conform.