

Design and Access Strategy (from Inception to Completion)

HAVANT BOROUGH
COUNCIL

26 MAY 2015

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Inclusive design places people at the heart of the design process and acknowledges human diversity and difference. It offers choice where a single design solution cannot accommodate everyone's needs and provides for flexibility in use. Above all inclusive design is about the provision of buildings and environments that are safe, convenient, equitable and enjoyable to use by everyone, regardless of their age, ability or gender.

This Access Statement form should be submitted as part of the Planning and Building Regulation Application. The completed document is to be included in the building users/occupiers manual.

Essential information in this document should be repeated on the plans to ensure that contractors adopt the inclusive design principles you have detailed in this statement.

Site: Trosnant Junior and Infant School
Stockheath Lane
Havant
PO9 3BD

VALID APPLICATION
Tel: 02375
92475606

21 MAY 2015

Project Name: Provision of Double Modular Temporary Classroom

Project Officer: Andy Withers

STRATEGIC PLANNING
HAMPSHIRE COUNTY COUNCIL

Consultation (Planning): Access Officer:	NOT YET COMPLETED	Date	
Consultation (Building Control): Access Officer:		Date	
Consultation (Detailed Design): Access Officer:	NOT YET COMPLETED	Date	
Revision dates:			

(1) Project summary

Summarise the project regarding the access for disabled people and inclusive design principles.

Hampshire County Council is providing additional classroom spaces in the form of a modular temporary building(s) to meet the authority's statutory responsibility to provide a school place.

2) Sources of advice and consultation

Planning Officers, Conservation Officers, Access Officers, historic buildings advisors, highways department.

Evidence of consultation with existing/planned building users.

The extent of input from local Access Groups or local organisations reflecting the views of disabled people.

Headteacher, School Governors and Children's Services
Access Team: Kim Walsgrove/Rhodri Dean/Shona Forsyth

3) Design standards and guidance

Y Approved Documents K & M:

4) Pedestrians & cyclists travelling to the site

Describe the accessibility/safety of the journey to the site for pedestrians and cyclists in the local area. What reasonable measures are included within the design to improve this (include people using mobility scooters/wheelchairs, parents with pushchairs, cycle storage) Critical issues: path widths, surface materials, gradients, dropped kerbs, tactile paving, lighting, safe crossing routes, seating) May need to reference back to Green

Travel Plan
No change to the existing - This site is existing and the school travel plan should be consulted.
5) Public Transport
Describe the distances and accessibility of routes from bus stops and other major public transport modes to site (consider regularity of public transport services, low-floor buses etc pedestrian routes as (4)) May need to reference back to Green Travel Plan
No change to the existing - This site is existing and the school travel plan should be consulted.
6) Vehicle approach & parking
What approach has been taken to parking on site; for staff, visitors etc? Type of gate? If electrical is there audio/visual warning? Describe controls? How many designated parking bays provided for disabled persons. Size of bays? What are the travel distances from these to relevant entrances? How is vehicular traffic versus pedestrian movement managed? Have dropped kerbs been provided? Are there drop-off zones for cars/taxis/mini-buses?
No change to the existing - This site is existing and the school travel plan should be consulted.
Pedestrian and vehicular movement on site is managed at present and any changes will be risk assessed.
7) Pedestrian approach to the site
Have catchment areas, different approach routes, gradients, barriers, dropped kerbs, signage etc been considered?
No change to the existing.
8) Pedestrian routes within the site
What measures are included within the design to provide safe, independent and dignified access for people with mobility, sensory impairment? Describe widths of paths, passing places, gradients, dropped kerbs and materials used, lighting, seating, signage. Where hazards such as the swing of doors project onto access routes are unavoidable then barrier protection should be provided.
The modular building is to be sited on a grassed area between both schools. The base of the steps leading into the building will be situated on the playground so there will be no requirement for any new paths.
9) External steps and ramps
Steps: Detail the use of tactile paving (corduroy), step nosing, handrails and rise and going. Ramps: Detail the use of colour contrast between ramp surface and level landings, gradients, handrails. Note: when providing ramped access, complimentary steps are beneficial.
Access to the modular building is by steps only. The classroom spaces are generic teaching spaces and this can be managed by the school in that anyone who cannot manage the steps will not be required to access these rooms. Teaching and events can be timetabled and structured to use an alternative location within the school which is accessible to everyone. The steps will be designed to be fully compliant with the requirements of Approved documents K or M as appropriate.
The modular building is being located on site to allow for the future provision of a ramp if required.
Steps - minimum width 1200mm wide, rise 150-170mm, going 280-425mm, square edged handrail to both sides, terminating 300mm beyond the top and bottom of the steps. The steps will have an heavy duty anti-slip coating with yellow contrasting nosings.
The new unit will have external lights to enhance visibility to the building for the building users.

10) Building Entrance

Are entrances step-free (level access), if stepped what are the alternative entrances/routes in? Type of door (minimum clear opening width 1000mm). Door weight (Max 20 Newtons) if this cannot be achieved it should be powered? Thresholds; if unavoidable max height is 15mm. Is a canopy provided over the entrance? automatic door control options? barrier matting? Manifestation? Visual contrast?

Site constraints mean that a stepped approach to the main entrance is unavoidable.

All external door frames and leaf will have Kirncroft Merlin Grey with an LRV of 14 in contrast to the immediate surroundings which are a Plastisol Moorland Green with an LRV of 36.1 and are all 1110mm leaves providing 1000mm clear opening width.

The opening force of the doors will not exceed 30N from the closed position to 30 degrees open, and 22.5N from 30 to 60 degrees open.

The external doors incorporate vision panels which provide a minimum clear zone of visibility between 500 and 1500mm above floor level.

The external doors will not be powered.

11) External doors other than the entrance (inc Emergency Exit doors)

Provide details of door weights, clear opening through single leaf, automatic door control options, manifestation of glass, door handles, barrier protection. Thresholds as (11). Detail of vision panels.

This exit point incorporate steps down to the external ground level. This exit door will only be used as a fire exit door, although due to limited travel distances within the building, this door is not required to satisfy Building Regulations. As this door is operated in the event of an emergency only, it will be operated by staff. It has been agreed with the Fire Officer that this exit does not require a ramp. Wherever possible, a level landing has been provided immediately outside the door, so that the first step is kept away from the door threshold. This provides users with some warning and more space to prepare for descending the steps.

All external doors frames and leaf will be Kirncroft Merlin Grey with an LRV of 14 in contrast to the immediate surroundings which are a Plastisol Moorland Green with an LRV of 36.1 and are all 1110mm leaves providing 1000mm clear opening width.

The steps down outside the exit door will comply with Approved Document K requirements as far as is practical. In particular, the step tread and rise will comply, handrailing will be provided in addition to contrasting nosings.

The external door will not be powered.

12) Ironmongery

Height and style of door furniture, lever handles, colour contrast, pull handles (15 point LRV difference)

Where required all lever door furniture will be fitted at 900mm. Lever handle profiles will be closed style 'D' handles which comply with BS8300:2009 fig 15. All handles to have a circular profile, brushed satin stainless finish and be 19mm diameter. The Door handles will have an LRV of 88 in contrast with the Ash Veneered door leaf with an LRV of 52.

13) Additional spaces i.e. office, kitchen, meeting rooms etc.

Consider furniture types, chairs, work tops heights, induction loops, colour contrast, rise and fall equipment.

Classrooms will be equipped (by others) with furniture suitable for the pupils and staff using the rooms. A Double Classroom unit will consist of Two classrooms, Four cubicle toilets and a Lobby area. Slip resistant vinyl floors will be fitted to this area. The taps to the sinks will have stub levers to assist use by people with limited dexterity or grip. All furniture will incorporate a 30 point LRV contrast with floor finishes as far as

this is practical.

14) Horizontal circulation

Circulation routes around building; corridor widths (pinch points); fire doors; 300mm to leading edge of manual doors, corridor doors – widths and weight.

Doors in general use will:

- a. provide a minimum effective clear opening width of 800mm (or 825mm off a 1200mm wide access route). Opening widths will take account of projecting door furniture on the push side of the door where the door cannot open beyond 90 degrees and;
- b. have 300mm clear manoeuvring space adjacent the pull side of the door to allow for wheelchair users and those with a stick or cane to manoeuvre as they open a door towards them;

All internal doors which are fitted with self closers will be fitted so as to achieve a max opening force of 30N from closed to 30 degrees open and 22.5N from 30 to 60 degrees of the opening cycle.

All internal doors in general use will have vision panels fitted towards the leading edge of the door. Vision panels will provide a minimum clear zone of visibility of between 500 and 1500mm above floor level.

15) WC Facilities

Provision for ambulant disabled people, larger cubicle, urinal heights, lever taps, colour contrast, door furniture. If the building is extended/altered with WC provision please provide an explanation if it is not to include ambulant cubicles.

Fittings including taps, privacy bolts, toilet paper dispensers etc will be suitable for use by people with limited dexterity. The toilet pan height will be 355mm + seat.

A minimum of 30 points LRV difference will be provided between fittings and finishes within all toilet areas.

The wheelchair accessible ambulant WC facility will comply with Approved Document M specifications including cubicle size, layout and visual contrast.

16) Acoustics

Induction loops, soundfield systems, PA's, infra-red, passive acoustic treatment. Reverberation in teaching spaces. Sound absorption in corridors, entrance halls and stairwells. (Please refer to BB93 – Acoustic Design of Schools).

The recommendations in Building Bulletin 93 will be followed to reduce noise from both outside the building and from other spaces within the building.

17) Signage

Follow Sign Design Guide as best practice document. Distinguish between information signs and directional signs. Entrance signage: there needs to be 70 point difference between lettering and board background and 70 point difference between board against wall or surrounding area (BS 8300 2009)

Non- statutory signage will be designed to comply with the recommendations of the Sign Design Guide.

18) Visual contrast

Building Regs + HCC Requirements:

Doors:

Ext Doors 14 points to Walls: LRV 36.1 points

Int doors (Door frame + architrave) LRV 20 to Wall LRV 75.90

Int doors (Door leaf) LRV 52 to Wall: Wall LRV 75.90

Int Door furniture LRV 88 to Door leaf LRV 52
Ext Door furniture LRV 88 to Door leaf LRV 52

Surfaces:

Wall LRV 75.9 to floors Carpet LRV 3.6 & Vinyl 31.7
Skirting LRV 20 to wall LRV 75.9
Barrier Matting is LRV 3.09

Other:

Light switches, sockets and other controls LRV 39 to walls LRV 75.9 in areas where members of the public are expected to operate switches or sockets.

19) Local management issues

Building elements needing regular maintenance: e.g. transfer space in wc's, overhead door closers. Are there specific procedures for means of escape: from upper floors, use of portable induction loops, alternative entrances, marking of accessible bays, high level reception desks.

N/A

