

Recommendation for a Level Landing and Ramped Access



An occupational therapy functional assessment of need has been completed with the above-named person and I confirm that the recommendations below are necessary and appropriate to achieve the following purpose:

Facilitating access by the disabled occupant to and from the dwelling.

Recommendations can be used in conjunction with measured plan and/or site visit.

2. Overall Aim of Scheme (This scheme is for a ramp with a 1:15 gradient for a wheelchair user.)

To provide ramped access to **rear** of the dwelling to enable the disabled person to access outside facilities **with** carer assistance.

3. Landing and Ramp

- 3.1 Supply and install **concrete** landing and ramp to **side** access door.
- 3.2 Landing to be a minimum of 1500mmx1500mm –1200mm unobstructed by doorways opening outwards.
- 3.3 Width of ramp should be at least 1m unobstructed (specify).
- 3.4 Preferred gradient of ramp no less than 1:15

- 3.5 Intermediate landings with a length measuring no less than 1200 mm are required every 5 metres where the gradient of the ramp is 1:15.
- 3.6 Provide up-stands 100mm high on exposed sides.
- 3.7 Provide continuous slip resistant self-draining surface to ramp and landing.
- 3.8 Ramped area must finish on a level area measuring 1700mm x 1700 mm.

4. Doorways and Thresholds

- 4.1 Supply and install external door with a clear opening of 840mm; opening **inwards/outwards**.
- 4.2 Create a level access threshold between landing and dwelling for wheelchair mobility. If level access is not possible then the threshold must be no more than 15mm with rounded edges.

5. Rails

- 5.1 Supply and fit a handrail on **both** sides of the ramp measuring extending beyond the top and base of the ramped area by 300mm minimum.

6. Sensory Considerations

- 6.1 Up-stands should contrast visually with the ramp or landing.
- 6.2 The surface of the ramp should contrast visually with the level landings.
- 6.3 Lines of a contrasting colour may be required to indicate changes of level where people with visual impairment may be using the entrance.
- 6.4 Lighting requirements are (specify)

7. General

- 7.1 All ramps and landings should have a clear headroom of 2000mm. Ramps should be clear of permanent obstructions.

- 7.2 All work should conform to current legislation and British standards relating to this type of scheme of works, such as Part M of the Building Regulations, BS8300 and Part III of the Disability Discrimination Act.
- 7.3 The scheme must be designed to incorporate the above features and must take full account of the health and safety in all circumstances of the building user, in accordance with all relevant standard codes of practice. Where applicable reference must be made to manufacturer's recommendations, gas, water and electricity authorities' regulations and recommendations both in use and in the event of temporary failure or other emergency situation.
- 7.4 These recommendations relate to the client's disability rather than a technical specification.
- 7.5 The design and layout of the above brief must be agreed with the occupational therapist before final arrangements are made for the manufacture or installation.

8. Warranty/Maintenance and Servicing Agreements

- 8.1 The Homeowner will be responsible for any ongoing servicing, maintenance and repairs once the manufacturer warranty expires.

The design and layout of the above brief must be agreed with the occupational therapist before final arrangements are made for the manufacture or installation.

These recommendations relate to the client's disability rather than a technical specification.

OT Name: Lauren Purser

OT Signature: L.Purser

OT Contact times: Mon-Weds 08:30-17:00

OT Contact Details: Lauren.purser@hants.gov.uk / 03707797745

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