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DESIGN AND ACCESS STATEMENT

14 HYDE WAY, HAYES, UB3 4PA

Proposal: Change of use from a dwellinghouse (C3) to a residential care home for 4 adults (C2) with 1 live-in carer.

Design Philosophy:

The design intent is to provide a "home away from home" environment. The internal reconfiguration ensures that the property functions as a single cohesive household rather than an institutional facility. By providing ensuite facilities for all four resident rooms, the design prioritizes the dignity, privacy, and independence of the adult residents.

Amount and Scale:

The scale of the property remains unchanged, utilizing the existing rear extension and loft conversion. The distribution of space—26.9sqm of communal area and specialized staff/office zones—is optimized for a 4-resident capacity to prevent overcrowding and ensure a high standard of care.

Access and Layout:

- **Internal Layout:** The ground floor office acts as the hub for professional oversight, while the live-in carer's room is strategically placed to provide 24-hour support.
- **External Access:** Level access is maintained to the property. The rear garden and out-building remain available for resident use, providing essential private outdoor space for well-being.