

Report of the Deputy Chief Executive**DEMENTIA-FRIENDLY BUNGALOWS, WILLOUGHBY STREET, BEESTON****1. Purpose of report**

To provide an update on the proposal to build two dementia-friendly bungalows on the disused Market site on Willoughby Street Beeston.

2. Detail & progress

The old Beeston market site was identified as a suitable location to build two dementia-friendly bungalows to complement our existing stock and meet the needs of residents. Further details and a visualisation are provided in the Appendix.

To date we have completed detailed designs, layouts and consultation with specialists to get the best from the scheme. This scheme will include air source heat pumps with underfloor heating.

- Ground radar survey and topographical survey completed.
- Planning permission has been granted.
- Agreement reached with The Oasis Church for fenestration changes.
- Applications for service connections for water and electric completed.
- Tenders issued for return

Milestones and future plan

- Detailed technical designs & Building Regulations approval
- Select contractor after committee approval February 2020
- Start on site March 2020
- Project delivery & completion approximately 10 months

3. Financial implications

The agreed budget will be carried forward into the new financial 2020/2021 to allow completion of the project and full expenditure. A further update will be provided verbally to the Committee.

Recommendation

The Committee is asked to NOTE the report and the detail of the progress to date and the forward delivery plan.

Background papers

Nil

APPENDIX

**DEMENTIA FRIENDLY BUNGALOWS AT WILLOUGHBY STREET BEESTON
NOTTINGHAM 2019/21****1. Background**

To meet the growing needs of support for later life Broxtowe Borough Council are building a pair of semi-detached dementia-friendly bungalows.

The site for the dwellings is the old Beeston market which is owned by the authority. Its location allows easy direct access on to the main retail area while its proximity to existing supported living accommodation will allow the easy provision of support if required. Despite being so close to the centre of town the street is fairly quiet with very few vehicles.

The site stands opposite recently constructed dwellings and is set between a church and the service side of main street retail units. With an existing wall to the rear and side a new high fence will be erected to provide secure rear gardens to the new properties. These gardens should be reasonably secluded and private while vehicular access is available next to the front door.

As dementia tends to be age-related the design provides for fully wheelchair accessible living with two bedrooms available. This will include a wheelchair compliant wet room and some lowered kitchen worktops for food preparation. Other features that should assist those with dementia include:

- Open plan living with good visual connection of spaces
- Covered entrance with improved security and observation
- Large entrance hall with scope to park a wheelchair
- Kitchen and dining area is integrated into the living area with good natural daylight
- An external charging point for a mobility scooter is available in the secure area at the back of the property
- Sheltered rear space allows enjoyment and activity outside. A raised area for planting encourages outdoor activity that will maximise sunlight exposure and the manufacture of vitamin D
- All rooms, apart from the visitors' WC, offer views for light and sense of orientation
- Two storage rooms offer good capacity with zoning opportunity
- Detailed design will address visual clarity, appropriate colours & contrasts, ergonomic handles/supports and a variety of visual keys

The exteriors of the bungalows are designed to be have a contemporary feel while using traditional elements that are easily comprehended. Front doors will be of different colour to act as an additional visual clue. A timber picket fence is provided at the edge of the road to define the defensible space while refuse will be kept on the

corners of the front boundary so that there should be no reason for the tenant to move them.

Planting will be low maintenance local species, apart from the rear raised beds where aromatic plants will also be planted to enhance the sensory experience.

