



Operational Statement in Support of Planning Application

Ref - 110A Little Barn Lane, Mansfield, Nottinghamshire, NG18 3JT

Service Provider Details - Lidder Care Group

Company Number: 11296727

Introduction & Philosophy

Founded in 1994, Lidder Care offers residential, nursing and dementia care across Mansfield and Ashfield and are proposing the creation of a 6-bedroom home for adults with mild learning disabilities. The facility in Mansfield will provide a structured and consistent environment and further expand our care provision to offer a supported living facility for vulnerable adults due to a defined local need.

Types of specialist care we currently provide:

- **Residential Care**
Care designed for someone who is still independent of spirit but, as they are getting older, finds it more difficult to manage some of the necessities of life.
- **Nursing Care**
We have an immensely empathetic and kind nursing team who deliver extraordinary care assisting us to work with people with very complex needs.
- **Dementia Care**
Care designed for those who need greater support in a care home environment in order to stay safe and maintain a good quality of life.

Our Mission

Our mission is to provide a supporting environment for vulnerable adults through the introduction of a 6-bedroom home in Mansfield for those with mild learning disabilities. In-depth research as well as conversations with local commissioners, has established an evidential need for housing for adults with learning disabilities in the region. The aim is for individuals to move towards independence through the provision of an environment promoting safety and stability.

The Property

110A Little Barn Lane is situated in a built-up residential area of Mansfield, located close to the town centre. Its position is ideal for access to a wide range of facilities and amenities with the bus route, 141 going from Nottingham to Sutton in Ashfield (via Mansfield, Rainworth, Ravenshead and Hucknall) and is an affordable and accessible method of travel. Due to the nature of the intended residents, we anticipate they will not be driving; however, the proposal provides 4 allocated parking spaces to comply with parking standards. The allocation allows for two spaces for residents (1 space per 3 residents), one visitor space and one for a health care professional. These 4 spaces sufficiently allow adequate parking for the supported living facility.

There is great opportunity for collaboration within the local area; a community allotment a few doors down, projects with Mansfield Museum, such as 'Make a Start', a social event which encourages integration between residents and the local community. As well as this, 'Reach Mansfield' host educational programmes which offers clients a variety of



fun, challenging and stimulating activities that build confidence and encourage a healthier lifestyle. Lidder Care want to foster a sense of belonging and inclusion among the residents, encouraging participation in community activities and promoting social connections.

The bungalow itself is currently 5 bedrooms. Our proposal it to make it a 6-bedroom bungalow with communal dining, lounge and kitchen spaces with all 6 bedrooms being spacious in size. There is currently an existing concrete base in the rear garden, we are going to utilise this area and create an outdoor room. This will be used for activities and socialising to add more flexibility and opportunity for the residents.

Operations

The property will be managed by Lidder Care and will actively promote independent living within a supportive environment. The residential accommodation is specifically designed for vulnerable adults with learning and physical disabilities who may need occasional support in their daily lives. To maintain the running of the home and support residents when needed, there will be one member of staff on site at all times. They will help with the operational side of the home such as visitor times and monitoring parking. The aim is to help these vulnerable people lead an independent life in good quality, well-equipped accommodation with access to support only as and when required.

We believe in achieving positive outcomes, through providing care and support that our clients need and empowering positive changes in their life. We support clients to maintain their independence, wellbeing, and dignity. Visitors are more than welcome, promoting an active social life as well as strong relative relationships. To ensure the home is peaceful and a place where each individual feels comfortable, only one resident will be able to have visitors at one time. This will be managed by the one member of staff on site along with the residents.

As previously mentioned, the proposal provides 4 allocated parking spaces to comply with parking standards. The allocation allows for two spaces for residents (1 space per 3 residents), one visitor space and one for a health care professional. These 4 spaces sufficiently allow adequate parking for the supported living facility. There are existing electric gates at the site entrance that will aid in the management of people coming on to the site as well as ensuring there is a parking space for the appropriate people, this will also be managed by the member of staff who will be on site.

Sustainability

The accommodation will be refurbished in accordance with the relevant Building Regulations which set standards for design and construction and are updated to ensure that buildings are safe, healthy, accessible and sustainable for current and future generations. The residential units will all be built in accordance with Part M of the Building Regulations 1991 ('access and facilities for the disabled').

In summary:

- All parts of the building will be fully wheelchair-accessible
- All habitable rooms will be provided with accessible switches and socket outlets that are located at appropriate heights between 450mm and 1,200mm from finished floor level
- All light fittings will be low energy
- Corridor and communal lighting will be on time switches to avoid wastage and unnecessary use
- Door locks, handles and similar will be easy to operate with one hand



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- Floor finishes throughout the building will provide level, flat and continuous surfaces
 - landscaping and paved areas will be constructed to facilitate disabled access to all parts of the application site

Other systems we will have in place are the following:

- Client Monitoring Systems: admission and discharge records, Individual Plans, focus meetings and key working sessions record, care plans and risk assessments, Audit Trails
- Health & Safety: monitoring forms including fire safety, fire equipment checks, administration of medication, first aid, accidents, house risk assessments, control of hazardous substances and food hygiene, maintenance records, EHD reports and HACCP.

Lidder Care believe the scheme is a highly sustainable and beneficial development that will assist in meeting the specialist housing needs of people with disabilities in Mansfield.

We are very passionate about delivering this scheme and are experienced care providers who are committed to providing everyone a place that they can call home.