

Creating environments, transforming lives.

HOME Modification



Autumn 2016



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Independence is a
beautiful thing.

Architecture & Access

Architecture & Access is a specialist consulting company with more than 30 years experience in the creation of safe and accessible homes, buildings and places for people with disability and the wider community.

Our home modification specialists are the new generation of professionals – responsive to the needs of people with different experiences of disability and ageing, fluent in the application of universal design principles and the National Construction Code, and committed to delivering home modifications that promote safety and independence for the client, their family and carers.

Welcome



Chris Porter & Andrew Sanderson,
Directors, Architecture & Access

“Architecture & Access handled our home modification from design to construction. The changes to the house look great and make daily life so much easier.”

Thankyou for taking the time to find out more about Architecture & Access. We are here to assist people of all abilities to enjoy independence, confidence and purpose in life through universal design.

Our extensive experience in home modification means we design and deliver solutions to match people’s needs and budget. We consult closely with the client, family, occupational therapist and carers to customise our services.

We often work with insurance companies and manage the process where funding may be provided by a third party.

You can expect exceptional value for money, quality workmanship, superior design aesthetics, and compliance with the building code and local planning requirements.

Our services include:

- Consulting and advising on home modification – including kitchen, bathroom, bedroom, ramps, car parking and indoor and outdoor spaces
- Design services including Livable Housing and universal design
- Project management – end to end from initial consultation, design, tender management, contracting and construction
- Bespoke new residences
- Landscape and interior design.

We welcome all enquiries.

Kind regards,

A handwritten signature in black ink, appearing to read 'C. Porter'.

Chris Porter

A handwritten signature in black ink, appearing to read 'A. Sanderson'.

Andrew Sanderson



“Home modification must be a positive experience for the client – in terms of the process and outcome.”

Consulting & planning

Architecture & Access provides support and information to encourage people to actively participate in their project.

The client has a very specific role in communicating with the occupational therapist (OT) and project manager about their needs and wants in relation to independence, safety and their preferred activities of daily life.

Design approval

Initially, the client collaborates on the design solution to integrate their input into the development.

Good communication is the key to the client feeling confident to talk about what will work for them, making suggestions on how things should be done, and choosing between available options.

The client will need to approve the home modification concept and final home design plans before the project goes to tender.

Tendering & contracting

Architecture & Access can prepare and manage the tender, contract and project delivery as required. This includes:

- Project planning and cost estimation
- Engaging a building certifier and chasing building permits
- Ensuring compliance and building code requirements are met
- Selecting the right builder and overseeing the contract terms.

Construction

Architecture & Access has a panel of pre-qualified and registered builders who are experienced in home modification construction, or can work with the client’s builder of choice. The specialist home modification project manager drives the project to completion on time, budget, quality and compliance, and keeps the client informed of progress.

“Our goal is a good outcome for the client, both in terms of process and outcome.”



People should not feel compromised by the design or aesthetic options when planning their accessible home.

Independence is beautiful



by Claire Oliver | Home Modification Architect

“People want a home they can be proud of, but at the same time it must meet their physical and occupational needs,” says project architect Claire Oliver.

Home modification is very outcome driven – with the person’s needs, wants and preferences interpreted into a design solution that will improve their independent and safe access to the home, emergency egress, personal care and participation in activities of daily living.

These are the clear goals and outcomes of the home modification project.

But Claire believes the client should not feel compromised by the design or aesthetics options when planning their accessible home.

“We collaborate closely with the client to integrate their requirements and suggestions,” says Claire. “We also provide guidance on what will work well and look good, to provide people with choices.”



A home modification considers a large number of areas where universal design meets aesthetics.

Architecture & Access is up-to-date with the latest trends in:

- Accessible appliances, tap ware, sinks, accessible bench and storage
- Bedroom design and accessible wardrobes
- Bathroom, toilet and shower including stepless and accessible fittings, grab rails, vanities and storage
- Internal and external lighting design and sensor lights
- Furnishing, flooring, doors and glazing
- Landscape design – external access paths, stepless thresholds, railings, car parking.

“Having such an amazing in-house design team means we can offer sound advice across the access, interior and landscape design spectrum, and all within budget,” says Claire.

“I think it’s important for people to know that accessible homes don’t have to be clinical, and can in fact be very beautiful.”

Our clients almost always say their accessible bathroom is their favourite space.

Claire believes this is because the bathroom is the place where personal independence is truly appreciated as much as the look of the space. It is also the room where people most often expect the worst, and end up really happy with the result.





Margie

“I built my home 20 years ago. Twelve months after we finished, mum moved in with us. My son was here until he was 26. Now, my daughter-in-law and grandson visit. This is my home and I wasn’t going to move.”

Margie’s home presented significant barriers to her independence, with modification required to the kitchen, ensuite, laundry, internal and external doorways and the construction of a ramp and stepless thresholds.

At the consultation, Margie was quite worried about what the house would look like. “People are often concerned about the compromises they may have to make when planning their accessible home,” says Architecture & Access project manager Aaron Stowe.

“Margie collaborated closely with the OT and myself in the process of design development and decision-making.”

Margie believes that the success of home modification comes down to communication.

“You have to let people know what is right for you and your independence, and ask as many questions as a you can fire at them,” she says. “And you also need to listen to experienced advice.”

Margie has achieved her goals to live independently and set up a studio for her art practice. Previously, she relied on around 40 hours of formal care per week, which has since reduced to a couple of hours of assistance for her morning swim sessions.



“Home modification is about communication – letting people know what is right for you.”





“The house looks better than it did before, which is something I never expected.”



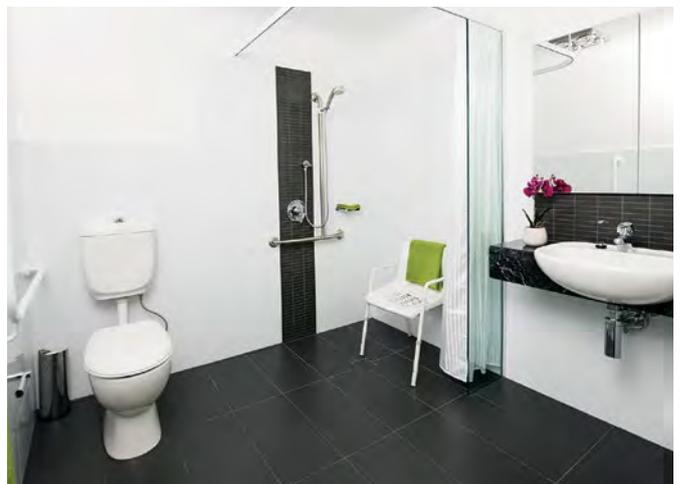
John

“I grew up in this house so it was important for me to stay here,” says John. “But at first it seemed impossible due to the sheer number of changes needed.”

John’s home modification involved the kitchen, bathroom, laundry, bedroom, carport, back verandah and doorways.

Architecture & Access completed the design, managed the tender, council approval process, building permits, engineering consulting, and the appointment and supervision of construction.

“The house looks better than it did before, which I never expected” says John.





Glenn

“The old bungalow he used to live in was about half the size of the bathroom he has now,” says Glenn’s mother, Marjorie. “He is so happy that he can do everything himself when he wants to do it.”

“Glenn especially loves his bathroom because he can take care of his own showers,” she says.

Previously, to get into the family home for a shower, Glenn had to come out of his small bungalow, down the concrete ramp, across the yard at the mercy of the weather, and up the ramp to the back door.

The construction of a new ramp and two-room independent living unit with deck connecting the family home, has made a big difference. The deck also provides a covered outdoor space for the Glenn and Marjorie to enjoy together.

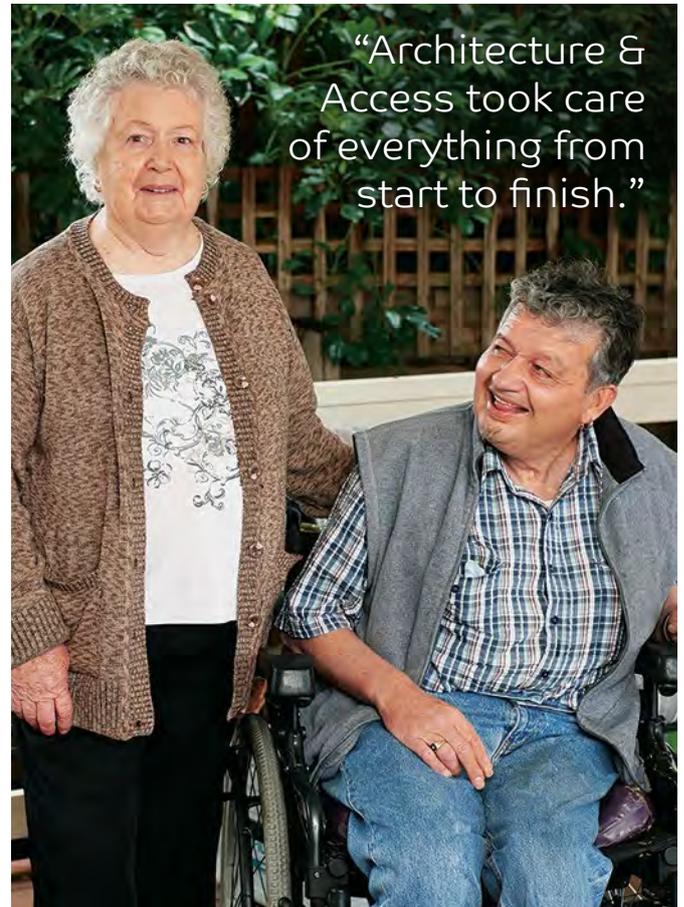
“When Mary (Mary Younger, the Architecture & Access architect and project manager) brought us the plans we didn’t know anything about buildings. We said alright, but we didn’t know what to expect.”

“It’s over thirty years since he came home after his accident and we’ve managed, but this is really terrific,” says Marjorie.

A garage with an undercover connection to the ramp is due to be installed soon.

“It’s something we didn’t have before, but Mary suggested it would be a good idea,” says Marjorie.

“When the garage goes up I can see Glenn sitting out there watching the gate to see who’s coming and going, putting a pot belly stove in – making it his man shed.”





Custom home



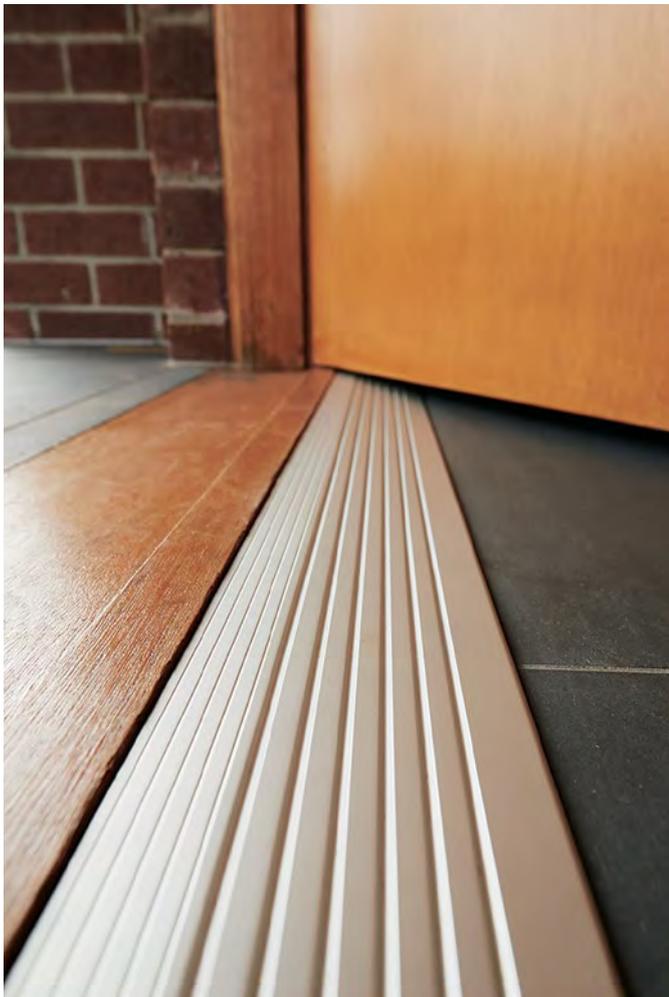
by Chris Porter | Architect & Access Consultant

Architecture & Access custom designed and managed the construction of a new residence, as the client's original home was unsuitable for the extensive modification required to meet her high level of need.

The open plan design enables movement as freely as possible throughout the home. Features include automated doors, a ceiling track hoist traversing from the bedroom to the ensuite bathroom, a recessed ceiling hoist in the living area, and amenities to support the 24-hour work of carers.







Before & after



by Aaron Stowe |
Home Modification
Specialist Project
Manager

Our extensive experience in home modification means we can quickly assess the modification potential of an existing space, and scope the options that will best meet everyone's requirements and budget.

We apply our access and design expertise, construction knowledge and cost-saving suggestions to create a vision for the completed project, including the cost estimate and project plan.

We can manage the construction delivery from start to finish.



Architecture & Access

- A registered provider for the National Disability Insurance Scheme (NDIS)
- Architecture & Access has A-Plus membership – Australian Institute of Architects
- Pre-qualified as a consultant with the whole of Government Construction Supplier Register (CSR) to supply OHS, architectural and project management services
- Associate Supporter and Independent Assessor for Livable Housing Australia.

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transforming lives.



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