SUPPORTING STATEMENT
75 Betterton Road, Rainham, RM13 8ND

## 1. Purpose of the Development

The property will be used as a supported living home for up to four adults aged 18 and over with learning disabilities and/or mental health needs.

The purpose is to provide a domestic living environment where individuals can live as independently as possible within a single household setting, consistent with Use Class C3(b).

The proposal does not constitute a residential institution or care home.

## 2. Single Household Living Arrangement

The residents will live together as a single household.

The household will function in a similar way to a family home, including:

- Shared meal preparation and dining
- Joint participation in household tasks such as cleaning and laundry
- Shared shopping and household budgeting
- Social interaction and shared daily routines
- Use of communal areas including kitchen, living room and garden

There are no self-contained units within the property and no separation of living arrangements.

Residents will not live independently of one another but as a cohesive and single household.

The residents will also engage in shared decision-making regarding daily routines such as meal planning, shopping, and use of communal spaces. Support is provided to encourage participation in household activities rather than managing individuals separately.

There is no separation of services or living arrangements within the property, and the household operates collectively rather than as individual placements.

## 3. Age Range and Needs of Occupants

The occupants will be adults aged 18+.

The intended occupants are adults with varying levels of learning disabilities and/or mental health needs. While some individuals may require higher levels of support, the overarching aim is to promote independence, stability and community integration.

The needs of the residents would not necessitate institutional care. Instead, the support model aligns with supported living principles, enabling individuals to live within a normal residential setting with appropriate assistance.

The support is focused on:

- promoting independence
- daily living skills
- emotional support
- community engagement

The needs do not require institutional or hospital-level care.

## 4. Level of Care and Staffing Arrangement

Support will be provided on a 24-hour, 7 days a week rota basis.

This includes:

- daytime support staff
- evening support as required
- sleep-in or waking night support depending on needs

However:

- staff do not reside permanently at the property
- staffing is flexible and responsive
- not all residents require continuous supervision

The role of staff is to support independence by providing flexible and responsive support rather than constant supervision or control and not to operate the property as an institution.

The level of support varies between residents and is tailored to individual needs. Not all residents require continuous one-to-one supervision, and staff presence is designed to assist with specific tasks such as:

- Daily living support
- Medication prompts
- Emotional and behavioural support
- Encouragement of independent living skills

This model is consistent with supported living arrangements within Use Class C3(b).

Typically, staffing will consist of 1–2 support staff on duty depending on the assessed needs of residents at any given time.

Staffing levels are not fixed at a constant ratio for all residents and are adjusted flexibly based on individual support requirements.

This ensures the environment remains domestic in nature and does not operate as a staffed facility or institution.

## 5. Internal Operation of the Property

The property will operate as a normal residential dwelling.

- Residents share all communal areas
- No clinical or institutional activities take place
- No external visitors beyond typical residential patterns
- No signage or commercial activity

The environment remains domestic in character.

There are no designated staff-only areas, offices, or facilities within the property.

Staff operate within the shared household environment and do not manage the property as a separate operational unit.

## 6. Coming and Going of People

Activity levels will be typical of a residential dwelling.

- Residents attend appointments and activities
- Staff attend on shift changes
- No excessive or unusual traffic

This will not materially differ from a normal household. Staff shift changes are limited in frequency and managed to minimise disruption, and do not result in a level of activity that would differ materially from a typical family home with visitors or multiple occupants.

## 7. Parking Provision

The property provides approximately 4–6 off-street parking spaces.

These are sufficient for staff and visitors and will not impact surrounding roads.

## 8. Layout and Drawings

The submitted plans show:

- Four bedrooms
- shared kitchen, living, dining and bathroom facilities

- activity room
- cleaning and laundry room
- staff desk space
- no subdivision into separate units

The layout remains that of a single dwellinghouse.

The submitted plans clearly demonstrate the internal layout of the property. The only proposed internal change is that the dining room on the ground floor is to become an activity room, and the large living room is to become a living/dining room.

There are no structural or external alterations proposed, and the residential character of the property is fully retained.

## 9. Character of the Use

The proposal maintains the residential character of the property.

There are:

- no structural alterations
- no intensification of use
- no institutional features

The property will continue to function as a single household dwelling.

## 10. Conclusion

The proposed use clearly meets the definition of Use Class C3(b):

- residents live together as a single household
- care is supportive, not institutional
- the property retains its residential character

The use is therefore lawful and a Lawful Development Certificate should be granted.