

Test of Reasonableness Board (TORB)

As per the Equal Opportunities (Persons with Disability) Act I of 2000 Cap. 413 of the Laws of Malta

31st January 2020

Our Ref: JanTORB_06

Mr. Daniel Grima
Anchor Lodge, 25
Qrib Sant' Anton
#Attard ATD 1110

PA/08801/19 – Marsa – Modification of existing office Class 4a at first floor, part demolition of existing dangerous slabs and construction of additional Class 4a offices at second, third, fourth and receded level as per LN74 of 2014.

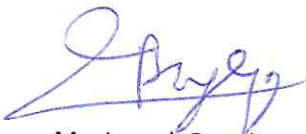
On Friday 24th January 2020 the Test of Reasonableness Board (TORB) discussed a request for exemption received on the above indicated permit application. Mr. Daniel Grima and Perit David Muscat Parker were present on behalf of the applicant.

CRPD objected on the following non-conforming elements:

- The main door leaf do not conform as per AADG2011 (one leaf door not less than 900mm clear width).
- Spot levels should be provided where lines could refer as a step (main door/ terrace/ balconies/ yard/ etc.).Maximum threshold is 15mm height.
- The lift shaft do not conform as per AADG2011. Lift cabin and door should be provided as per AADG2011.
- All lift landings do not conform as per AADG2011.
- The access route leading from the lift to each floor do not accommodate a turning circle of 1.5mtrs.
- The fifth floor level is not accessible to all (no lift).
- No accessible for all sanitary have been provided at each location in a building where toilet facilities are provided.
- The accessible for all sanitary facilities should be clearly labelled with the international logo of access and the opening door and direction.
- Refuge area should be marked on plan and separate from the building floor by a fire separation. Moreover, refuge area shall be located within as escape staircase or have direct access to one.
- External paving material should be marked non-slip as per AADG2011.

Exemption requested from the installation of a lift as according to AADG 2011 and from the lift landings due to restricted space at Ground Floor Level since the majority of the Ground Floor pertains to third party.

Taking all arguments in consideration, the TORB concluded that it is **NOT REASONABLE** to exempt. The applicant should provide updated proposals including the missing information as pointed out by CRPD's Audit Report, accessible sanitary facilities, adequate lift landings as according to AADG 2011 and the installation of a Type 1 lift with cabin dimensions marked on plans.



Mr. Joseph Bugeja
Vice-Chairperson
Test of Reasonableness Board