

Unique Features of the *Design for Life Montgomery* Program

Design for Life Montgomery is the first voluntary certification program in Maryland for Visit-Ability and Live-Ability in single family attached and detached homes located in Montgomery County. Its guidelines apply to both new construction and renovation of existing homes*.

- Voluntary: Follows National Association of Homebuilder's guidelines that support voluntary programs.
- Targets new construction and renovation of existing homes*
- Administered by the County as part of the regular permitting process, not a special process.
- ✓ A checkbox for review and certification is on the standard application for permit.
- ✓ There are no additional permitting costs beyond the standard fees.
- County Council Zoning Text Amendment provides by right the use of setback areas for access as an element of the full program.

***Please note:** Homes built before the program was initiated can apply to Permitting Services for an Alteration Permit, for a minimal fee, and the home will be inspected by permitting staff for meeting the program requirements, and the owner will be issued a certificate for meeting the standards.

ENDORSED BY

League of Women Voters of Montgomery County, MD

Montgomery County Civic Federation

Maryland-National Capital
Building Industry Association

Greater Capital Area Association of Realtors

Housing Opportunities Commission

Montgomery County Commission on Aging

Montgomery County Commission on
People with Disabilities*

Montgomery County Department of
Housing and Community Affairs

Montgomery County Department of
Health and Human Services

Montgomery County Office of Human Rights

*Founding Organization

Isiah Leggett, County Executive

Diane Schwartz-Jones, Director

Department of Permitting Services

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Rockville, MD 20850

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www.montgomerycountymd.gov/permittingservices

permissingservices

Click on Permitting/Building Construction

Click on Design for Life

**Alternative formats of this document
are available upon request.**

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**A Program of Montgomery County
and Maryland-National Capital
Building Industry Association**

Build or Renovate Your Home...

...for all ages and stages of life



Design for Life Montgomery

Voluntary Certification Program
Visit-Ability and Live-Ability
Single Family
Attached & Detached Homes

***Building Today's Homes for
Montgomery County's Future***

Design for Life Montgomery...

Guidelines for visit-ability and live-ability incorporate design features such as a no step entrance, making it easier and safer to bring in a baby stroller, move in large furniture, accommodate a person living with a temporary or permanent disability, accommodate friends or relatives who have mobility limitations, and ultimately will help people age in place.

Level One: Visit-Ability

A Visit-Able home has three basic design elements...

1. At least one no-step entry located at the front door, back door, side door (any door), deck or through the garage connected to an accessible route to a place to visit on that level.
2. 32 inch or 2' x 10" nominal clear width interior doors.
3. A useable powder room or bathroom.



Clarksburg Model Home

Photo courtesy of Winchester Homes®

Level Two: Live-Ability

A Live-Able home has...

- The three basic design features of a Visit-Able home plus,
- At least one bedroom, full bath, and kitchen with a circulation path that connects the rooms to an accessible entrance.



The Brownstones at Park Potomac
Garage with Lift to Elevator to All Floors

Photo Courtesy of www.EYA.com

Alternative Design:

Nothing in these requirements prevents the use of designs, products, or technologies, such as an elevator or a lift, as alternatives to those prescribed provided they result in substantially equivalent or greater accessibility and usability.



Photo Courtesy of www.DisabilityGuide.org

Single Family Home in Boyds

Whether you are a first time home-buyer, young family, career professional, active adult, or person living with a temporary or permanent disability, your home will be enhanced by these design features which will meet your needs throughout your life.



Photo Courtesy of Jackie Simon

Single Family Home Renovation in Montgomery Village

For more information, to review the guidelines, or to download an application, please visit: www.montgomerycountymd.gov/designforlifemontgomery