

FIRE SAFETY STATEMENT CONFIRMT REQUIREMENT OF POLICY D12A

**JOB TITLE: REAR EXTENSION AT LOWER GROUND FLOOR AND REAR GROUND
FLOOR**

ADDRESS: 2 Charlwood Place, London SW1V 2LU

CLIENT: Michael Guan

JOB: NUMBER 158

COMPOSED: BY MICHELE PECORARO

DATE: 20/05/2022

FIRE SAFETY STATEMENT

The following Planning Fire Safety Statement is to accompany a planning application for a rear extension at lower ground floor and ground floor to 2 Charlwood Place, London SW1V 2LU, within Westminster council.

It has been drawn up in accordance with Fire Safety D12(A) London Plan Guidance. The design with regards to fire safety, follows and complies with the requirements of Approved document Part B

The proposed development is a minor development that will not change or increase the risk of fire within the building.

Since the building is not regarded as a major development, there is no requirement to provide any specialist firefighting equipment.

The house fronts Charlwood Place, a public highway which is accessible by a rescue service pumping appliance. All areas of the dwelling will be reachable within 45m of the appliance.

Proposed automatic fire detection & alarm system to Type LD2 to a minimum grade D1, to BS 5839: Part 6:2019.

Fire escape is via the main entrance door, which is FD30s, and leads directly to Charlwood Place.

General:

Means of escape provided by main entrance hallway, compliant with building control requirements.

All elements of structure will be constructed to 30 minutes fire resistance.

All materials used will be fit for purpose and be certified for the latest legislations.

The primary evacuation route is through the front door of the property.

A cupboard at the entrance hallway will be used to store a fire extinguisher and a fire blanket, access to the cupboard will be kept free of obstructions.

All fire safety within the building will need to comply with current regulations and agreed on site with building control prior to works on site.

The fire strategy will be reviewed with Building control department which will provide the final approval.