

Fire Safety Statement

22 Liverpool Road

Kingston upon Thames

KT2 7SZ

INTRODUCTION

COMPLIANCE WITH LONDON PLAN FIRE SAFETY POLICY D12(A)

CONCLUSION

INTRODUCTION

The purpose of this Fire Safety Statement is to give an overview of the relevant fire safety factors that are relevant to this site and to demonstrate that the proposal contained within the associated planning application complies with the local and national planning policy requirements for fire safety. Namely of the Fire Safety D12(A) London Plan Guidance and section 110.d of the National Planning Policy Framework [2019].

The application site currently contains a two storey detached building which is a residential dwelling. The current application is for the widening of two driveways on the front boundary

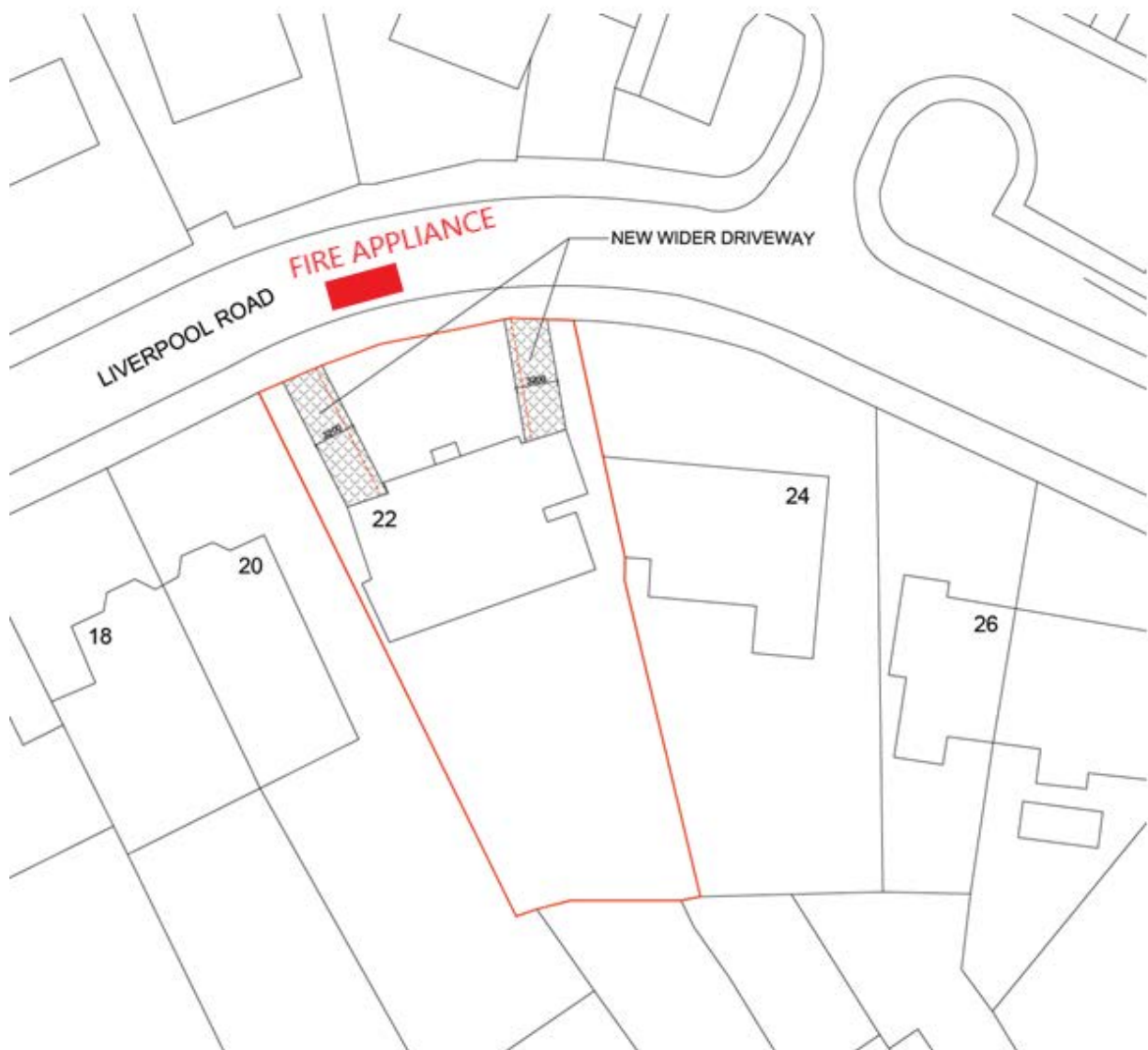


COMPLIANCE WITH LONDON PLAN FIRE SAFETY POLICY D12(A)

To demonstrate the proposals have met the highest standards of fire safety, proportionate to the development, the following information has been addressed:

*A) Compliance with paragraph 3.1.1 of the Fire Safety D12(A) London Plan Guidance
Applicants should demonstrate on a site plan that space has been identified for the appropriate positioning of fire appliances. These spaces should be kept clear of obstructions and conflicting uses which could result in the space not being available for its intended use in the future.*

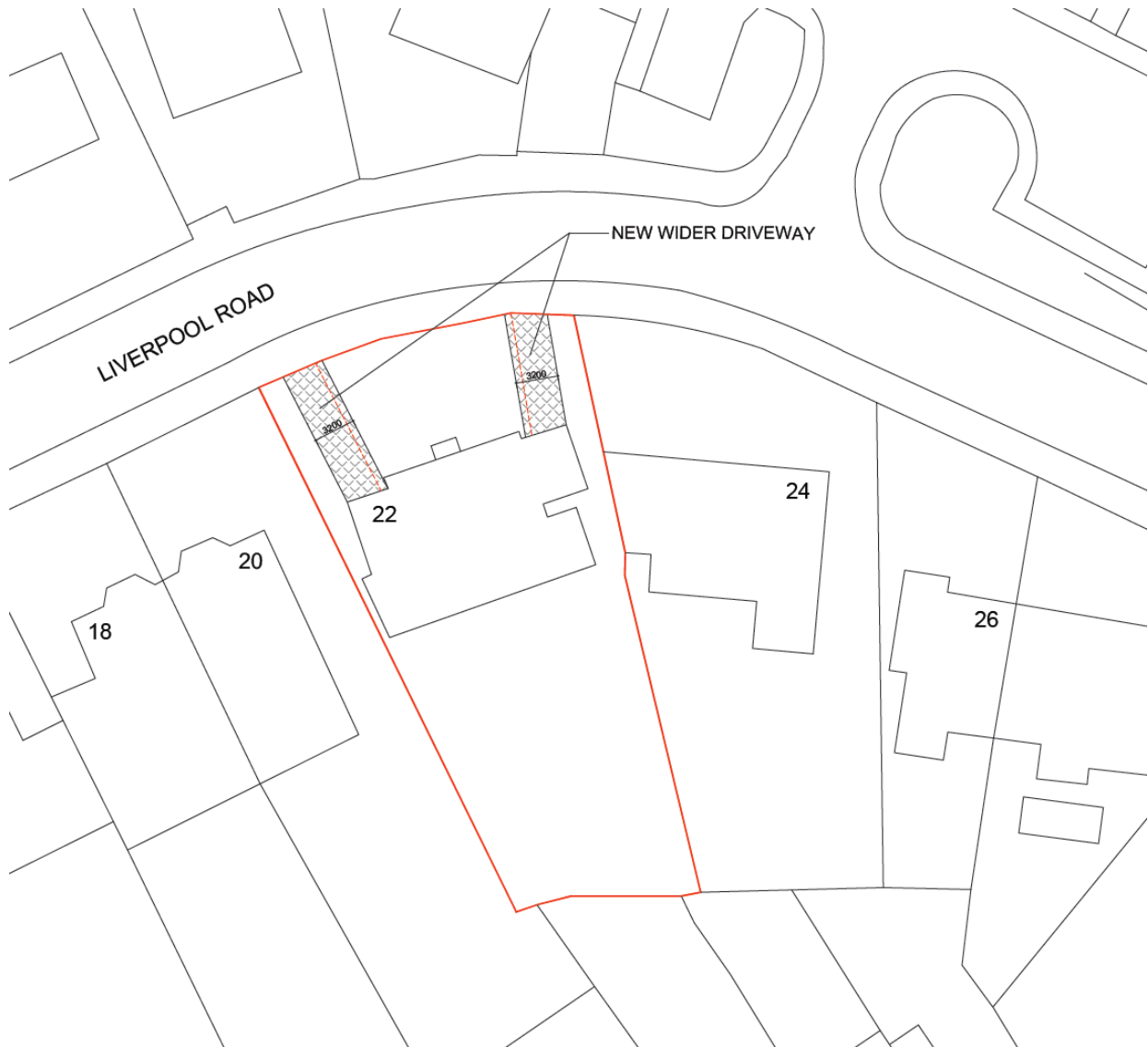
See below plan. In an emergency, fire vehicles would draw up on The Liverpool road (a public highway), directly in front of the property and within 18m of the front façade. The proposals improve access to the property.



B) Compliance with paragraph 3.1.1 of the Fire Safety D12(A) London Plan Guidance

Applicants should also show on a site plan appropriate evacuation assembly points. These spaces should be positioned to ensure the safety of people using them in an evacuation situation.

See below plan.



Are designed to incorporate appropriate features which reduce the risk to life and the risk of serious injury in the event of a fire; including appropriate fire alarm systems and passive and active fire safety measures:

The Risk:

The proposal and the subject of this assessment is to widen two driveways on the front boundary. The existing building is fitted with an interlinked fire alarm system to satisfy Part B2 of the Building Regulations.

Are constructed in an appropriate way to minimise the risk of fire spread:

The existing wall once removed will be made good and new pillars erected to match the existing. The risk of fire spread is not considered relevant in the application.

Provide suitable and convenient means of escape, and associated evacuation strategy for all building users .

The application involves removing the widening the existing front wall. No additional work will be carried out to the existing dwelling, therefore the existing means of escape is not being affected

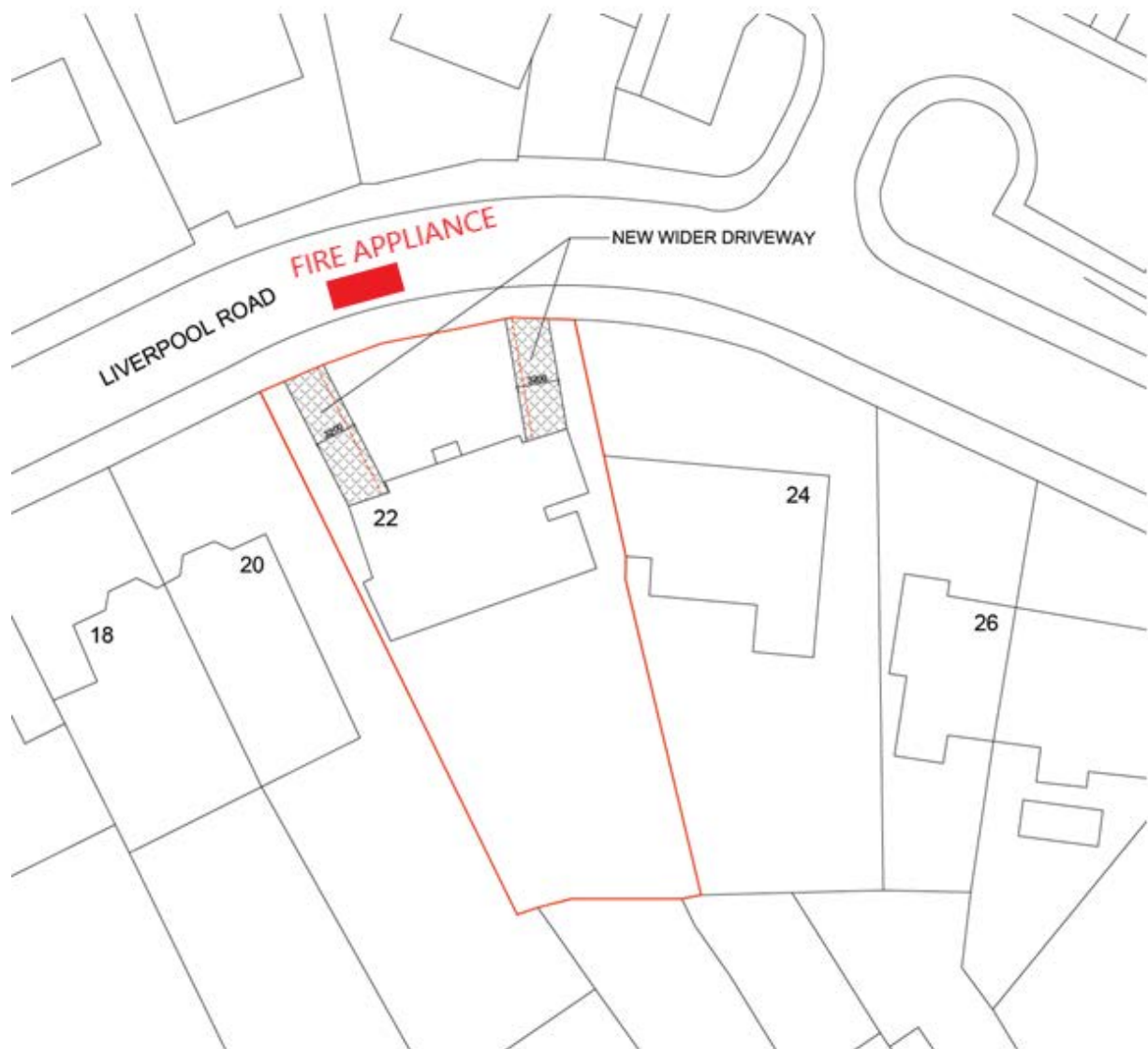
The property does not contain any lifts so the provisions of policy D5 of the London Plan do not apply.

Develop a robust strategy for evacuation which can be periodically updated and published, and which all building users can have confidence in.

Policy not applicable to Householder Applications

Provide suitable access and equipment for firefighting which is appropriate for the size and use of the development

See below plan for access arrangements for fire fighting.



Fire Service Access

The front of the building faces onto Liverpool Road and benefits from existing accessible access. The residential road would be suitable for emergency vehicles attending the property in accordance with section 110.d of the National Planning Policy Framework [2019].

The building is detached and unobscured making it straightforward for attending emergency services to identify means of access and egress.

The removal of the front wall does not impede access to the dwelling, but improves it for emergency services access.

Fire Management

The existing building is fitted with an interlinked fire alarm system to satisfy Part B2 of the Building Regulations.

CONCLUSION

This fire safety statement demonstrates that the proposed new outbuilding complies with The London Plan Fire Safety Policy D12(A) and section 110.d of the National Planning Policy Framework [2019] with regard to fire safety