

FIRE SAFETY STATEMENT

Project: 49 Marcet Road, DA1 3AH

Proposal: for 2 x Dwellings (Semi-detached) 4 Bedroom (5 person) with associated parking and landscaping.

Submitted on behalf of the client Mr Shiraz Kamawal.

This proposal follows a previously approved Planning Application ref: DA/22/01522/FUL

FIRE SAFETY STATEMENT Reasonable Exception Statement (RES)

Construction of 2 x Dwellings (Semi-detached) 4 Bedroom (5 person) with associated parking and landscaping.

Information on space provisions for fire appliances and assembly points.

Shared front garden & rear private garden both have direct access from the property and will be used for fire assembly points.

Passive and active safety measures.

Mains operated linked smoke alarm detection system to BS EN 14604 and BS 5839-6:2019 to at least a Grade D category LD3 standard to be mains powered with battery back up to be placed on each storey with an additional interlinked heat detector at ceiling level in kitchens if required by BCO. Smoke alarms should be sited so that there is a smoke alarm in the circulation space on all levels/ storeys and within 7.5m of the door to every habitable room. If ceiling mounted they should be 300mm from the walls and light fittings. Where the kitchen area is not separated from the stairway or circulation space by a door, there should be an interlinked heat detector in the kitchen.

Data on construction products and materials.

New steel beams to be encased in 12.5mm Gyproc FireLine board with staggered joints, Gyproc FireCase or painted in Nullifire S or similar intumescent paint to provide 1/2 hour fire resistance as agreed with Building Control. All fire protection to be installed as detailed by specialist manufacturer.

Means of escape and evacuation strategy.

Form a protected escape stairway by providing half hour fire resistance to all partitions as well as floors and ceilings above and below rooms. Stairway to be protected at all levels - from the first floor then leading directly

to an external door at ground level (no inner rooms allowed). All doors on to the stairway must be FD30 rated fire doors to BS 476-22:1987 or the European equivalent BS EN 1634 (fitted with intumescent strips rebated around sides & top of door or frame if required by BCO). Where applicable, any glazing in fire doors to be half hour fire resisting and glazing in the walls forming the escape route enclosure to have 30 minutes fire resistance and be at least 1.1m above the floor level or stair pitch line.

Access and equipment for firefighting.

Fire safety equipment shall be clearly labelled and placed in easily accessible locations along communal access ways.