

REASONABLE EXCEPTION STATEMENT (RES)

LONDON PLAN GUIDANCE

Planning Fire Safety Strategy Policy D.12(A)

NON-MAJOR DEVELOPMENT

Proposed: Removal of 2no external machines and installation of 1no *new* external machine. Modifications to existing shopfront glazing to be undertaken as necessary and all external finishes to be made good.

Site address: HSBC, 73-75 High Street, Watford, London, WD17 2DS

1. The proposals bear no impact on the existing fire strategy for the building. Nor will there be the opportunity to make any improvements to the strategy at this stage.
2. Any replacement materials used (shopfront glazing) in the proposal will be on a like for like specification basis.
3. The structure of the building will be maintained as is and no new building work is proposed. There are no lifts as part of the proposal.
4. There is no Plan to identify suitably positioned unobstructed outside space for a Fire Appliance. However, any Appliance can gain access to be positioned outside the building by approaching from High Street adjacent the site.
5. Suitable access and equipment for firefighting is not required on this project and would be provided by the Local Fire Brigade in an emergency situation. An adequate firefighting water supply will always be provided by the attending Fire Appliance.
6. All of the above information is based on the fact that this is NOT a Major Development site and all works will comply with (where necessary) the minimum Fire Safety standards of the national Building Regulations and Approved Documents part B Fire Safety.