

## FIRE SAFETY STRATEGY

21 Lichfield Road, Kew TW9 3JR

This statement has been prepared to demonstrate compliance with Policy D12 of the London Plan 2021. The statement has been prepared by Place Architecture and Design, a chartered architectural practice that has been working in the residential design sector since 2013.

Compliance with each of the criteria listed in Policy D12 (A) is set out below:

- 1) identify suitably positioned unobstructed outside space: a) for fire appliances to be positioned on b) appropriate for use as an evacuation assembly point.

The application site is an existing residential street. The property has a front drive with a front wall. Lichfield Road is a tree lined Road in Kew.

There is not space within the application site itself for the fire appliance, however in the event of an emergency the fire appliance would stop on Lichfield Road outside of the property and gain access from this point.

The proposal in this application is to replace an existing pitched roof to the side of the property with a flat roof. The layout has not been changed. Suitable access routes to and from the development are shown on the accompanying fire strategy plan.

An appropriate assembly point for the property is identified on the plan as the front driveway of the property. Alternatively the occupants of the property could assemble at a further distance on the pavement away from the property.



Image showing the front of the property. The fire appliance would need to stop on Lichfield Road outside of the property.

- 2) 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.  
A mains interlinked smoke detection/heat detection system will be used.  
The design remains the same as existing other than the change of the roof to the side of the property.  
During construction, necessary fire extinguishers will be available.
- 3) are constructed in an appropriate way to minimise the risk of fire spread  
Appropriate rated building materials will be used in the construction of the new roof to meet current building regulations guidance.
- 4) provide suitable and convenient means of escape and associated evacuation strategy for all building users  
The property already benefits from various exit routes as demonstrated on the accompanying plan.
- 5) develop a robust strategy for evacuation that can be periodically updated and published, and which all building users can have confidence in.  
The fire strategy plan will form part of the health and safety file for the project. The current arrangement in terms of escape is not being altered.
- 6) provide suitable access and equipment for firefighting that is appropriate for the size and use of the development.  
During construction, necessary fire extinguishers will be available.  
Suitable access is identified on the accompanying plan which is appropriate for the nature of the existing property.

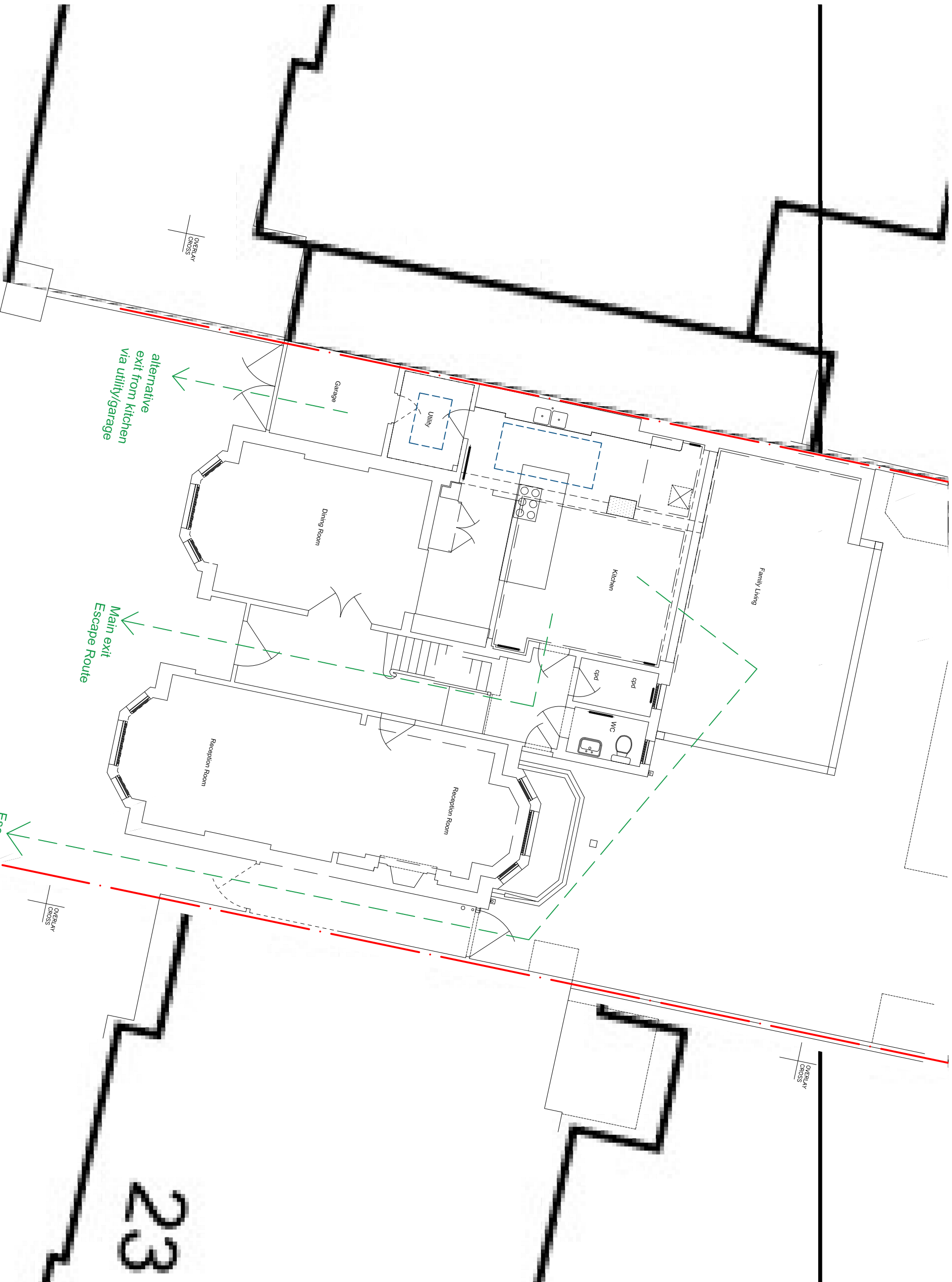
**Conclusion:**

The works associated with this planning application are relatively minor in nature.  
The existing layout is not being altered and there are suitable exit routes in existence.  
New works will use appropriately rated building materials and a mains interlinked detection system will be used.

NOTES:

- 1. Dimensions are in millimetres unless stated otherwise
- 2. First and Second Floor shown indicatively - not measured
- 3. Dimensions govern
- 4. All dimensions to be verified on site before proceeding
- 5. All discrepancies on this drawing to be notified in writing to the Architect.

Survey data produced by On Centre Surveys Limited prior to extension by Paul Wiggins Architects. Rear extension drawn using planning drawings available on council's website.  
Place Architecture and Design Limited has not conducted a measured survey specifically for this proposal.



REVISIONS:

00: 07.05.21 First Issue

PLANNING

PROJECT  
21 Lichfield Road  
Kew  
TW9 3JR

DRAWING  
PROPOSED GROUND FLOOR  
FIRE STRATEGY PLAN

SCALE	PAPER SIZE	DATE	DRAWN BY
1:100	A3	MAY'21	SH
DRAWING Nº	REVISION		
GCDDLRFIREPLAN	00		

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architecture + design

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