

Planning Department  
London Borough of Richmond Upon Thames  
Civic Centre  
44 York Street  
Twickenham  
TW1 3BZ

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11a Atbara Road, Teddington, TW11 9PA

### **Fire Safety - Minors**

This document has been prepared by Deniz Heeremans Architects for the discharge of condition no. U0098927 of planning application ref: 20/3227/FUL for the formal conversion of a detached two flat property to a single dwellinghouse (the existing property has already been in use as a single dwellinghouse for over four years), conversion of garage to entrance hall and rear ground floor extension to ensure that the development incorporates the necessary fire safety measures in accordance with the London Plan Policy D12 Part A. As this a minor development a Fire Safety Statement is not required.

The attached Fire Strategy and Evacuation Plan Ref 2004/FP include details that identify the following:

- 1) Unobstructed outside space for fire appliances to be positioned on.
- 2) Area for use as an evacuation assembly point.
- 2) Appropriate features which reduce the risk to life and the risk of serious injury in the event of a fire. This includes the location of fire doors, interlinked mains operated smoke alarms in hallways on every floor, heat detector in the kitchen and garage, fire curtain between the kitchen and protected route and egress windows on first floor. The proposed fire strategy as shown has been found to be acceptable by the projects Approved Building Control Inspector.
- 3) Design measures that minimise the risk of fire spread. This includes the top flank wall cedar cladding that is 1m from the neighbouring boundary will have a fire retardant coating. Internal doors to habitable rooms will be upgraded to FD20s doors. The existing floors of the building are of concrete construction.
- 4) The means of escape and an associated evacuation strategy for the building users.
- 5) The evacuation plan will be issued to the homeowner.
- 6) Suitable access and equipment for firefighting appropriate to the size and use of the development. This includes the location of fire extinguishers in the kitchen and living room.