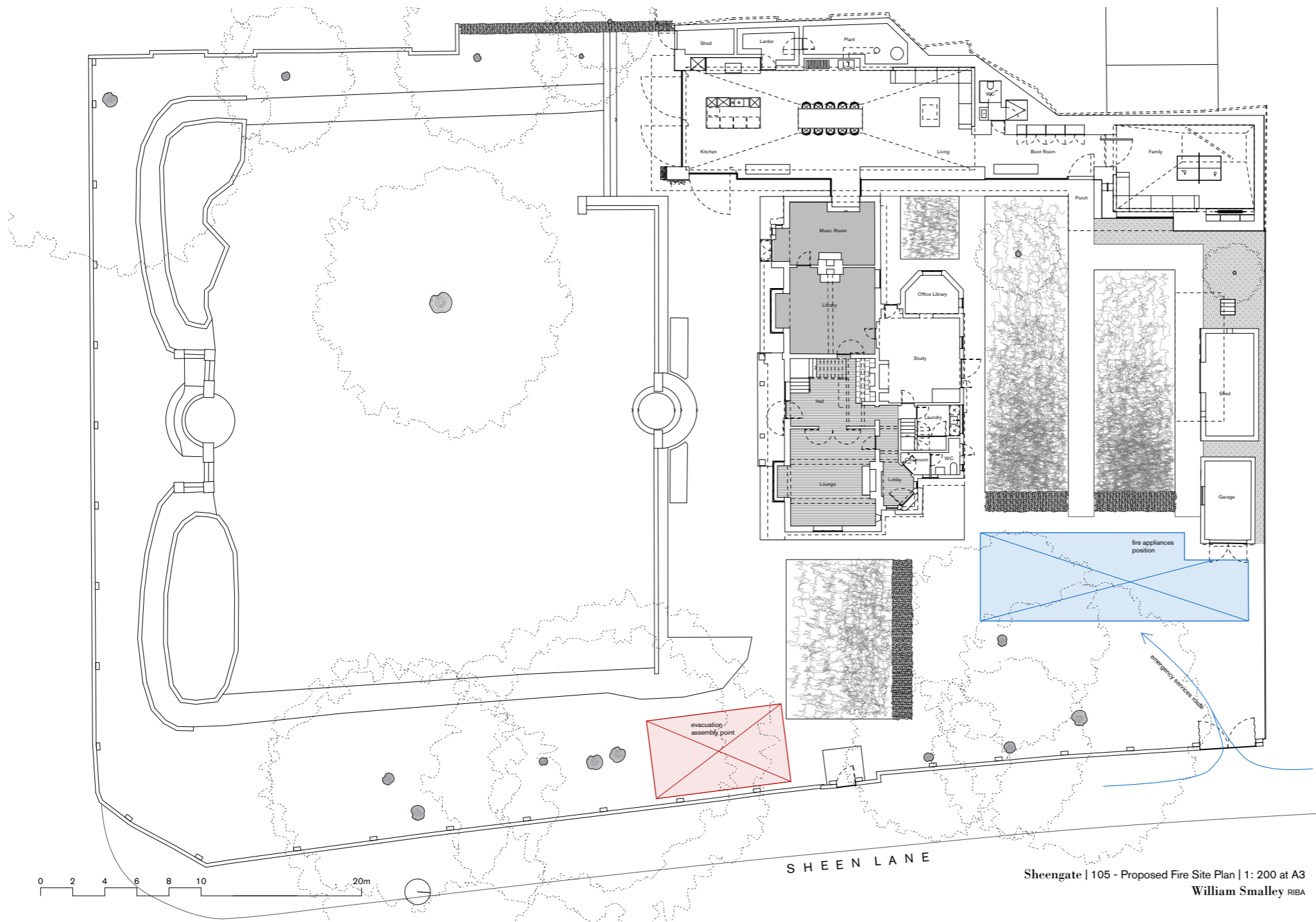


# Sheengate

Fire Safety Strategy  
*for submission to Richmond Council*

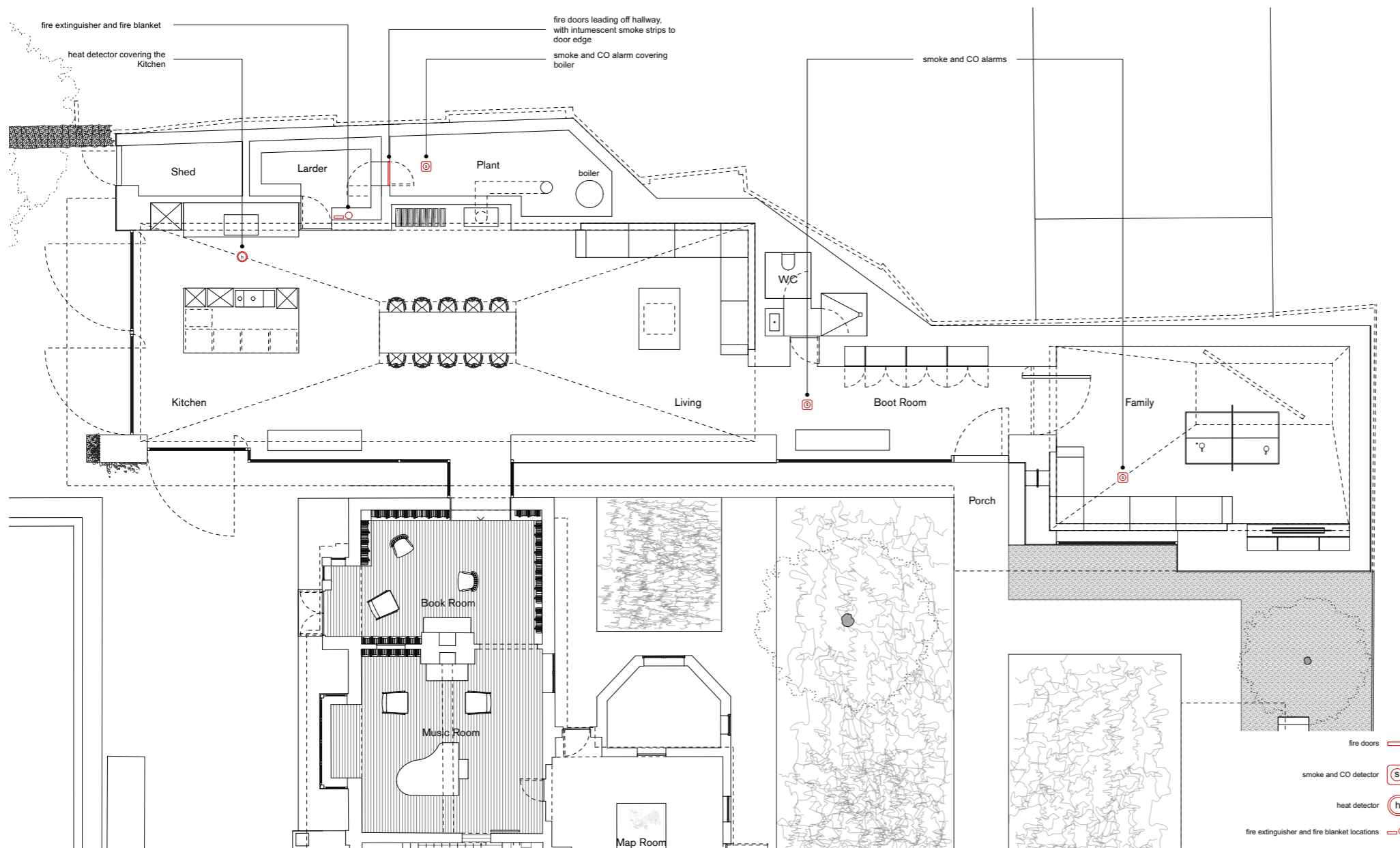
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## 1. Outside Space

- 1.1 An area has been allocated for fire and rescue pumping appliances to be sited in case of a fire. The position gives best access for appliances, and is clear of any obstacles.
- 1.2 A Fire Assembly Point has been marked inside the site boundary and away from the vehicle entrance. This is to ensure a clear route for emergency services, and to provide a safe distance for occupants to gather away from the building.
- 1.3 The proposed Assembly Point allows for a safe 10 metre distance from the house, and is adjacent to a gate that exits onto Sheen Lane.



Sheengate | 106 - Proposed Fire Ground Floor Plan | 1: 200 at A3  
William Smalley RIBA

## 2. Fire Safety Measures

2.1 Active & Passive Fire Protection will be put in place throughout the building to ensure the safety of occupants:

- Mains wired smoke & CO alarm will be fitted where necessary
- Mains wired CO alarm will be fitted in the Plant Room
- Mains wired heat detector will be fitted in the Kitchen, covering all fire appliances
- A fire extinguisher and fire blanket will be easily accessible in case of emergency
- Non-combustible materials will be used in compliance with building regulations
- Fire doors are to be fitted to the Plant Room, with intumescent smoke strips to inhibit smoke distribution



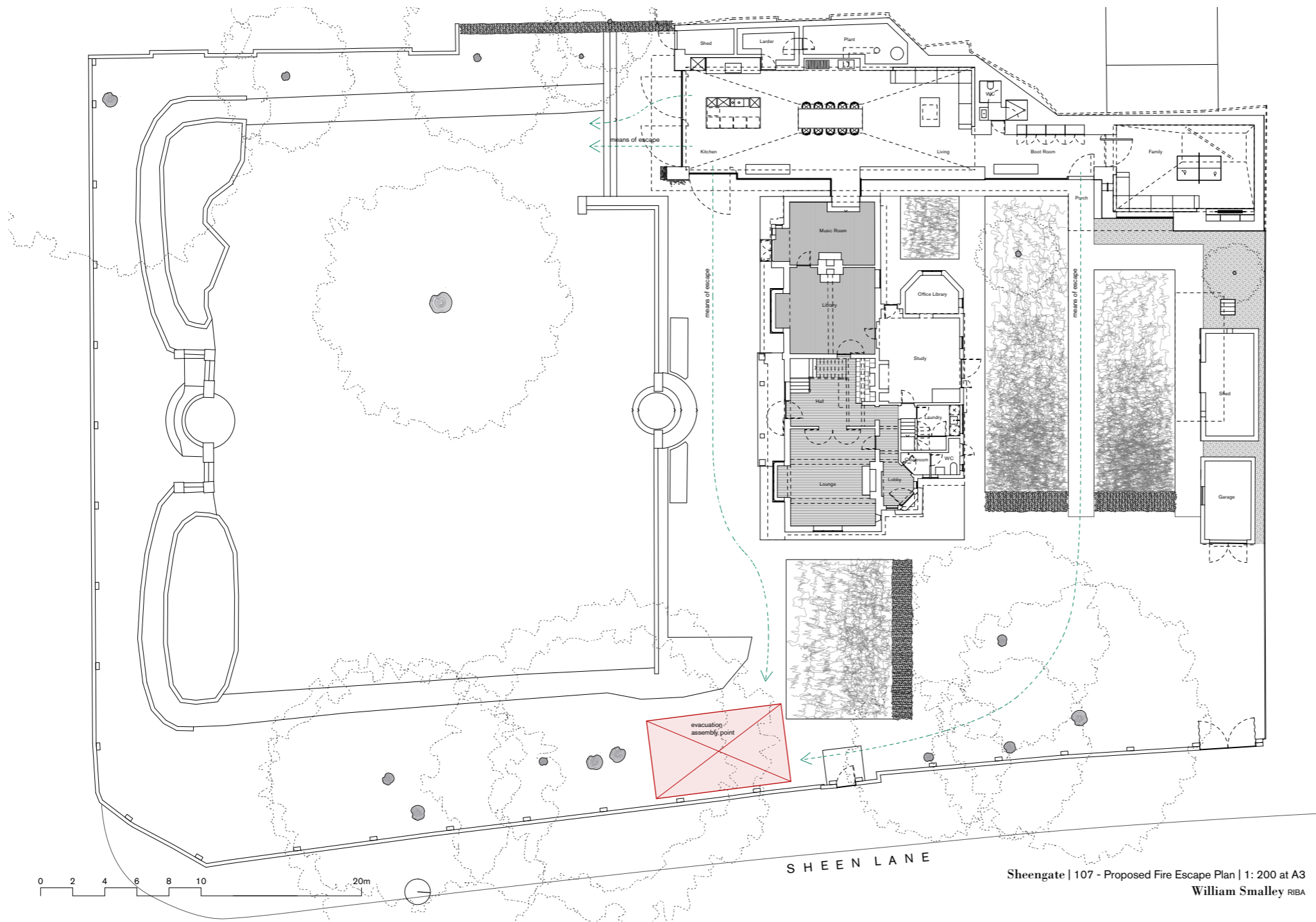
### 3. Construction Methods

3.1 Construction methods will be put in place by the Main Contractor during the works to limit fire safety risks during construction.

3.2 The neighbouring trees and fences will be protected in accordance with the Arboricultural Impact Assessment.

3.3 Proposed Construction Materials:

It is anticipated that the walls of the extension will be constructed from masonry. The roof will be steel frame with timber joist infill. Walls and roofs externally are intended to be clad in large format clay tiles. Internally, walls and ceilings will be finished in traditional lime render. The completed construction will conform to Building Regulations.

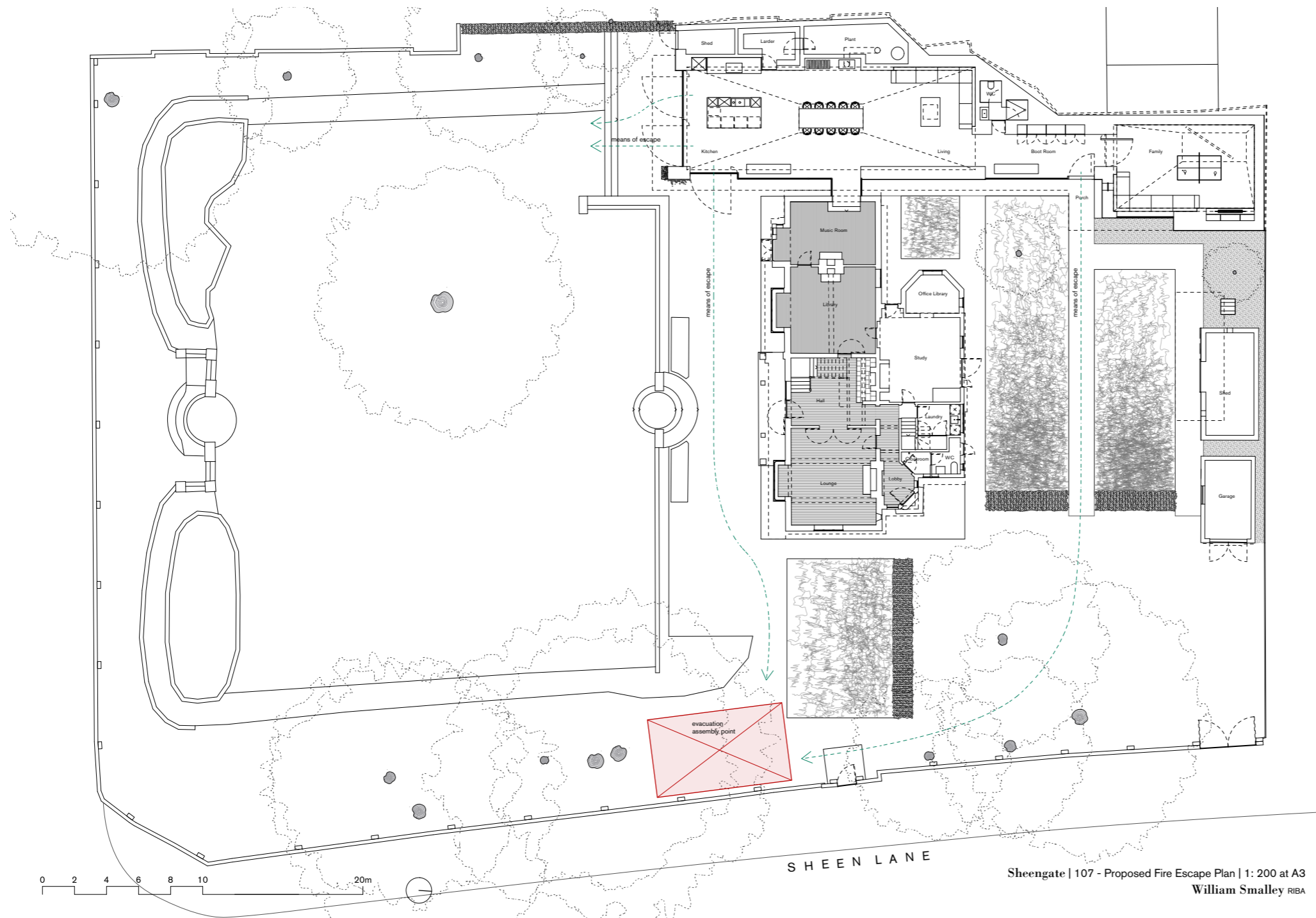


## 4. Means of Escape

Sheengate | 107 - Proposed Fire Escape Plan | 1: 200 at A3  
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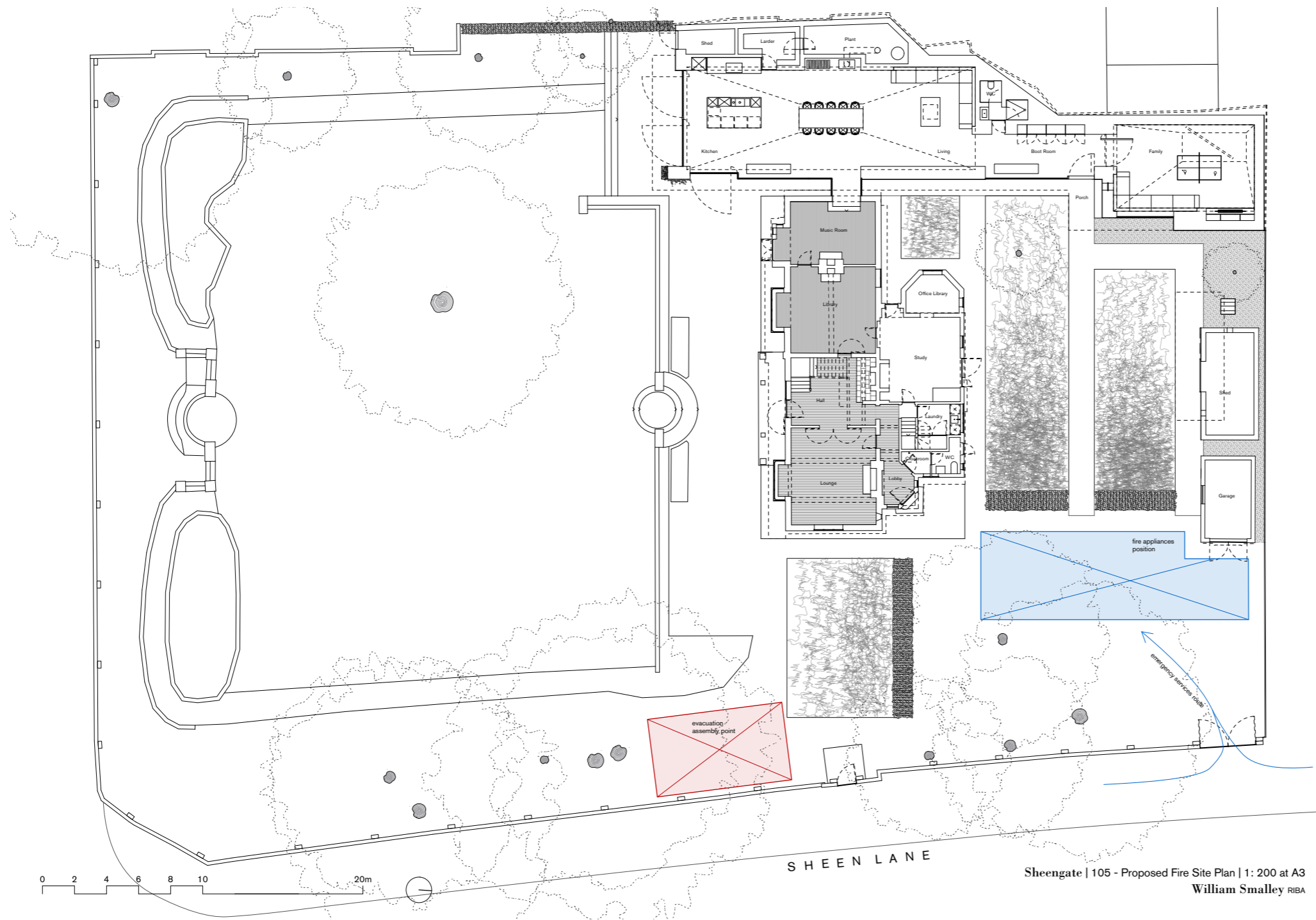
- 4.1 External doors provide adequate means of escape for the occupant, which open to the garden in the direction of the Fire Assembly Point.
- 4.2 There are several doors to the rear of the house that can also act as a means of escape.
- 4.3 There is a clear open route from the building to the Fire Assembly Point.





## 5. Evacuation Strategy

- 5.1 An evacuation strategy will be put in place and reviewed every 5 years for the lifetime of the building.
- 5.2 Fire Evacuation Strategy:
- Upon seeing a fire, or hearing the fire alarm, all occupants should leave the building through the designated means of escape
  - If there are any person(s) who are unaware of the fire or unable to hear the alarm, they should be informed immediately and told to evacuate
  - Occupants should follow the route shown on the Means of Escape Plan and meet at the Fire Assembly Point
  - The emergency services should be called once in the Fire Assembly Point, and occupants should wait there until services arrive, unless it becomes unsafe



## 6. Access and Equipment

- 6.1 An area has been allocated for fire and rescue pumping equipment to be sited in case of a fire.
- 6.2 An external water tap will be located to the front of the main house, accessible from the front garden to assist emergency services if necessary.
- 6.3 Access to the front garden and house will be possible through the gated entrance to Sheen Lane. Access to the Garden can be achieved from the west of the drive or around the side of the house to the east.