**2A Cole Park Road, Twickenham, TW1 1HW**

**Planning Fire Safety Strategy for Existing House Refurbishment and Alterations**

This fire safety strategy accompanies the householder planning application ref 21/1360/HOT at 2A Cole Park Road

The statement sets out the responses to criteria 1, 2, 3, 4 and 6 of the Fire Safety D12(A) London Plan Guidance. The Guidance states that these are the Criteria to be met for a householder planning application.

Criteria 1 – Information on space provisions for fire appliances and assembly points

Emergency fire personnel can access the property from Cole Park Road, and will park in the road. In the case of fire, the evacuation assembly point would be on Cole Park Road in a safe point away from a fire and await fire emergency assistance. There are some parking restrictions outside the property by way of a single yellow line and resident’s permit parking.

Criteria 2 – Information on passive and active safety measures

The active fire safety measure will include a smoke and fire detection and alarm system. The passive measures will include 30 minute fire resisting construction materials for structure.

The Building Regulations cover all aspects of construction.

Criteria 3 – Information and data on construction materials and products

The full specification of building materials has not been determined. The building shall be constructed to meet the Building Regulations, The Building Act.

Criteria 4 – Information on means of escape and evacuation strategy

The means of escape will be through the numerous existing door and window openings.

Criteria 6 – Information on access and equipment for firefighting

The emergency fire appliance would park on the public highway of Cole Park Road, and access would be made to the outbuilding from this point.