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Fire Safety Statement

This statement is made in support of the proposal which consists of lowering an existing cellar to create new utility, a loft conversion with rear dormer, increase in height of front roof slope, rear terrace with screening and internal layout updates throughout.

395 St Margarets Road, Twickenham, Isleworth, TW7 7BZ

In order to comply with Policy D12 of The London Plan 2021 several fire safety features have been incorporated within the proposed development to achieve the highest standard of fire safety.

A new FD30 door will be provided to separate the ground floor staircase enclosure.

This will ensure a half hour fire resistance as a Means of Escape in case of fire from all proposed habitable rooms to an external place of safety.

Smoke detectors will be interlinked and mains powered with battery back up to BS5446-1:2000.

The proposed kitchen will be provided with a heat detector interlinked and mains powered with battery back up to BS5446-2:2003.

The escape route from both the **proposed Kitchen, Living and Dining area** is through the ground floor entrance Hallway leading to the public road at the front and to the evacuation point in the public road.

As part of Policy D12 of The London Plan 2021 it states that the development must have a suitably positioned outside space that can be appropriately used as an evacuation assembly point. As can be seen from drawing PL.06 Fire Safety Strategy, with evacuation routes marked in red, there is an evacuation assembly point to the front of the property, directly connected to the public road.