

Felix Lewis Architects

The Studio
South Lodge, Wierton Hill,
Boughton Monchelsea
Maidstone, Kent, ME17 4JS

T: 01622 535010

E: felix@felixlewisarchitects.com

W: www.felixlewisarchitects.com

PFSS – Planning Fire Safety Strategy

40 Sheen Common Drive is a two storey detached house with additional accommodation in the roof space. The project is for a single storey rear extension, partial first floor extension, internal alterations and changes to the front of the house. The fire safety strategy is as follows:

- 1) Access for the fire brigade is directly from the street.
- 2) Fire escape from building occupants of through the front door to the street to a place of safety.
- 3) AD Part B allows for a single fire escape provided that the route of escape is fire protected to 30 minutes (it will be). All doors from habitable spaces on the fire escape route will be 30 minute protected fire doors.
- 4) AD Part B allows for fire escape to a place of refuge in the back garden if the depth of the garden is further than the height of the house (it is).
- 5) There is no lift or basement requiring a specialist / or engineered escape strategy.
- 6) Fire alarms and smoke / heat detectors will be fitted in the building in lien with AD Part B.
- 7) The extension will be constructed from masonry cavity walls with mineral wool insulation and will be non-combustible. The roof structure will be of timber and steel construction with rigid insulation above the structure.
- 8) The design is in line with AD Part B.

The plan attached illustrates the fire escape routes and access for the fire brigade.

