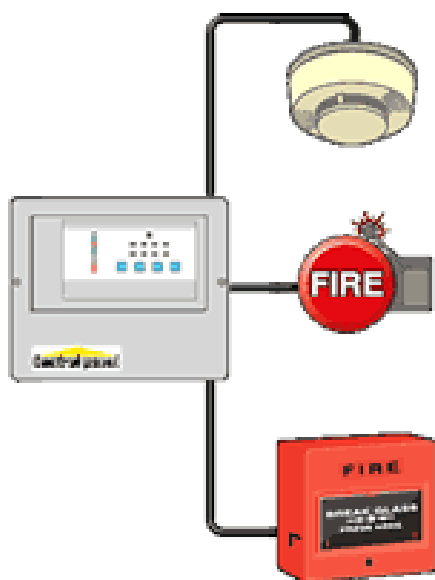




FIRE SAFETY MANAGEMENT AND FIRE EMERGENCY PLAN FOR

95 Waverley Avenue, Twickenham, TW2 6DH



FIRE SAFETY MANAGEMENT

STATEMENT OF INTENT

Mike Beck Design Ltd believes that ensuring the health and safety of staff, visitors, service users and all relevant persons is essential to our success.

We are committed to:

1. Preventing accidents
2. Compliance with statutory requirements as a minimum.
3. Assessing and controlling the risks that arise from our work activities.
4. Providing a safe and healthy building
5. Ensuring safe working methods and providing safe working equipment.
6. Monitoring and reviewing our systems and prevention measures to ensure their effectiveness.
7. Setting targets and objectives to develop a culture of continuous improvement.
8. Ensuring adequate welfare facilities exist throughout the department.
9. Ensuring adequate resources are made available for health and safety issues, so far as is reasonably practicable.

A Fire Safety Management System will be created to ensure the above commitments can be met. Employees throughout the department must play their part in the creation of a safe and healthy working environment for all.

To summarise the Fire Safety Measures for the project, we will ensure to:

1. Install an interlinked Smoke Detection System
2. Ensure a safe route of escape from all inner rooms
3. Ensure that fire doors are used where required
4. Ensure that to all 2nd floor rooms, additional measures are taken

1. Smoke Detection System



In line with Building control requirements, an interlinked smoke detection system will be installed. This will mean smoke alarms on every level, interlinked so that when one sounds they all sound. This will also be linked to a heat detector in the kitchen.

2. Inner Rooms

The building has been designed to have minimal inner rooms, so all rooms are accessible via the main corridor. Building Control regulations. The front room is accessible from the hallway and the large open plan rear room is open plan. It also has two escape routes – both via the front door or the rear doors. The first floor rooms are escapable via rooflights and windows, which will comply fully with building regs.

3. Fire Doors

Due to the fact there is no second floor and all first floor windows are escape windows, there is no requirement for fire doors. As a company however, we also specify fire doors as an additional measure. These will be installed at Ground floor level to the living room and to the rear open plan kitchen dining room. These are the most effective place to install, as they then protect the first floor bedrooms. These are not a requirement under BC regulations but will be installed as an additional measure.

4. Escape Routes

Escape routes in the event of the fire would be either through the fire door protected route, or through the window, as allowable under BC regulations. As they are less than 4.5m high, this is allowable under building regulations.

Practical Home Owner Plan

Before completion, a fire safety plan will be developed with the homeowners. This will include:

- *Maintenance plan for Fire Alarms and detection*
- *Escape plan in the event of a fire*
- *Assembly points front and rear*
- *Fire Safety information*
- *Clear instruction that the building cannot be re-entered / reoccupied.*