

Fire Strategy Document

17 Arlington Road, Richmond TW10 7BX

1. General comments.

17Arlington Road TW10 is a 2 storey semi detached property with existing cavity masonry walls, timber structural floors, plastered walls and a tiled roof.

The proposal is to provide a loft conversion to provide a bedroom and a master bathroom.

The design is in accordance with Approved Document B1

The building is currently and will remain a single family dwelling.

2. Information on space provisions for fire appliances and assembly points (criteria 1).

Fire Brigade Access is via the front entrance on Arlington Road. The width of the road is greater than 3.7m and therefor complies with Approved Document B1 Table 13.1.

Although the extension increases the distance for the Fire Brigade hose it is well within the 45m requirement contained in Approved Document B1 clause 13.1.

13.1 For dwellinghouses, access for a pumping appliance should be provided to within 45m of all points inside the dwellinghouse

3. Information on passive and active safety measures (criteria 2).

Heat and smoke detection will be provided in accordance with BS5839 Part 6 within the landings at each level an within the ground floor kitchen.

The smoke detection system will be extended to include interlinked smoke detectors within each habitable room.

An independently certified (in accordance with BS476 Part 22) FD20 door will be provided to the kitchen / hallway to maintain a protected escape route from the upper floor levels. This is in accordance with Approved Document B1.

4. Information and data on construction products and materials (criteria 3).

Walls to the dormer will be stud work with PIR insulation within the studs and a tile finish. Cement board will be applied externally behind the tiles to allow suitable fire protection. Fireline board will be added internally.

The dormer walls are set back from the boundary however 30 minutes fire resistance will still be required.

Ceiling linings will be plasterboard which typically achieves a class B – s3, d2 European classification or Class) (National Classification).

The loft floor will be modified to achieve 30 minutes fire rating using 100mm rockwool fire batts suspended on chicken wire mesh.

5. Information on means of escape and evacuation strategy (criteria 4).

Means of escape from the habitable rooms will be via the protected staircase.
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6. Information on access and equipment for firefighting (criteria 6).

Access to the property will be via the front door.

Due to the low height of the premise this is acceptable and there is no requirement to fit hydrants or provide firefighting equipment or shafts etc.

No alternative water supply is required.