

FIRE SAFETY STRATEGY and STATEMENT

FOR

PROPOSED FIRST AND GROUND FLOOR REAR, SIDE AND FRONT EXTENSIONS WITH ROOF LIGHTS

AT

37 ICKENHAM ROAD, RUISLIP, HA4 7BX

OUR REFERENCE: 24011-FSS-001 FIRE SAFETY STRATEGY

DATE: 24 April 2024

- 1) The project is for a rear and a front two storey extensions and for a first floor side extension and to the existing two storey dwelling, with minor internal rearrangements – a minor development which will not increase the risk of fire.
- 2) At the front of the property, there is suitable unobstructed space with flat surface for the emergency services to set up their equipment.
- 3) The front garden and adjoining sidewalk are suitable areas for point of assembly during evacuation.
- 4) The design incorporates features listed below with a view to reduce the risk of fire or risk of life and / or serious injury in the event of a fire:
 - 4.1 Mains operated battery backup smoke detectors will be fitted and hard wired to the fire alarm system to be activated if any one smoke detector is activated.
 - 4.2 All new internal walls will have 12.5mm plasterboard on both sides of the walls and filled with rockwool – 1 hour fire resistance is achieved. All ceilings will receive 12.5mm plasterboard appropriately sealed and with a 30minute fire resistance to avoid fire spread.
 - 4.3 All habitable rooms throughout the dwelling will be fitted with hard wired interconnected smoke detectors.
 - 4.4 All materials used in the construction process will be compliant with BS or other latest standards as applicable.
 - 4.5 All habitable rooms will have means of escape through windows to have an unobstructed opening of 0.33m² of which one dimension will be no less than 450mm and of which the lowest part of that window will be no more than 1 100mm above finished floor levels.
 - 4.6 Access from the highway for emergency services will not be affected by the works as the existing access will remain unaltered.
 - 4.7 All internal habitable rooms will be fitted with FD30 fire rated doors leading to the escape route.
 - 4.8 At ground level, the building can be escaped through the front and rear doors to reach safe outside space.

4.9 A printed evacuation strategy will be fitted in appropriate places where it can easily be observed by occupiers. The strategy will be reviewed and updated periodically as required. The strategy will include a map of the escape routes and assembly points to use in case of an emergency.