

**FIRE SAFETY STATEMENT**

**FOR**

**PROPOSED DEMOLITION OF EXISTING GARAGE AND ERECTION OF A NEW GROUND FLOOR OVER  
BASEMENT ONE BEDROOM DWELLING**

**AT**

**73a WILLOW TREE LANE, UB4 9BL, HILLINGDON.**

**OUR REFERENCE: 23018-FSS-201 FIRE SAFETY STATEMENT**

**DATE: 16 October 2024**

- 1) The project is for a one bedroom dwelling, a minor development which will not increase the risk of fire.
- 2) At the front of the property, within the boundaries and on the sidewalk, 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 0.33m<sup>2</sup> 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 at basement level, a door leads to an outdoor patio which has a stairway to normal ground level.

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.