

FIRE SAFETY STRATEGY

38-40 MARLBOROUGH ROAD, UXBRIDGE, UB10 0PS

1. IDENTIFY SUITABLY POSITIONED UNOBSTRUCTED OUTSIDE SPACE FOR:

a. Fire appliances to be positioned on

Main road outside property

b. Appropriate for use as an evacuation assembly point

Rear amenity space and main road outside property

2. ARE DESIGNED TO INCORPORATE APPROPRIATE FEATURES WHICH REDUCE THE RISK TO LIFE AND RISK OF SERIOUS INJURY IN THE EVENT OF A FIRE; INCLUDING APPROPRIATE FIRE ALARM SYSTEMS AND PASSIVE AND ACTIVE FIRE SAFETY MEASURES;

Mains operated interlinked smoke alarms and heat detectors will be provided, to comply with bs 5839-6:2019.

3. ARE CONSTRUCTED IN AN APPROPRIATE WAY TO MINIMISE THE RISK OF FIRE SPREAD;

1/2hr minimum fire doors and walls will be used around the stairwell to create a protected escape route.

4. PROVIDE SUITABLE AND CONVENIENT MEANS OF ESCAPE, AND ASSOCIATED EVACUATION STRATEGY FOR ALL BUILDING USERS;

Protected escape route via stairwell and landings/hallway, indicated above.

5. DEVELOP A ROBUST STRATEGY FOR EVACUATION WHICH CAN BE PERIODICALLY UPDATED AND PUBLISHED, AND WHICH ALL BUILDING USERS CAN HAVE CONFIDENCE IN;

Occupants should move to the stairwell from the first and second floors, in the event of an emergency, and then descend to the ground floor external exits.

6. PROVIDE SUITABLE ACCESS AND EQUIPMENT FOR FIREFIGHTING WHICH IS APPROPRIATE FOR THE SIZE AND USE OF THE DEVELOPMENT;

Access to the property will be from the main road, suitable for a property of this size. An adequate mains water supply is available.