

[REDACTED]

From: Hannah Riddle on behalf of Planning.Responses
Sent: 16 February 2022 11:15
To: Planning Scanning
Subject: FW: Planning consultation - BR/283/21/PD Land to the rear of 27 Station Road Bognor Regis PO21 1QD

[REDACTED]

Hannah Riddle
Planning Apprentice
Planning Services



[REDACTED]

Arun District Council, Civic Centre, Maltravers Rd, Littlehampton, West Sussex, BN17 5LF

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From: Ian Stocks [REDACTED] On Behalf Of FRS Water and Access
Sent: 16 February 2022 10:46
To: Planning.Responses [REDACTED]
Subject: Planning consultation - BR/283/21/PD Land to the rear of 27 Station Road Bognor Regis PO21 1QD

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FAO: Amber Willard

Dear Amber,

Having viewed the plans for planning application BR/283/21/PD, the access appears to show insufficient width for a fire appliance to gain access the new property, we need clarification that all parts inside the dwelling are within 45m as identified in Approved Document – B (AD-B) Volume 1 2019 edition: B5 section 13. Evidence will need to be provided to show sufficient turning facilities are provided for a fire appliance to turn and make their exit as identified in AD-b Vol 1 B5 section 13. This is particularly important due to the narrow access route and gateway for the access egress route form these premises.

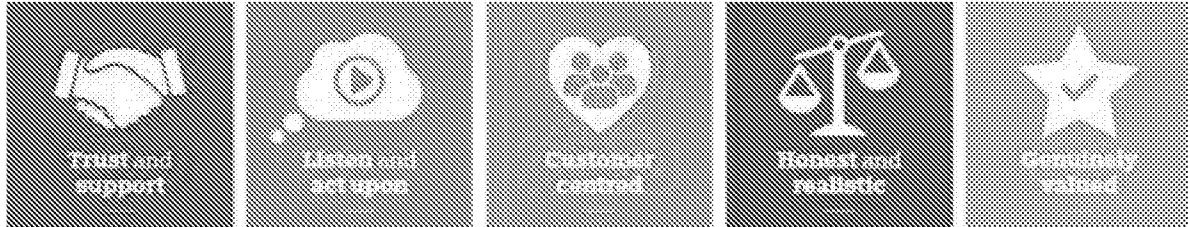
Any areas outside the 45m rule will need to be mitigated by the installation of domestic sprinkler or water mist system conforming with BS9251 or BS8458 standards

Regards

Ian Stocks
Water & Access manager

Ian Stocks – Water and Access Manager
Water and Access Office
West Sussex Fire and Rescue Service West Sussex County Council
Location: Bognor Fire Station, West Meads Drive, Bognor, PO21 5TB
[REDACTED]

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