Form 4 – Reasonable Exception Statement

Form 4 – Reasonable Exception Statement		
Site address	24 BEECHFIELD GARDENS, ROMFORD, RM7 0EJ	
Description of development	Proposed Annex Ancillary to Main Dwelling following Demolition of Existing Outbuilding	
Name of Author and role in the development	LIVARCH LTD (Agent) on behalf of Property Owner	
Category of development	**Expected policy information requirements**	
Householder	The current fire safety measures are appropriate and will not be adversely affected by the development	**Yes** The plot around the building provides plenty of space for fire appliances and personnel. There is sufficient space to place ladders and other equipment. All rooms have doors. New materials used will be in line with fire proofing standards required by Building Regulations.
	The fire safety measures will be altered	All proposed external walls are to be constructed to achieve a minimum 60 mins fire rating and external walls are to be finished to comply with Class B-s3, d2(2) to prevent surface spread of fire. Materials and construction will be designed to comply with Part B Volume 1 2010 2019 edition incorporating 2020 amendments– for use in England. Please note final construction materials are to be confirmed following a structural survey and design.

Non- major development that does not create additional units or alter the materials on the external walls or alter the internal or external communal areas that support the evacuation strategy for the property and does not include a lift	The current fire safety measures are appropriate and will not be negatively affected by the development	**Yes** **Justification**
Non major development (other than those captured above)	Information on space provisions for fire appliances and assembly points **(D12A criteria 1)**	**Relevant Y/N** **Justification**
	Information on passive and active safety measures **(D12A criteria 2)**	**Relevant Y/N** **Justification**
	Information and data on construction products and materials **(D12A criteria 3)**	**Relevant Y/N** **Justification**
	Information on means of escape and evacuation strategy **(D12A criteria 4)**	**Relevant Y/N** **Justification**
	Information on access and equipment for firefighting **(D12A criteria 6)**	**Relevant Y/N** **Justification**