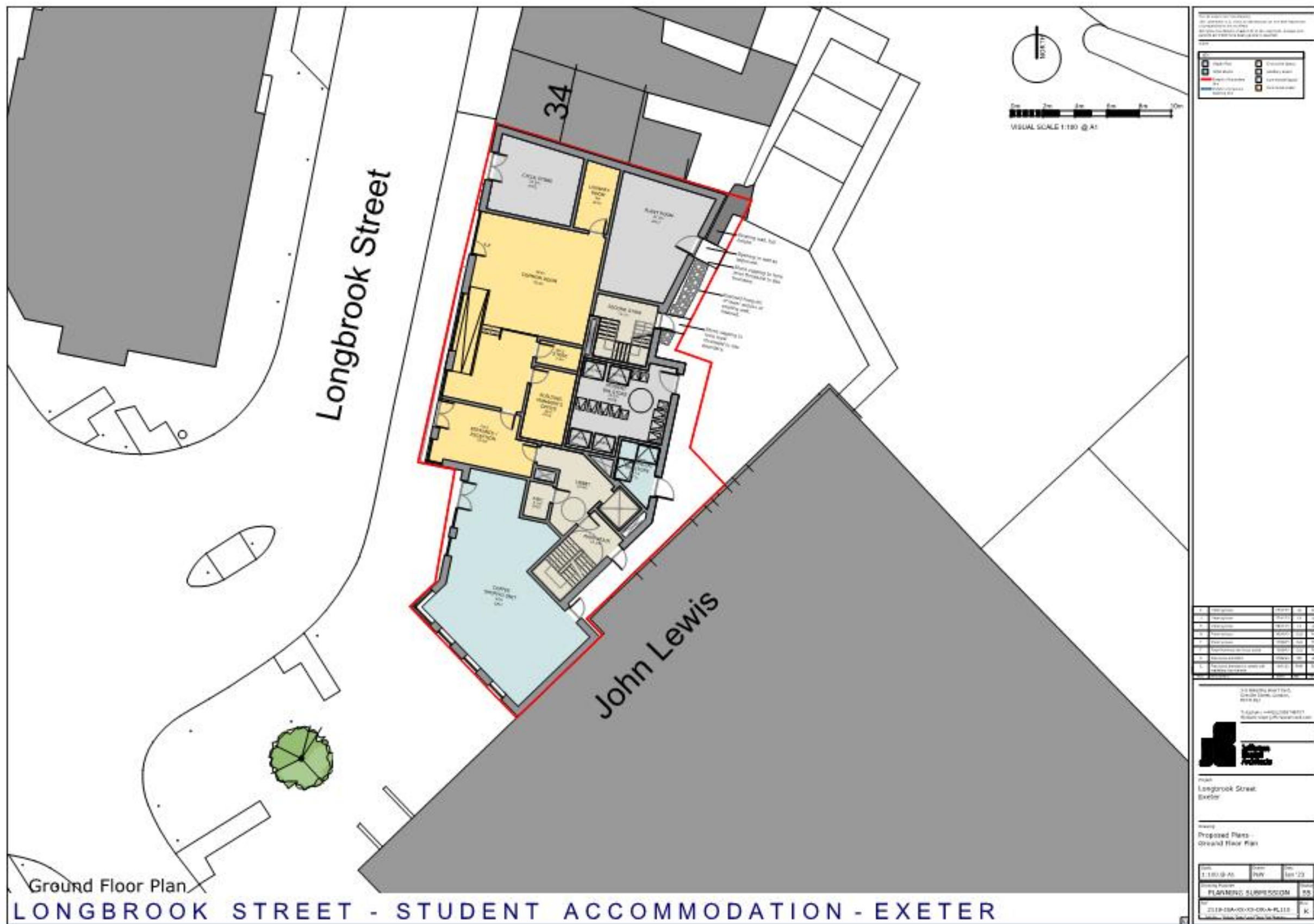


Fire Statement Form (JH Reference: GM2133)

Application information	
1. Site address line 1	26-28
Site address line 2	Longbrook Street
Site address line 3	
Town	Exeter
County	Devon
Site postcode (optional)	EX4 6AE
2. Description of proposed development including any change of use (as stated on the application form):	Mixed used development comprising of student accommodation for up to 97 beds, with communal areas and cafe (Use class E) on the ground floor.
3. Name of person completing the fire statement (as section 15.), relevant qualifications and experience. Guide: no more than 200 words	<p>Sam Ablitt, MPhys, CPhys, MInstP, MIFireE</p> <p>Sam Ablitt is a Technical Director in the Jensen Hughes Manchester office and has over 10 years of experience in developing building Fire Strategies. He is a Member of the Institute of Fire Engineers and a Chartered Physicist. He has extensive experience in developing fire strategies for a wide range of residential buildings. This includes fire and smoke modelling and structural fire engineering analysis.</p> <p>Some notable residential projects are listed below:-</p> <ul style="list-style-type: none">• The Light, MediaCityUK, Manchester• SOYO, Leeds• The Mercian Birmingham <p>As part of Jensen Hughes, Sam can draw from the experience of other fire engineers in the UK and around the world, which will ensure the quality and the robustness of the fire strategy developed for the project.</p>
4. State what, if any, consultation has been undertaken on issues relating to the fire safety of the development; and what account has been taken of this. Guide: no more than 200 words	<p>Consultation with the approving authorities has not been undertaken to date.</p> <p>Fire strategy development will be undertaken by Jensen Hughes to identify key fire strategy issues and ongoing input will be provided to assist the design team as they incorporate the fire strategy requirements into their specialist design.</p> <p>The plans will continue to develop as the scheme progresses and discussion with approving authorities and the local fire and rescue services will be undertaken.</p>

5. Site layout plan with block numbering as per building schedule referred to in 6.
(consistent with other plans drawings and information submitted in connection with the application)



The principles, concepts and approach relating to fire safety that have been applied to the development

6. Building schedule

Site information				Building information			Resident safety information		
a)	b)	c)	d)	e)	f)	g)	h)	i)	j)
block no. as per site layout plan above	<ul style="list-style-type: none">• block height (m)• number of storeys excluding those below ground level• number of storeys including those below ground level	proposed use (one per line)	location of use within block by storey	standards relating to fire safety/ approach applied	balconies	external wall systems	approach to evacuation	automatic suppression	accessible housing provided
Longbrook Street, Exeter	<ul style="list-style-type: none">• The top floor height of the block is approx. 24.15m above the ground floor level.• The building comprises of 9 storeys• N/A	Residential flats	Level 1 to Level 8	BS9991	no balconies	class A2-s1, d0 or better	stay put	yes-residential sprinklers, full	none
		Ancillary Spaces (common room, building manager's office, bin stores, plant rooms, cycle store, laundry room)	Ground	Approved document B vol 2	no balconies	class A2-s1, d0 or better	simultaneous	yes-residential sprinklers, full	N/A non resi
		Commercial Unit	Ground	Approved document B vol 2	no balconies	class A2-s1, d0 or better	simultaneous	yes-commercial sprinklers, full	N/A non resi

7. Specific technical complexities

The building will generally comply with BS9991 guidance. Ancillary spaces and the commercial unit will be designed in accordance to the guidance of Approved Document B: Volume 2. The following summarise the key elements of the fire strategy:

- Sprinklers in accordance with BS9251:2021 will be provided throughout the residential spaces in the building whilst the commercial unit will be sprinklered by commercial sprinkler system in line with BS EN 12845.
- Automatic fire detection and alarm system will be provided, and it will be designed in-line with the recommendations of BS 5839.
- All corridors/lobbies approaching each stair will be provided with smoke control systems in line with the recommendations in BS 9991.
- All external walls of the apartment block will be designed in line with Regulation 7 of the Building Regulations and no combustible materials will be proposed within the external wall construction.
- Travel distance in all areas will be within the recommended limit.
- Suitable measures will be provided to help the evacuation of the disabled occupants.
- Each flat will have access to at least two stairs for evacuation.
- A single firefighting shaft will be provided to the scheme given the building height and size. The firefighting access into the firefighting shaft will be via the reception which will be protected the same standard as the shaft, minimal fire load and will be smoke vented.

8. Issues which might affect the fire safety of the development

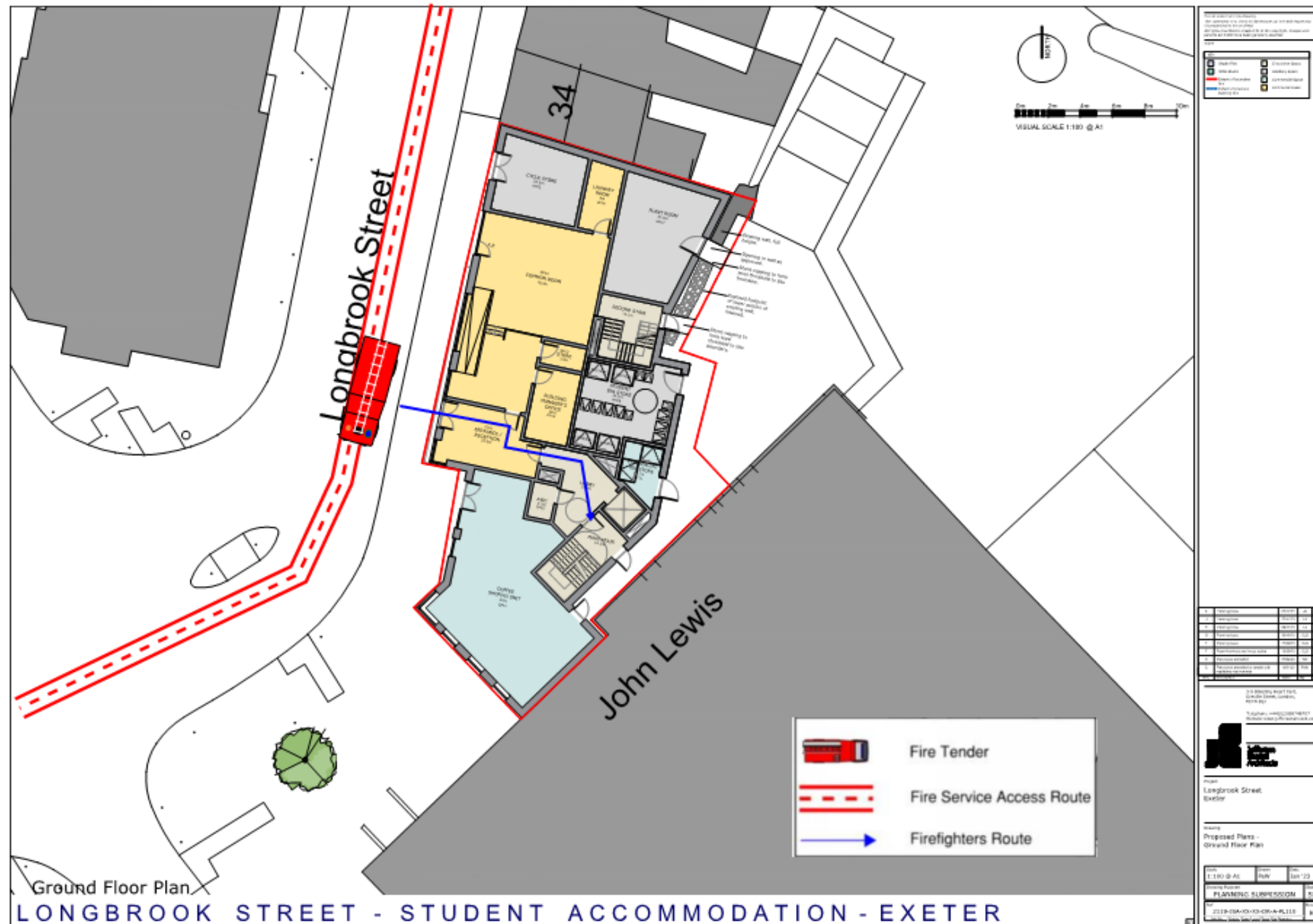
The issue that might impact the fire safety of the development is as below:

- The firefighters access into the building will be via a reception. The reception will be protected the same standard as the stair, fire load will be kept at minimal and the space will be smoke vented. This will ensure that the firefighters are safe to operate the firefighting activities in the building. In terms of escape, occupants will have a secondary evacuation through the other stair in case the access via the firefighting stair is compromised. Therefore, there is still a good standard of safety in the building with this arrangement. |

9. Local development document policies relating to fire safety

N/A

Emergency road vehicle access and water supplies for firefighting purposes
9. Siting of fire appliances A suitable fire hydrant will be in place on Longbrook Street. The dry riser inlet will be in sight of, and within 18m of the fire vehicle parking position.
10. Emergency road vehicle access Access to the scheme will be via Longbrook Street (see Section 12) Is the emergency vehicle tracking route within the site to the siting points for appliances clear and unobstructed? yes
11. Suitability of water supply for the scale of development proposed Nature of water supply: hydrant- public Does the proposed development rely on existing hydrants and if so are they currently usable / operable? yes
12. Fire service site plan Fire service site plan is: inserted in the form



Fire statement completed by

13. Signature

S. Abbott

14. Date

15/12/2023