

From: FRS Water and Access <FRSWaterandAccess@westsussex.gov.uk>
Sent: 20 April 2026 13:11:31 UTC+01:00
To: "planninginfo" <planninginfo@midsussex.gov.uk>
Subject: Planning consultation - DM/25/2880 13 Beaconsfield Close Burgess Hill West Sussex RH15 9AT

FAO: Peter Davies

Dear Peter,

Having viewed the plans for the planning application no. DM/25/2880 for the Retention of existing warehouse and creation within it of 3 new dwellings; evidence is required to show that a suitable access for a fire appliance to ensure all points inside all dwellings is within 45-metres of the fire appliance location, and a turning facility provided, as identified in Approved Document B (AD-B) Volume 1 B5 section 13.

A fire appliance requires a minimum width of 3.1-metres through any gateway or narrowing and 3.7-metres between road edge or verge, capable of supporting 18-Tonne axial weight of a fire appliance and a turning facility to ensure a fire appliance does not need to reverse more than 20m to reach either an exit or a turning facility. From the plans submitted it is unclear if suitable fire appliance access is provided.

Regards
Ian



Ian Stocks

Water & Access Manager - Protection

West Sussex Fire & Rescue Service

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