

From: FRS Water and Access <FRSWaterandAccess@westsussex.gov.uk>
Sent: 13 November 2025 15:54
To: Planning
Subject: Planning consultation - DC/25/1394 Sir Roberts Farm Goose Green Lane Goose Green West Sussex RH20 2LW

Categories: Consultations

FAO: Bethan Tinning

Dear Bethan,

Having viewed the plans for the planning application no. DC/25/1394 for the demolition of existing dwelling, and erection of replacement three-bed farmhouse style dwelling with detached garage. Demolition of workshop (with extant planning permission for change of use to residential dwelling - DC/23/1549) and erection of a replacement three-bed residential dwelling with detached garage and change of use of land from paddock to incidental residential curtilage; evidence is required to show that a suitable access for a fire appliance 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 3.1m through any gateway or narrowing and 3.7m 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 head.

Regards
Ian



Ian Stocks

Water & Access Manager - Protection

West Sussex Fire & Rescue Service

Office 0330 222 4499 **Mobile** [REDACTED]

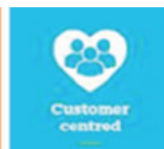
Web www.westsussex.gov.uk/fire

Email frs.waterandaccess@westsussex.gov.uk

Bognor Regis Fire Station Fire Station, West Meads Drive, West Sussex, PO19 1BD

My pronouns are he/him/his

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