From: FRS Water and Access <FRSWaterandAccess@westsussex.gov.uk>
Sent: 18 December 2025 14:36:58 UTC+00:00
To: "Jo Morin" <jo.morin@adur-worthing.gov.uk>
Subject: RE: AWDM/1322/25 17 Franklin Road Worthing

Good afternoon Jo,

Having viewed the details for the new build bungalow at the rear of the property, evidence is required to show how all points inside the dwelling will be within 45m of the location of the fire appliance, as identified in AD-B Volume 1: B5 section 13. The distance from Franklin Road to the furthest point in the new build dwelling is 70m, a considerable distance beyond the 45m requirement. Any area not within the 45m distance will need to be mitigated by the installation of domestic sprinkler or water mist system complying with BS9251 or BS8458 standard.

Regards
Ian

Ian Stocks
Water & Access Manager - Protection
West Sussex Fire & Rescue Service
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Web www.westsussex.gov.uk/fire
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Bognor Regis Fire Station Fire Station, West Meads Drive, West Sussex, PO19 1BD

My pronouns are he/him/his
Click here to find out why we use pronouns in our signatures



From: Jo Morin <jo.morin@adur-worthing.gov.uk>
Sent: 17 December 2025 15:39
To: FRS Water and Access <frs.waterandaccess@westsussex.gov.uk>
Subject: AWDM/1322/25 17 Franklin Road Worthing

****EXTERNAL****

Good Afternoon

I would be grateful for your formal comments on this planning application for the development of a detached bungalow in the rear garden of the property. The application

including the submitted drawings can be viewed online via the Council's Public Access system.
https://planning.adur-worthing.gov.uk/online-applications/

The frontage dwelling is in use as a small HMO (Class C4). The drawings show a pedestrian-only access to the proposed new dwelling to the south side of No.17 with 2no dedicated car parking spaces on the site frontage. No allocated parking is shown for the existing frontage property.

[For information, there is an ASHP in situ to the south side of No.17 which creates a pinch-point further narrowing the width of the 2.693m wide access shown on the plan. The Applicant has no access rights over the adjoining drive serving the existing backland dwellings 15a, b and c Franklin Road.]

I would be grateful to receive your formal comments on the application if possible within 21 days of the date of this email.

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Jo Morin
Principal Planning Officer, Worthing West
01903 221350
Adur & Worthing Councils
Town Hall, Chapel Road, Worthing, BN11 1HA
www.adur-worthing.gov.uk

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