

From: **FRS Water and Access** <FRSWaterandAccess@westsussex.gov.uk>

Date: Tue, 9 Jun 2026 at 14:42

Subject: Planning consultation - AWDM/0617/26 Former Mannings Surry Street Shoreham-by-sea West Sussex

To: planning@adur-worthing.gov.uk <planning@adur-worthing.gov.uk>

This message was sent from outside Adur & Worthing Councils

[Allow sender](#) | [Block sender](#)

FAO: Giles Holbrook

Dear Giles,

Having viewed the details for planning application No. AWDM/0617/26 regarding the access gate to the car park area for the 74 residential units at The Mannings, the indicated gate width of 3-metres will not be sufficient for a fire appliance to gain access to this section of the site, which could affect the Fire Service access to areas of the property. All points inside all flats and apartments need to be within 45-metres of the location of the fire appliance or dry riser outlet, measured along the hose lay route, not a direct line or arc measurement as this type of measurement is rarely achievable due to obstructions.

Evidence will also be required to show the dry riser inlets are in line of sight of the fire appliance operator at the rear of the fire appliance and within 18-metres of the rear of the fire appliance location, as identified in AD-B Volume 1: B5 section 13 para 13.5

Ian Stocks

Water & Access Manager - Protection

West Sussex Fire & Rescue Service

Office 0330 222 4499 **Mobile** 07921 291051

Web www.westsussex.gov.uk/fire

Email frswaterandaccess@westsussex.gov.uk

Bognor Regis Fire Station, West Meads Drive, West Sussex, PO21 5TB