Consultee Comment for planning application 21/03918/F

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Application Number	21/03918/F
Location	Waterperry Court 2-6 Middleton Road Banbury OX16 4QG
Proposal	Conversion of 2-6 Waterperry Court to a hotel (Use Class C1) including eastern extension, associated car parking, landscaping and ancillary works
Case Officer	Wayne Campbell
Organisation	Building Control (CDC)
Name	
Address	Building Control Cherwell District Council Bodicote House White Post Road Bodicote Banbury OX15 4AA
Type of Comment	Comment
Туре	
Comments	1) The proposed layout for fire safety means-of-escape does not appear to be in accordance with the guidance in Approved Document B - with dead-end conditions and excess travel distances particularly on the ground and second floor levels. It is likely that an additional fire exit will be required for the proposed Bar/Servery area, which should also be separated from the main entrance lobby to protect the main escape route; 2) It is unclear as to whether Fire Service Rescue vehicle access will be adequate, in which case fire mains will be required inside the building; 3) Thermal and sound insulation upgrades will be required to the

building; 4) Compliance with "Part M1 - access to and use of buildings other than dwellings"

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will need to be demonstrated.

Attachments