



To
Gravesham Borough Council
Civic Centre
Windmill Street
Gravesend
Kent
DA12 1AU

Contact
Fire Engineering Team
Direct line
01622 212421
Email
FET@kent.fire-uk.org

Our ref
CAS-335727
Your ref
20250992
Date
26 November 2025

FAO: Alison Webster

Dear Alison,

County of Kent Act 1981 Section 53

Re: Site B, Land At, Wrotham Road, Meopham, Gravesend Kent, DA13 0XU

Thank you for your email dated 12 November 2025. Following my assessment of Fire and Rescue Service emergency access provisions for application number 20250992 I would like to make the following observations.

I note that the application is for 120 dwellings, with one main access road into the proposed development. Under the Kent Design Guide, there is guidance for a secondary emergency access point in the form of a pedestrianised footpath, or cycle lane in developments in excess of 50 dwellings. Therefore, please consider this when the full planning application is submitted, to ensure emergency access requirements under the above act can be achieved.

In acknowledgment of this being an outline planning application, please ensure full plans are provided in due course so we can assess emergency access requirements in accordance with local enactments (County of Kent Act 1981). A full assessment can then be made for access throughout the site.

Please be aware that should this proposal be successful it would then be subject to a Building Regulations consultation where the access arrangements would again be examined under section B5.

Fire Service access and facility provisions are a requirement under B5 of the Building Regulations 2010 and must be complied with to the satisfaction of the Building Control Authority. A full plans submission should be made to the relevant building control body who have a statutory obligation to consult with the Fire and Rescue Service.

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Kent Fire &
Rescue Service

together

If you require any further advice, please contact this office using the details above. Please be aware that the Building Safety office hours are 09:00-17:00 Monday to Friday.

Yours faithfully,

Fire Engineering Team

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