

Andrew Ryan

From: Chris Fletcher <Chris.Fletcher@approvedinspectorsltd.co.uk>
Sent: 07 March 2022 12:17
To: Andrew Ryan
Subject: George Mansions, St John's Road, Buxton, SK17 6XW Existing Doors

Good Morning Andrew,

Following on from our site inspection at the above address with regards to fire safety of the existing building.

As I mentioned on site to yourself we will require all doors to achieve full 30 minutes fire resistance to protect the single staircase arrangements, which if you proposed to build this building from new would require at least two stairs.

On inspection of the doors it is hard to say that they will achieve the full 30 minutes fire resistance required and without any manufacturers details The Fire Service and myself cannot accept them as meeting the minimum 30 min.

I am aware and sympathetic with the grade 2 listing of the building and the additional costs this will add to the project, however these doors are not suitable for upgrading with intumescent paints due to the panel sizes and poor condition. So therefore they will need to be replaced with a full 30 minute fire door with intumescent cold smoke seals in accordance with BS 476-22

I hope this clarifies the situation feel free to
Contact me to discuss further

Kind regards

Chris
For and on behalf of Approved Inspectors Ltd.

Chris Fletcher BSc(Hons) CBuildE MCABE
Principal Surveyor

Riverside
Mountbatten Way
Congleton
Cheshire
CW12 1DY

Tel : 01298 600889
Mobile : 07957 989978
E-Mail : Chris.Fletcher@approvedinspectorsltd.co.uk
Website : www.approvedinspectorsltd.co.uk

Registered in England as a limited company.
Company No. 06723302
Registered office : 2 Mannin Way, Lancaster Business Park, Lancaster, LA1 3SU

(This e-mail is intended for the individual or organisation to whom it is addressed and may contain privileged and/or confidential information. If you have received this message in error, please notify the sender immediately and delete the e-mail from your computer. Unauthorised use, disclosure, copying or distribution of this message and/or any attachments is prohibited.)

