

Appendix 4

From: Danny Hans

Sent: 05 February 2026 10:25

To: Lin Bagwell; Licensing <Licensing@eastcambs.gov.uk>

Subject: Fire Authority Representation to New Premises Licence - Limora Bar And Grill, 12 Chequer Lane, Ely, CB7 4LN

Importance: High

The Fire Authority makes representation to the Licensing Authority as it is not satisfied that the fire safety preventative and protective measures within the above premises demonstrate compliance with the public safety licensing objective for the following reasons: -

- a. Insufficient means of escape from the first floor for the proposed number of occupants (144 persons), excluding any members of staff.
- b. The means of escape from the proposed Office on the first floor is non-compliant.
- c. A domestic grade fire alarm system (BS 5839-6:2019) has been proposed for the premises, when it should be designed and installed to a commercial system in accordance with BS 5839-1:2025.
- d. The emergency lighting system should be designed and installed in accordance with the current BS 5266-1:2025 and not to the previous standard that has been quoted.
- e. Building Regulations approval has not currently been achieved to demonstrate fire safety compliance (B1-B5) for the proposed change of use (Example: The type of wall and ceiling linings are unknown and if they will contribute to the spread of fire).
- f. Planning approval has not currently been achieved for the proposed change of use of the premises.

The Fire Authority are of the opinion that Local Authority Planning and Building Control compliance should be met and satisfied, in order to help achieve fire safety compliance and public safety licensing objectives, before any premises licence is issued by the identical Local Authority (Licensing), which otherwise could be counterproductive.

I hope this email is sufficient to make a representation, but please contact me if you require any further information or would like to discuss this matter.

Kind regards

Danny Hans
Cambridgeshire Fire & Rescue Service
Fire Protection South Compliance Team
Cambridge Fire Station