

## Hare and Hounds

214-216 Upper Richmond Rd W,  
London SW14 8AH

### **Fire Safety Statement**

July 2024



# 1.0 SITE CONTEXT

This Fire Safety Statement has been prepared in support of a planning and listed building application (24/1520/FUL & 24/1521/LBC) 'Installation of solid green roofs to garden huts' at:

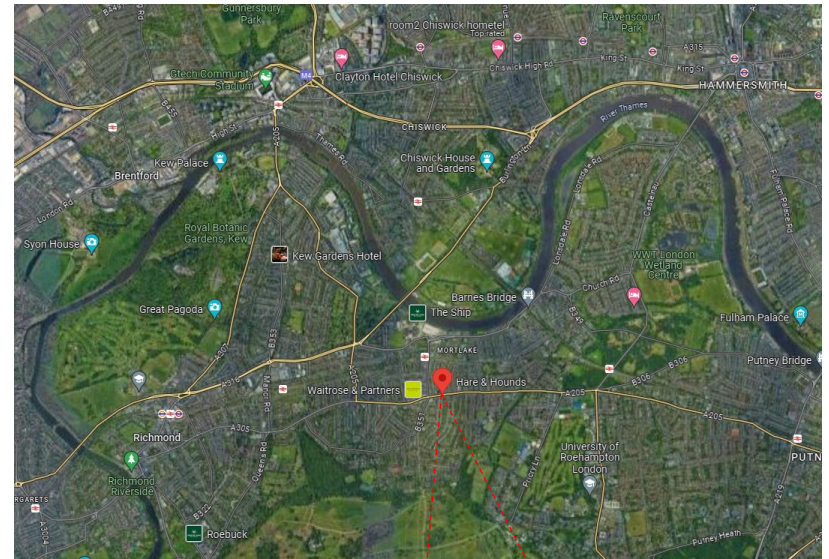
Hare and Hounds  
214-216 Upper Richmond Road West,  
East Sheen,  
London, SW14 8AH

The property is an existing trading public house.

Hare and Hounds is a Victorian brick building, dating back to early C19, with 3-stores, situated on the Upper Richmond Road West, in East Sheen.

It is located on a busy road which leads from Richmond towards Putney. The building is also in close proximity to the River Thames which is approx. 600m to the north.

There is a large external rear garden area to the North side of the building. Boundaries are made up of buildings, brick walls and timber fences.



# 1.0 SITE CONTEXT



The proposed works do not constitute new development. They are an 'enhancement' of an existing building.

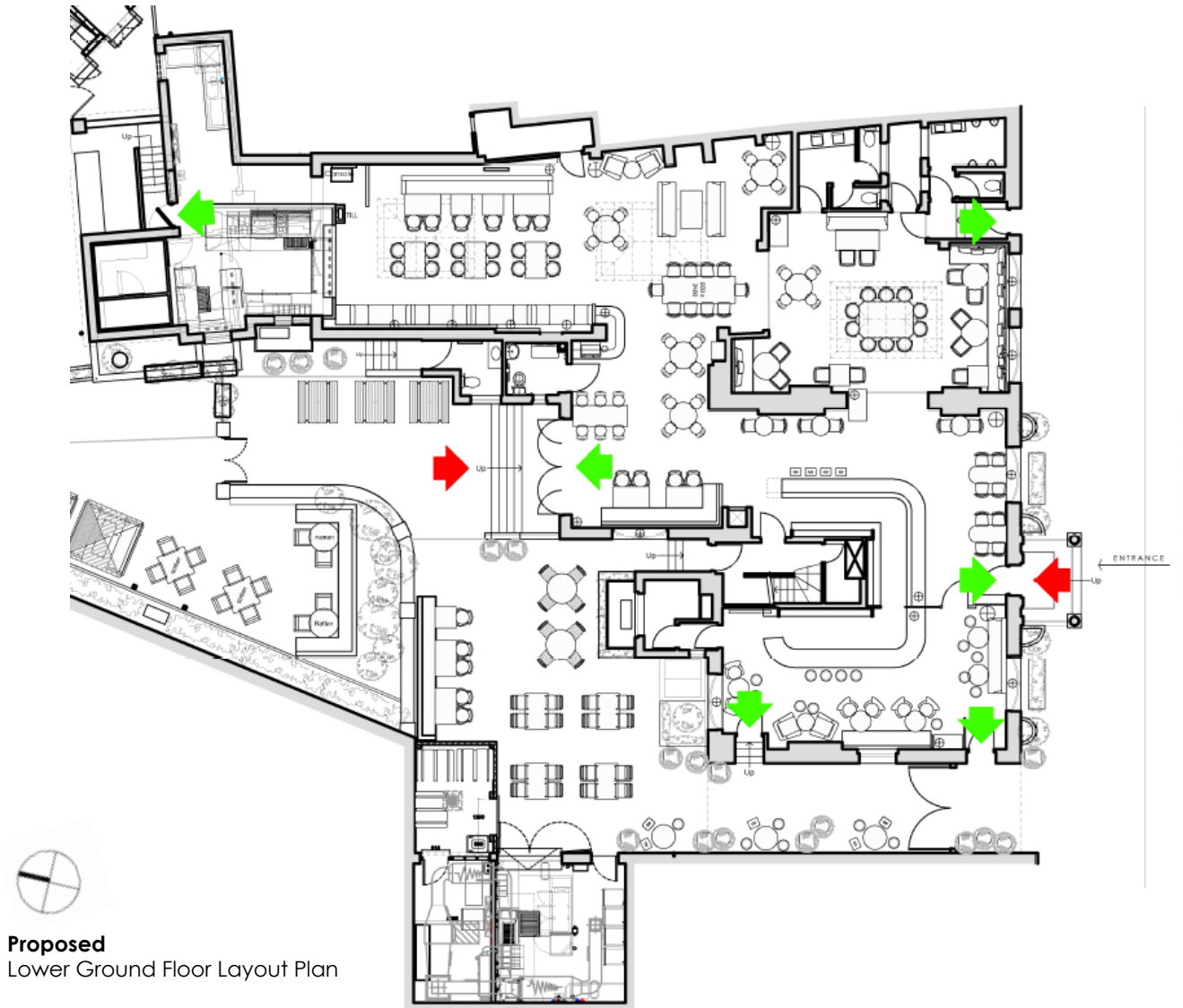
A summary of the works is as follows:

- Installation of solid green roofs to garden huts.

This document has been compiled by the designer for the project.

This is not a new-build project and we therefore do not believe the whole D12(A) fire safety policies apply.

## 2.0 INGRESS AND EGRESS



The building has its access and egress points, shown on the adjacent plan.

The works proposed have no impact on the number or size of the existing access and egress points.

The premises is fitted with fire and smoke alarms which are not affected by the proposals.

**Proposed**  
Lower Ground Floor Layout Plan

### 3.0 FIRE SAFETY STRATEGY



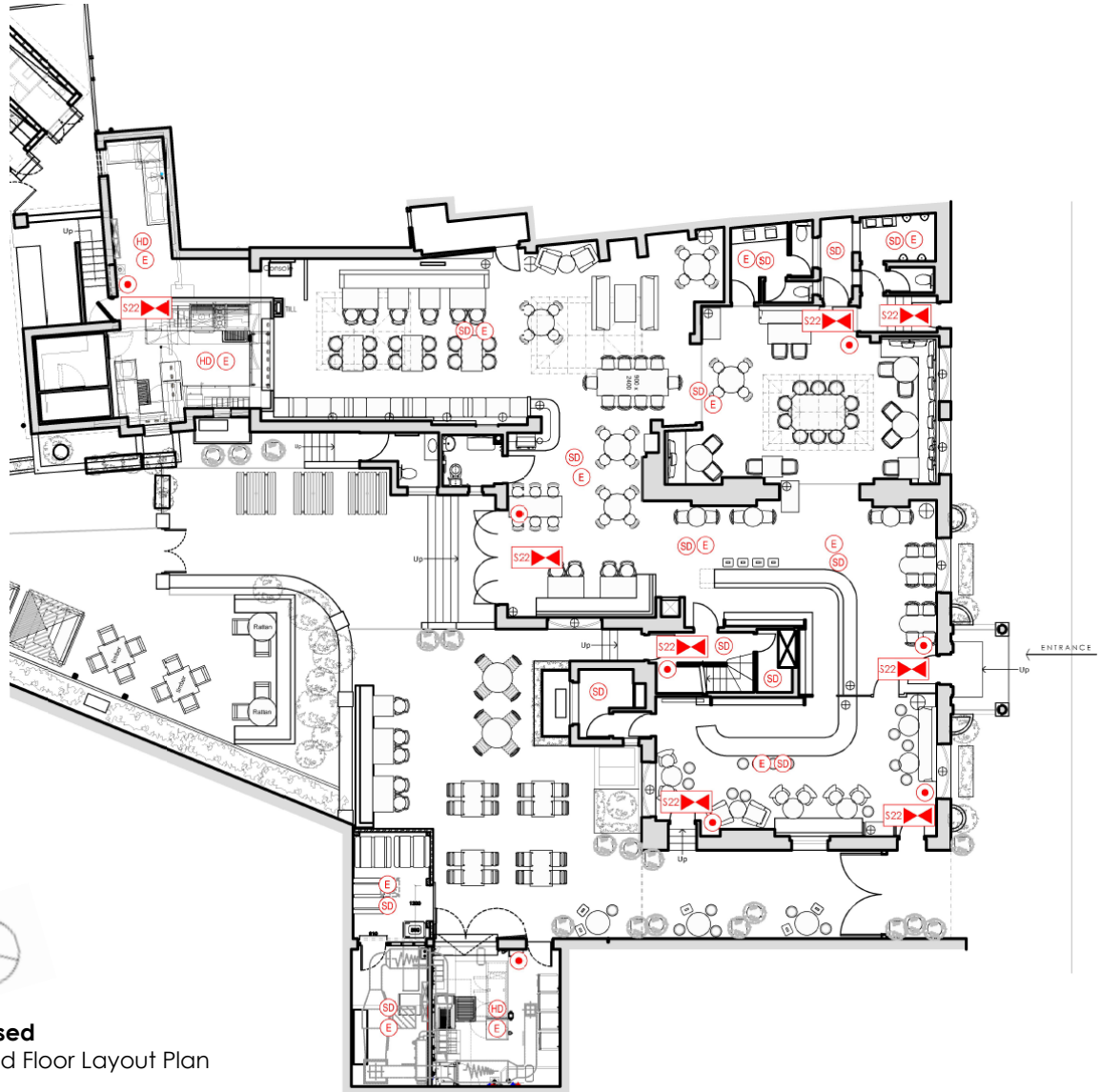
The proposal does not affect the fire brigade access, a fire engine can pull onto the road immediately in front of the premises.

The images below show the front of the property.





### 3.0 FIRE SAFETY STRATEGY



**Proposed**  
Ground Floor Layout Plan

#### Construction

The building is Victorian and of solid brick to most of the building. No new walls or partitions are being formed within this project.

#### Evacuation Strategy

In the event of a fire, communication between staff and customers will be straightforward. Staff are familiar with the layout and fire escape plans can be found on the wall in the back-of-house areas.

#### Fire Fighting Equipment

The adjacent plan indicates positions of emergency light fittings, smoke heads, call points etc. Positions shown indicate area covered by associated fittings. The proposal has no impact on the existing fire safety equipment setting out.

	Fire alarm call point (BS 5839)
	Area covered by smoke detector (BS 5839)
	Area covered by heat detector (BS 5839)
	Area covered by emergency luminaire. Certificates of compliance to B.S. 5839 (Fire Alarms) and/ or B.S. 5266 (Emergency Lighting) to be provided to the fire Authority. Note: All fittings to be 60mins maintained
	Fire alarm panel
	Sign - internally illuminated 'FIRE EXIT' or graphic equivalent - 75mm high letters