

## FLOOD RESILIENT MEASURES

29 Lonsdale Road  
**29 Lonsdale Road**  
**Barnes**  
**Richmond Upon Thames**  
**London**  
**SW13 9JP**  
20/11/2024

We have considered the Environment Agency Standing Advice Development and Flood Risk – England, March 2007. The Agency classes the proposal as D3, being a residential extension of less than 250sq.m. The property falls within flood zone 3a.

### Proposals:

The proposal involves the following:

- Installation of 2 no. external air conditioning condenser units within an acoustic enclosure in the side passage between 29 and 21 Lonsdale Road
- Installation of new timber bin store to the front garden
- Installation of new black painted metal, electrically operated, front gates to both sets of brick piers
- Installation of new black painted metal railings above existing low brick boundary wall
- Rebuild brick pier to match existing with new integrated letterbox and intercom system
- Installation of 1 no. electric car charging port in the front garden

### Flood Mitigation Measures and Water Exclusion Strategies:

The following flood-resilient techniques are included in this proposal to reduce flood risks and enhance resilience in accordance with 'Improving the flood performance of new buildings' CLG (2007).

1. The air conditioning condenser units will be installed 450mm from the finished floor level on metal frames to protect mechanical equipment from flood risk.
2. A drainage gulley will be strategically placed near the acoustic enclosure in the side passage to minimise water pooling.
3. The front gate to the side passage will act as a barrier to prevent fast-moving floodwater from entering the passage. Any water ingress will drain to the proposed gulley.
4. The acoustic louvred doors and panels to the enclosure are at least 400mm above ground level. This reduces the risk of water ingress while providing an additional barrier to floodwater, minimising water entry.
5. The occupants will be advised to subscribe to the Environment Agency flood warning service.

We believe these measures are suitable and in proportion to the proposed development.