



Drainage Impact Assessment

15 Elm Grove, Barnham

Introduction

This Drainage Impact Assessment has been prepared to accompany a planning application for extensions and alterations at 15 Elm Grove, Barnham. This planning application is within the Lidsey Waste Water Treatment Works Catchment Area and / or in Lidsey Local Flood Risk Zone (LFRZ).

Existing Site Conditions

- Land use: An existing large residential property with sizeable rear garden, front garden with permeable gravel driveway and existing mature planting.
- Drainage system: The existing drainage system is a combination of soakaways for surface water and mains drainage for foul drainage.
- Flood Risk: According to 'flood-map-for-planning.service.gov.uk', the site is within Flood Zone 1, which means there is a very low probability of flooding. This means in any year this land has a less than 0.1% chance of flooding from rivers or the sea.
- Potential impact of the development on drainage: The addition of the proposed extensions will increase the surface water run-off but existing areas of permeable / gravel surfacing will be retained. It is not proposed that the surface water / rainwater connects into the foul drainage system.

Proposed Drainage Solutions

It is proposed that the new surface / rainwater drainage will discharge into new, suitably sized soakaways to the front and rear of the property. The front entrance drive will be surfaced in gravel and will be entirely permeable. In addition, rainwater storage butts will be fitted to collect and store for water for garden use with an overflow into the new surface water system.

Conclusion

The proposed drainage strategy ensures that the development will not impact negatively on the local drainage systems or increase the risk of flooding in the area.

**Sloane and Brown Ltd
Unit 3B Woodhorn Business Centre
Woodhorn Lane
Oving
Chichester
West Sussex PO20 2BX
www.sloaneandbrown.co.uk**