

FLOOD RISK ASSESSMENT
'LANICHE', 3 SEA DRIVE, FERRING, WEST SUSSEX BN12 5HD



SITE CONDITIONS

It is confirmed the site is located on the edge of Flood zone 1.

The site is currently occupied with a detached property built in approximately 1930 and has been subject to various extensions.

The site ground conditions are generally level.

PROPOSAL

The proposal is to construct a detached double garage in the front garage.

As a result of the development the applicant will be considering floor proofing measures to prevent the ingress floodwater and this would involve the raising the electrics etc.

Historically the property has not suffered from any flooding.

CONCLUSION

As the proposal is for a garage and not a habitable unit it is not considered high risk even if flood were to happen. It is concluded there would also be no material exacerbation of flood risk as a consequence of this development.

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