

FLOOD RISK ASSESSMENT

11 Ferring Marine, Ferring BN12 5PP

THE APPLICATION PROPERTY

- The application property is located at the boundary between Flood Risk Zones 2 and 3 as defined and documented by the Environment Agency.
- We are familiar with the guidance of the Environment Agency regarding the format of a Flood Risk Assessment for minor changes of use and small scale developments.

THE FLOOD RISK

- The existing residential building comprises living accommodation at ground and first floor, with existing living and sleeping accommodation located at ground floor as well as new sleeping accommodation located at first floor subsequent to planning permission Ref: FG/127/19/HH.
- The proposed development is for an infill / side extension to improve accessibility and security to the existing house. By nature and small scale of the proposal, the impact of the of the proposed infill / side extension is considered negligible and would tie into existing floor levels, matching existing flood / mitigation measures as established prior to this application – please refer to application drawings and documentation for detailed arrangements.

MITIGATION MEASURES

- There is no increase in hard surfacing as a result of the development, with the existing passage currently being paved with impermeable paving stones.
- The proposed infill / floor levels will tie into the existing adjacent floor levels to match existing arrangements.
- Surface waters will be discharged to the existing drainage system as currently existing.
It is not proposed to alter foul water drainage arrangements as part of the proposed side extension / infill.
- It is not proposed to alter existing drainage arrangements at the property; the proposed infill will only serve as a lobby as shown on the submitted drawings.