

Flood Risk Assessment.



The Site

The Cottage, Brook Road, does fall in a flood risk area as defined by the Environment Agency, and has been affected by flooding in the past.

The existing building is some 96m² and situated in a lower part of the garden, a High Risk. The intention is to move the shed to higher ground as shown on the site plan, a Lower Risk area. The new buildings total some 90m² on plan. Therefore there is no significant risk to future flooding by the proposal.

Surface water will drain straight to the land. Surrounding trees will absorb any surplus water.

 Low Risk

 High Risk