

BETA This is a new service – your [feedback](#) will help us to improve it.

Flood probability

Your proposed development is in an area with a low probability of flooding

FLOOD ZONE 1

Land and property in flood zone 1 have a low probability of flooding

[More information about flood zones](#)

- 1** You don't need to do a [flood risk assessment](#) if your development is in flood zone 1 and:
- smaller than one hectare
 - is not affected by sources of flooding other than rivers and the sea, for example surface water drains

- 2** If your development is in flood zone 1 and:
- larger than one hectare
 - is affected by sources of flooding other than rivers and the sea, for example surface water drains
- you can [learn more about flood risk assessment in flood zone 1](#)

- 3** You can also [read more about flood risk assessments for planning applications](#)

