

This Is A Flood Risk Assessment Study For:

Vine House Farm, 156 Nene Terrace Road, Crowland, Peterborough PE60LH.

Approximate Size Of Development:

Dwelling = 0.008Ha

Driveway = 0.014Ha

Location Plan:

18_6426_003_001_LOCATION PLAN

Existing Flood Alleviation Measures:

Residual Peak Depth Crowland - Year 2115 (1% Fluvial / 0.5% Tidal Event Probability) = 0.0 – 0.25m

Residual Peak Depth Crowland - Year 2115 (0.1% Event Probability) = 0.25 – 0.50m

Residual Peak Depth Crowland - Present Day (1% Fluvial / 0.5% Tidal Event Probability) = 0.0m

Residual Peak Depth Crowland - Present Day (0.1% Event Probability) = 0.0 – 0.25m

History of Flooding On site:

None

Site Currently Protected:

The site is defenced flood plain and while the development falls within flood hazard zone 3, The site itself is not in functional floodplain. (See Environment Agency email in respect of previous development on this property)

Floor Levels:

150mm above surrounding ground levels

Risk To Life:

None

Risk To Internal Areas Of Buildings:

None

Risk To External Areas Of Buildings:

None

Reduction In Surface Water Run Off Or Loss Of Flood Plain:

None

General Impact On Flood Risk:

None, surface water is disposed to ground via soakaways and permeable paving.

Impact on Watercourses:

None

From: Fraser, Patricia
Sent: 12 September 2017 10:51
To: Wells, Elizabeth <elizabeth.wells@environment-agency.gov.uk>
Subject: Creation of lake/CCN/2017/57111 Product and further information regarding the development and creation of a Lake

Dear Elizabeth,

We would not require to see a flood risk assessment (FRA) in this situation. The site is defenced flood plain and while the development falls with a flood hazard zone, the site itself is not in functional floodplain and therefore should there be a breach or overtopping of defences any flood water would not increase the risk to third parties.

The development is considered 'water compatible' and is therefore acceptable in planning terms.

We note from the drawing that water will be taken from a 'drain', and you will need to contact the IBD drainage board on this aspect.

Overall, as an applicant you must ensure that the development is in accordance with the National Planning Policy Framework. The LPA will be able to advise on any other aspects.

Kind regards

29/07/2018

Page 2 of 3

Patricia Fraser

Customers & Engagement Officer

Lincolnshire and Northamptonshire Area

Waterside House, Waterside North, Lincoln, LN2 5HA

Linquiries@environment-agency.gov.uk

[+4419208 4748346](tel:+44192084748346) (Internal 48346)

