Ellingham Consulting Ltd

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FLOOD RISK STATEMENT
'PARK BUNGALOW', PARK ROAD, HOLBEACH

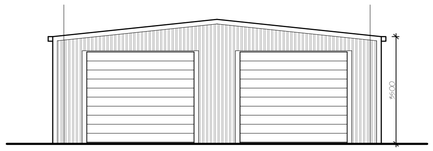
This Flood Risk Statement has been prepared to describe the level of flood risk at the site and to demonstrate the proposed development will be safe for its lifetime.

Site Location	'Park Bungalow', Park Road, Holbeach, Spalding, Lincs. Details of the development including a Site Plan are attached.
Development	The proposed development is the construction of a tractor storage shed.
Flood Risk Vulnerability	The flood risk vulnerability of the development is 'Less Vulnerable'.
Drainage / Watercourses	The site is within the Holbeach River catchment of the South Holland IDB district. The Wash tidal defences and 10.1km from the site and River Welland tidal defences are 8.7km north west of the site.
Topography	Ground levels within the site are typically between +3.4m OD and +3.6m OD.
Flood Zone	The site is located in Flood Zone 3a.
Surface Water Risk	When climate change is considered, the site has a low chance of surface water flooding with depths below 0.2m.
Fluvial Flood Risk	The site is not at risk, the River Welland defences provide protection during the 1% AEP event with climate change.
Tidal Flood Risk	Due to the defences the site is not at risk during the 0.5% annual probability tidal event with climate change.
Tidal Breach	The site is at risk during a tidal breach with depths between 0.0m and 0.5m and the hazard rating is Low Hazard.
Flood Warning Area	Holbeach, Fleet, Gedney and surrounding areas.

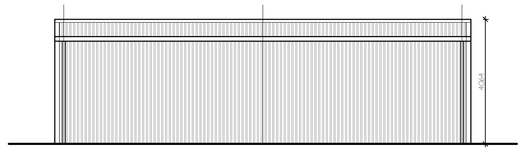
The development is for a tractor shed. Based upon the nature of the development there are no recommendations to mitigate the risk of flooding.

The developer should ensure that the user of the tractor shed is aware of the risk of flooding. The Environment Agency operates a flood warning system for areas at risk of flooding to enable householders, businesses, and landowners to protect life or take actions to manage the effect of flooding. The user of the shed should register to receive flood warnings.

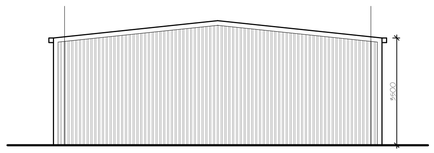
Tim Ellingham
26 March 2026
ECL1807



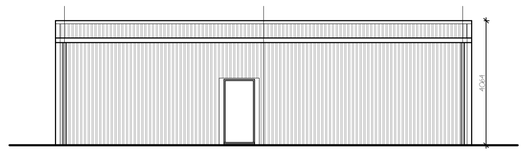
SOUTH ELEVATION 1:100



EAST ELEVATION 1:100



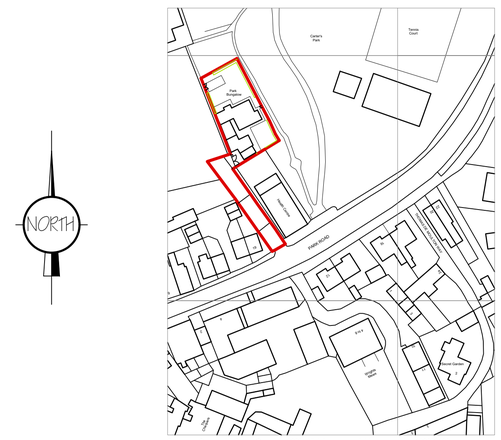
NORTH ELEVATION 1:100



WEST ELEVATION 1:100



SITE PLAN - EXISTING 1:250


NORTH
Gaiters Park
Town Council
Park Bungalow
Bungalow
Park Road
Holbeach
Holbeach Primary School
Holbeach Parish Council
Holbeach Parish Council
Holbeach Parish Council