

FLOOD RISK ASSESSMENT

THE SITE IS IN FLOOD ZONE 3 OF THE ENVIRONMENT AGENCY'S FLOOD RISKS MAPS FOR PLANNING.

THE PROPOSED DEVELOPMENT WOULD NOT INCREASE THE VULNERABILITY OF THE PROPERTY TO FLOODING, WOULD NOT IN ITSELF BE VULNERABLE TO THE IMPACTS OF FLOODING AND WOULD NOT INCREASE THE RISK OF FLOODING ELSEWHERE.

THE PROPOSAL WOULD THEREFORE MEET THE RELEVANT REQUIREMENTS OF THE NATIONAL PLANNING POLICY FRAMEWORK 2024.

Regards,

