

FLOOD RISK ASSESSMENT STATEMENT



For

PROPOSED EXTENSION

At

**OAKLEIGH HOUSE
3 PINFOLD LANE
WESTON
SPALDING
PE12 6JW**

For

MR PAUL COLEMAN

PLANNING APPLICATION ISSUE

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Flood Risk Assessment

The address for the site is Oakleigh house, 3 Pinfold Lane, Weston, Spalding PE12 6JW and referring to the Environment Agency website on flood risk this is identified as being within flood zone 1. The flood map below confirms this.

This project involves a single storey extension to an existing house.

The site area is 0.12 hectares.

The existing building is a two-storey residential house, all of the sleeping accommodation is and will remain at the upper storey. For accessibility reasons the new ground floor to the extension will need to be at the same level as the existing floor level.

Given the foregoing, the vulnerability class of the building does not change from what already exists, and none of the extended area includes any new sleeping accommodation at ground floor level. On this basis no significant change is considered to have occurred that would be impacted upon by flood risk.



Flood map for planning

Your reference	Location (easting/northing)	Created
A1768	529111/324984	26 March 2025 14:53

Your selected location is in flood zone 1, an area with a low probability of flooding.

You will need to do a flood risk assessment if your site is **any of the following**:

- bigger than 1 hectare (ha)
- in an area with critical drainage problems as notified by the Environment Agency
- identified as being at increased flood risk in future by the local authority's strategic flood risk assessment
- at risk from other sources of flooding (such as surface water or reservoirs) and its development would increase the vulnerability of its use (such as constructing an office on an undeveloped site or converting a shop to a dwelling)

Notes

The flood map for planning shows river and sea flooding data only. It doesn't include other sources of flooding. It is for use in development planning and flood risk assessments.

This information relates to the selected location and is not specific to any property within it. The map is updated regularly and is correct at the time of printing.

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