

**FLOOD RISK ASSESSMENT IN RESPECT OF A DETACHED BUILDING TO PROVIDE A CARPORT, GARDEN STORE AND LOG STORE AT THE BARN HOUSE MAIN STREET LODERS BRIDPORT DT6 3SA**

**Flood Risk**

This assessment is to be read in conjunction with the deposited drawings 40/120/1 to 5 inclusive and the attached EA Flood Map reference 77141-WX.

The proposal is for the construction of a detached building to provide a carport, garden store and log store.

The lower part of the site falls within Flood Zones 2 and 3, however, the proposed building lies within Flood Zone 1.

The flood zone has been indicated on the enclosed drawing 40/120/2 at 24.61m AOD. The proposed building will have a floor level of 26.00m AOD which is 1.39m above the flood line.

**Safe Access/Egress**

In the event of a flood, safe access/egress can be achieved via the access drive from Main Street.

**Flood and Evacuation Plan**

The flood and evacuation plan will be in accordance with the National Flood Forum guidance.

The parish subscribes to the Environment Agency's flood warning system which provides free warning by email and text.

The water course has been maintained by the Environment Agency, Parish Council, owners and farmers in the best possible condition whilst observing and safeguarding the ecology and wildlife.

**Conclusion**

The floor level of the proposed building is 1.39m above the likely 1 in 100 flood level.

Reference: FRA/40/120  
Date: November 2020

# 77141-WX - Flood Map centred on The Barn House, Loders, Bridport, Dorset,



## Legend

- Defences
- ▤ Flood Storage Areas
- ▨ Areas benefiting from flood defence
- Flood Zone 3
- Flood Zone 2

