



Flood Risk Assessment

PLANNING APPLICATION
FOR
ERECTION OF A DWELLING WITH ACCESS (ON SITE
WITH EXTANT CONSENT UNDER APPLICATION
REF: 15/00852/F)
AT
LAND WEST OF THE OLD SCHOOL HOUSE,
STATION ROAD, TEN MILE BANK, DOWNHAM
MARKET



21021-001 Rev.01

Planning • Architecture • Design

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1.0 FLOOD RISK

Under application reference 15/00852/F a Flood Risk Assessment (FRA) and Drainage strategy has been approved. The application is subject to the following condition:

3. The development hereby permitted shall be carried out in accordance with the approved Flood Risk Assessment (FRA) ref: GCB/Hastings, dated February 2015, by Geoff Beel Consultancy and the following mitigation measures detailed within the FRA:
 1. Finished floor levels are set no lower than 0.50m above Ordnance Datum (AOD).
 2. Flood resilient construction measures are incorporated into the development up to 1.00m above Ordnance Datum (AOD).

As there is an extant permission on site which the applicant could implement and given that the changes proposed are not material to the matter of flood risk, it is suggested that consent be given subject to the previously approved FRA and C3 being re-imposed set out above.