

Flood risk assessment

Garden Flat 4 Clarence Place Penzance TR18 2Q

Introduction:

From Cornwall Council interactive mapping the site is identified as in an area of critical drainage but not in a location the is susceptible to surface water flooding.

The site is not in Flood Zone 3b, Flood Zone 3 or Flood Zone 2

Proposed Work:

Internal layout alterations to existing listed building and removal of existing constructions in garden and provision of new garden room.

Existing building will retain existing footprint, existing flat roof will be replaced with new, no increase in roof area.

New garden room will be built over the footprint of the existing constructions and have a roof area of 32m² an increase of 17.5m

Surface water drainage from the new garden room will be taken to a suitably located, sized and constructed soakaway within the soft landscaped garden, and will put no additional load on the existing drainage system.