



SJK Architectural Services Ltd

9 Churchburn Drive, Morpeth, Northumberland, NE61 2BZ

FLOOD RISK ASSESSMENT

Proposed new field access

Abbey Mill

Morpeth

NE61 2YN

Date: July 2022

Ref: 2234 – FRA

1.1 Site Location & use

The application site is located to the east of Abbey Mill, Morpeth, which is located on the south side of the river Wansbeck.

The site is currently used as a paddock (maintained grassland). The current site access is via the adjoining paddock, immediately to the west.

According to the Environment Agency, the majority of the site is located within an area of land classified as Flood Zone 2. A section of the most easterly part of the site is classed as Flood Zone 3. See map below (taken from Environment Agency web-site).



1.2 Proposal

The proposal is for a new site access, from the main Morpeth to Mitford road (B6343) .

1.3 Flood Risk

As the proposal is for a new field access, it is concluded that the development will not increase the flood risk on the surrounding area. The paddock will remain 100% grassland, other than the very small area of hard-standing that will form the new access. There is therefore no risk of flood water overspill from the site. The small amount of hard-standing forming the access will be positively drained to stop any surface water forming on the access from entering the highway.