

# **Flood Risk Assessment for Proposed Extension at at 36 Wigeon Lane Tewkesbury GL20 7RS**

## **Introduction**

A Planning Application has been submitted to Tewkesbury Borough Council to enable the extension of a two storey dwelling.

Examination of the current Flood maps indicate that the site of the dwelling lies within Flood Zone 2, and as a result this flood risk assessment has become a necessary support to the Planning Application.

Guidance published by the Environment Agency, indicates that in the case of minor developments of this nature the level of information should be reduced to a level sufficient to match the potential for damage. This Flood Risk Assessment has been prepared in accordance with that guidance.

Flood Zone 2 is described as a 1 in 100 year event, and at this location would occur as a result of flooding of the adjacent Flood Plain.

## **Description of Development**

The works comprise of the provision of a two storey extension to the side of an existing semi-detached dwelling.

## **Flooding Considerations**

The proposal is to include the following:

The floor level of the ground floor will not be changed and will be either at the above the existing floor level of the garage.

Any power sockets will be located at a height to reflect any potential for flooding at the site.

The use of flood prevention sealable doors are to be considered by the applicant as part of the development.

## **Conclusion**

The potential for flooding within the site of the proposal is considered to be small, but the design is sufficient to reduce or prevent damage which might result from the indicated level of flooding at the site.