

Stockbridge Surgery, New Street, Stockbridge, SO20 6HG

Flood Risk Assessment – Mar 2024.

In accordance with the guidance matrix set out in the Environment Agency's guidance information the following Flood Risk Assessment has been compiled in accordance with the information required and based on an extension to an existing development within a Flood Zone area.

Topography.

The existing site is quite extensive, there is a larger parking area which is at a lower level with ramped access up to the higher existing building finished floor level.

Watercourses and Flood Levels.

The majority of the existing building is outside of the predicted 100 year flood risk level, with the map predicted to affect the Southern building face. The proposal is to infill the North East face which is just outside of the flood risk zone.

Foul Sewerage.

It is proposed to retain the existing mains foul drainage system which exists within the site, there is no additional sanitaryware proposed over and above what currently exists, therefore no additional burden or load.

Surface Water Disposal.

The existing soakaways will be retained and reused.

Conclusion.

Part of the site and building is within the 100 year flood plain but history illustrates that generally the risk of flooding even in severe conditions is very low. There are no recorded incidents of flooding at the property.

The finished floor level of the proposed ground floor extension will be level with and will match the existing. The intention is to use traditional cavity masonry construction, with solid floors and to run all services where possible from above to minimize the risk of water damage if exceptional flooding occurred.