HPK/2012/0623
30 OCT 2012

DAVID [redacted]
NORRIS [redacted]
ASSOCIATES [redacted]

Architectural &
Building Consultants
Chartered Surveyors



SIMPLE FLOOD RISK ASSESSMENT

PROPOSED TWO STOREY REAR EXTENSION
& INTERNAL ALTERATIONS

12 CHENDRE CLOSE
HAYFIELD
HIGH PEAK
DERBYSHIRE
SK22 2PH

for Mr & Mrs S.Williams

OCTOBER 2012

ZONE 2 & 3: DOMESTIC EXTENSION – Statement

Title No:DY323268 – 12 Chendre Close, Hayfield, High Peak, Derbyshire SK22 2PH

(i) The Site is within Flood Zone 2 & 3 – Grid Reference – X:403420 Y:387080 (from Ordnance Survey map) (as identified on Environment Agency Flood Map). The Flood Risk confirms a moderate chance of flooding from rivers in the area (River Sett) each year which is 1.3% (1 in 75) or less, but greater than 0.5% (1 in 200). This takes into account the effect of flood defences that may be in the area, whether or not these are currently illustrated on the flood map.

(ii) We would confirm that we have not obtained the Flood Level from the Environment Agency to compare with current levels, but propose flood resilient construction within the design as stated below.

(iii) We have spoken to the Environment Agency, but were unsure of the protection standard of flood defences in this area.

(iv) We would confirm that no existing levels above ordnance datum have been taken, only those indicated picked up during our measured survey of the existing house as indicated on the plans & elevations.

(v) The proposed development involves the construction of a two storey rear extension. Floor levels within the proposed development will be set no lower than existing levels and flood proofing of the proposed development will be incorporated where appropriate. Flood protection will be provided by the use of flood resistant construction methods for the 1st metre above floor level. We may also give consideration to protecting the existing property where necessary. Flood resistant measures would be designed & general guidance would be taken from the Environment Agency document *'Improving the flood performance of new buildings – Flood Resilient Construction'* issued by Communities and Local Government i.e the foundations will be designed to suit ground conditions & typically strip or trench & if required designed as a raft , piled or pier & beam foundations. Floors will be either Ground supported or suspended solid concrete & maybe a small sump/pump installed at a low point. External Walls will comprise suitable engineering brickwork below floor level/dpc level & Natural stonework above to match existing with rigid cavity wall insulation built in as work proceeds & internally finished with a cement render (with good bond).All windows & doors will be well sealed & electrics positioned at a higher level than the existing with any new electrical work to ground floor levels brought down from upper floor levels in accordance with section 6.8 of the aforementioned document.

(vi) Surface water will be discharged to the existing mains drainage arrangement as for the house or by other sustainable drainage systems

(vii) In conclusion, the proposed alterations will not alter the topography of the land, change site levels and there is no historic risk of flooding in the property.