

Burnett, James

From: Planning Comments (HPBC)
Subject: FW: HPK 2017 0198
Attachments: Screen Shot 2017-07-17 at 19.27.40.png

From: - - [<mailto:mark@richardlloydconstruction.co.uk>]
Sent: 17 July 2017 19:55
To: Williamson, John
Subject: Re: HPK 2017 0198

Hi John

Thank you for your email.

Firstly my apologies it was an error by us making reference to a Flood Risk Assessment on our drawing RLC/WB/001/

When we put our Planning Documents together we did a site search on the Government's "flood map for planning service" and the site falls into Flood Zone 1. We have attached a copy of the search for your reference.

The site is also 0.97Ha which is under the 1Ha trigger for a FRA.

We hope the above clarifies the situation. However if you require any further assistance please don't hesitate to contact us.

Regards

Mark

Regards

Mark Jones

Managing Director

T: 0161 434 3374

M: 07453 545864

www.richardlloydconstruction.co.uk

Registered address; 6th Floor Cardinal House, St Mary's Parsonage, Manchester, M3 2LG. United Kingdom.

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On 17 July 2017 at 12:39 "Williamson, John" <John.Williamson@highpeak.gov.uk> wrote:

Hi Mr Jones

I have received the comments below from the Flood Risk Team re the above application.

I've just been looking at the supporting documentation for planning application HPK/2017/0198. Reference is made to an FRA in the Drainage Strategy – RLC/WB/001/ however I am unable to find this document on the planning portal.

Could you please advise if an 'FRA' was submitted as part of the drainage strategy?

Regards

John

John Williamson

Planning Officer

Tel: 01538 395400 Ext: 4922

Mob: 07812981964

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Regards

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BETA This is a new service – your [feedback](#) will help us to improve it.

Flood probability

Your proposed development is in an area with a low probability of flooding

FLOOD ZONE 1

Land and property in flood zone 1 have a low probability of flooding

[More information about flood zones](#)

1 You don't need to do a [flood risk assessment](#) if your development is in flood zone 1 and:

- smaller than one hectare
- is not affected by sources of flooding other than rivers and the sea, for example surface water drains

2 If your development is in flood zone 1 and:

- larger than one hectare
- is affected by sources of flooding other than rivers and the sea, for example surface water drains

you can [learn more about flood risk assessment in flood zone 1](#)

