

ref: 312

**Flood Risk Assessment
for
40 St Pauls on the Green, Haywards Heath, RH16 3BD**

Proposed Single side storey extension, new driveway, together with associated internal and external alterations

Location is in Flood Zone 1

Land within flood zone 1 has a low probability of flooding from rivers and the sea and states the risk is very low. This means the area has a chance of flooding of 0.1% each year.

The area of the plot is 0.03 hectare (ha) so the development concerned is less than 1.0 hectare in flood zone 1 and would not require a flood risk assessment (FRA) as part of the planning application.

However, Mid Sussex Planning Authority's strategic flood risk assessment (SFRA) includes future flood risk from surface water.

- The surface water flood risk shows a water depth in a **low-risk** scenario, with a flood depth between 0mm and below 300mm within a 15metre radius of this property. Low risk means this area has a chance of flooding between 0.1% and 1% each year. So, the following mitigation are as follows:
- DEFRA

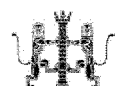
OS10 K Grid from DEFRA Data Platform

Risk of Flooding from Surface Water: 1 in 1000 years (see on next page).

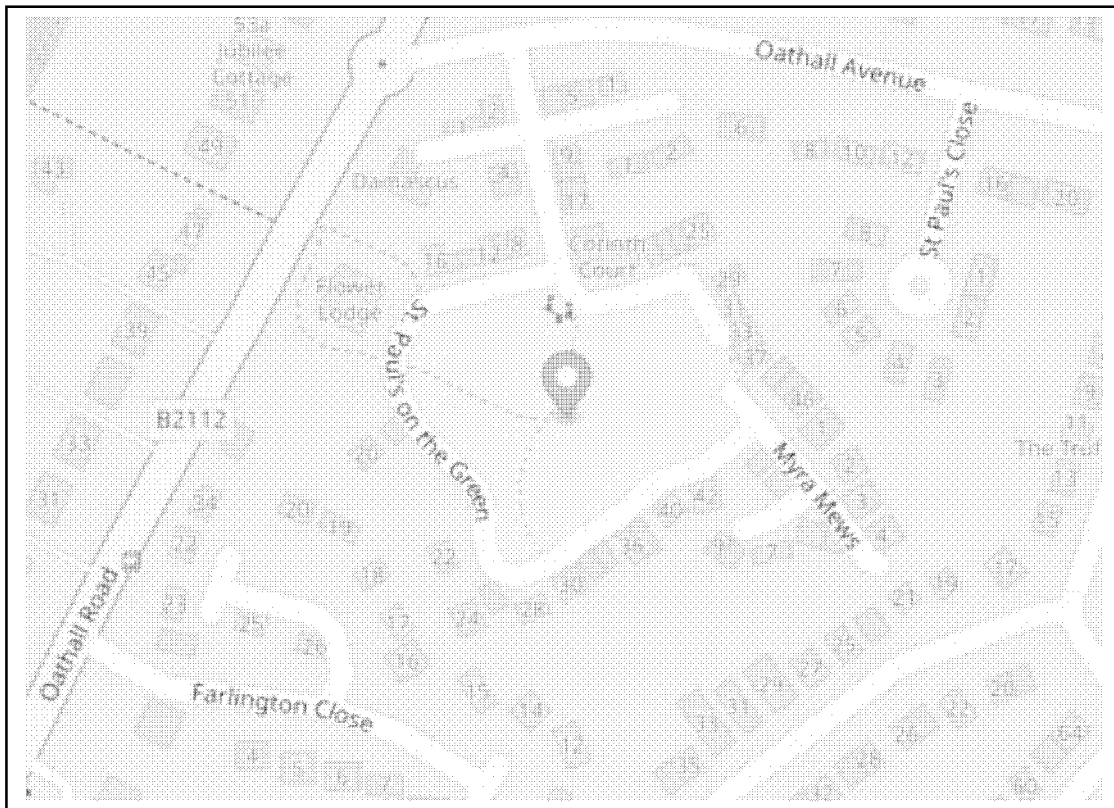
The proposals will create a marginal increase in footprint to the existing dwelling, however this will create a minimal increase in surface water risk.

- The floor levels will be equal to, and no lower than, the existing floor levels within the property. The external ground levels will remain as existing and not raised (i.e. the rear patio is to remain at minimum 150mm below damp proof course)
- Provision of a soakaway, to serve extended areas, in accordance with Building Regulations
- New driveway/planting will mitigate the surface water risk by using porous surfaces and the soil will absorb release it to the atmosphere, as well as absorbing more rainfall and surface water

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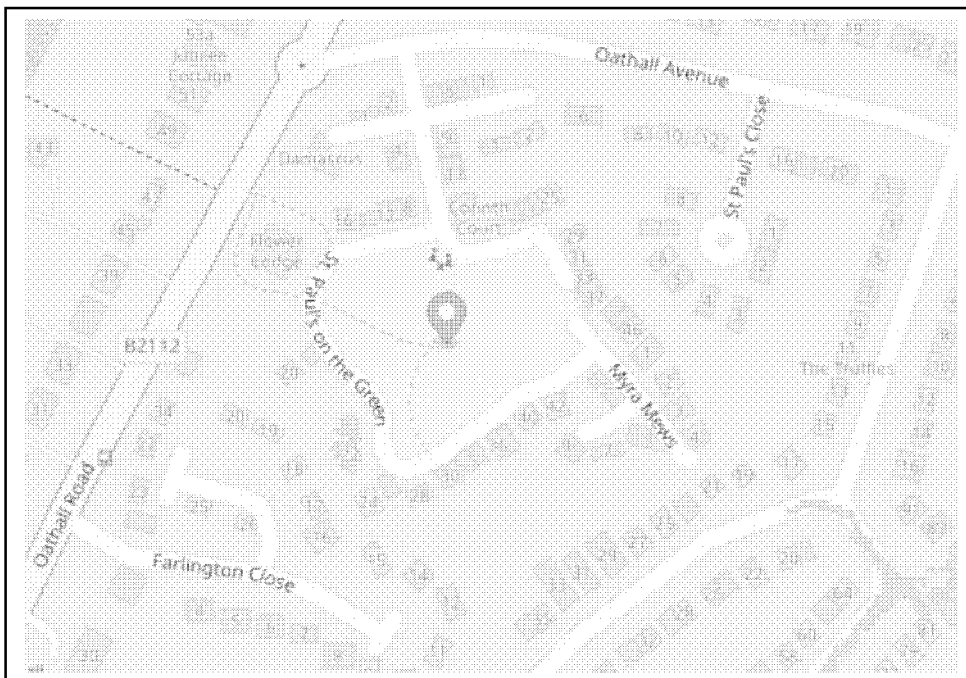


OS10K Grid From DEFRA Data Platform



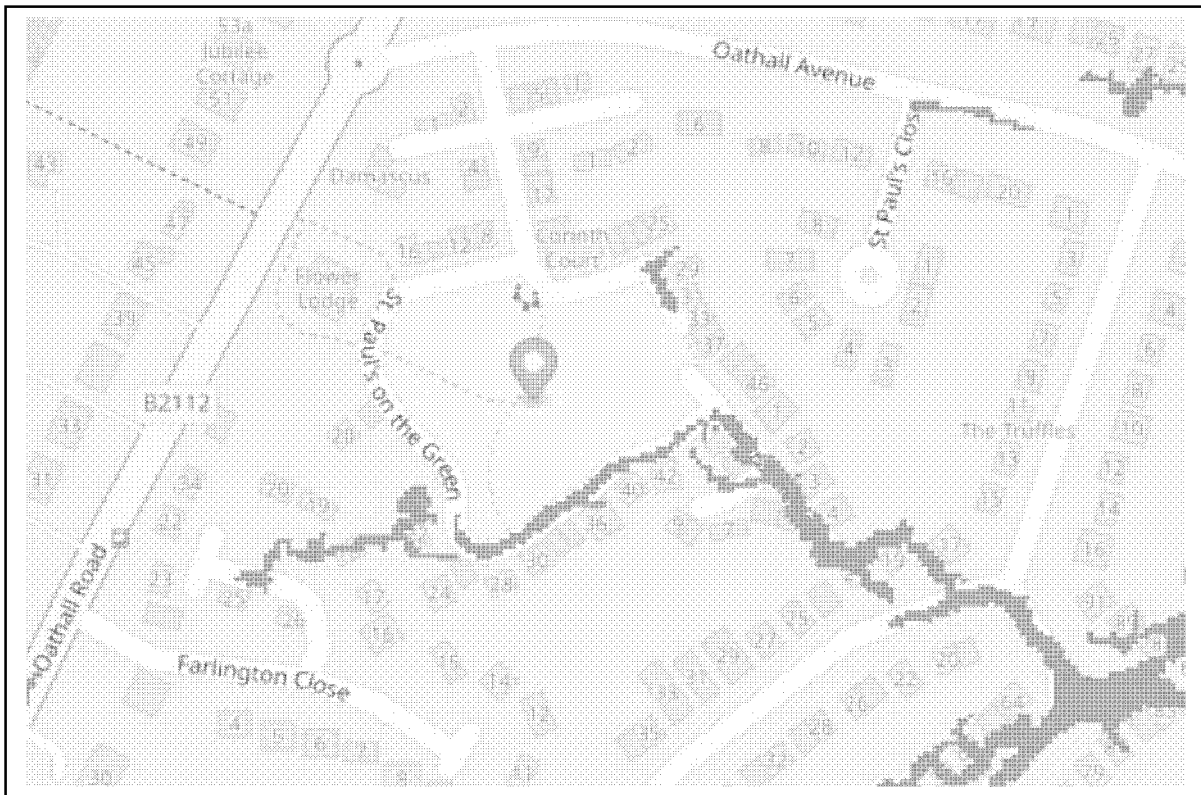
30 Year risk of surface water flooding

(Source <https://environment.data.gov.uk/rofsw>, Layers)

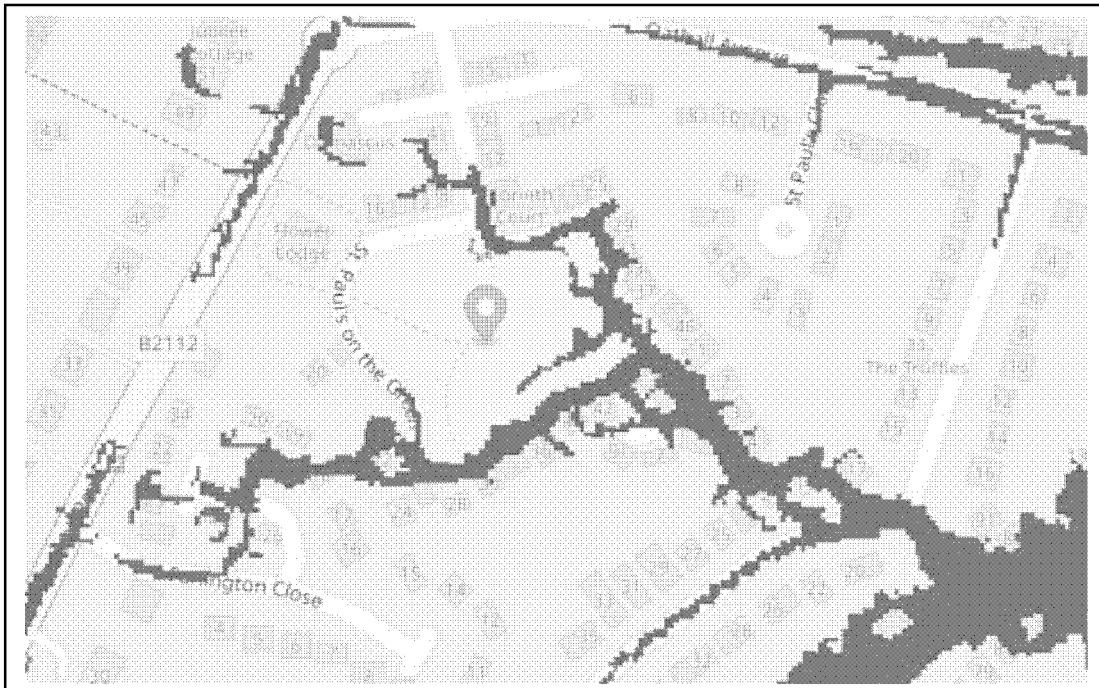


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100 Year risk of surface water flooding



1000 Year risk of surface water flooding



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