



FLOOD RISK ASSESSMENT TO ACCOMPANY

PROPOSALS AT 71 WHIMBREL CLOSE, SITTINGBOURNE, KENT, ME10 2JL

SEPTEMBER 2023

INTRODUCTION

The proposals set out are for the erection of a two-storey rear extension.

THE SITE

The site is located within Whimbrel Close in the town of Sittingbourne, Kent.

FLOOD RISK (*sourced from Environment Agency website*)

It has been identified by the Environment Agency that the property is partially located within flood zone 2.

The front of the existing dwelling is approximately 800m away from an existing water course located within Milton Creek.

Swale Borough Council have a Strategic Flood Risk Assessment Report in place which shows the site is covered by a flood warning system.

FLOOD MITIGATION

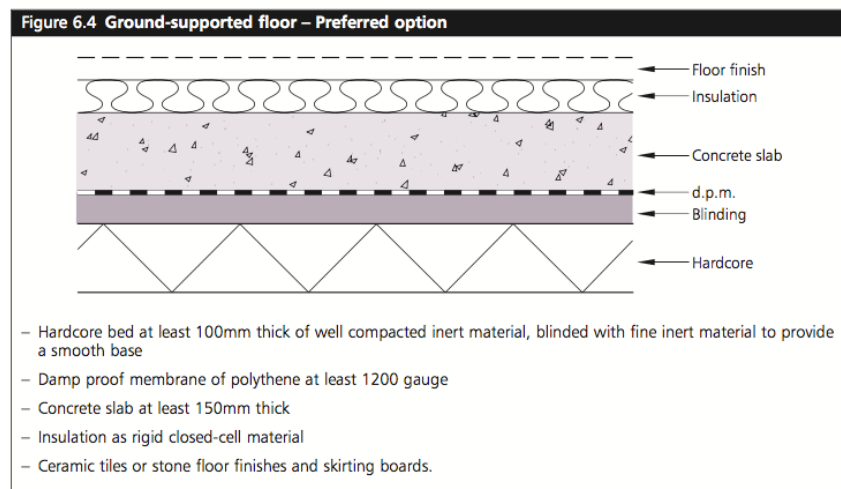
Flood proofing/resilience and resistance techniques are to be included where reasonably possible and have been proposed in line with guidance by the document 'Improving the Flood Performance of New Dwellings' CLG, May 2007.

FOUNDATIONS

Strip/ trench fill foundations to be implemented in accordance with structural engineer's design and specification.

FLOORS

It is anticipated a ground supported slab construction will be implemented with a finish floor level to match with that of the existing building. (ref. Figure 6.4 CLG 2007)



WALLS

Brick and block work walls with oak frame construction.

DOORS AND WINDOWS

Where the use of wooden windows and doors may be used all effort should be made to ensure a good fit and seal to their frames. Internal doors should be easily removable and of a solid construction.

EXTERNAL TREATMENTS

Where possible ground levels to fall away from the existing property and the proposed extension. If required aco or similar surface water drains to be installed to aid in accommodating potential standing water or flood water removal. There is no proposed change to existing surface water disposal.

CONCLUSION

In conclusion, the proposals on this site have been designed in mind not to make the situation with regards to flood risk or impact any worse than what is currently existing.

If any of the above anticipated construction methods are varied these will be in line, where practicable, with the guidance set out within Improving the Flood Performance Of New Buildings (May 2007).