

10 The Hermitage SW6 7BD FLOOD RISK ASSESSMENT

We have considered the Environment Agency Standing Advice Development and Flood Risk – England March 2007.

The Agency matrix classes the proposal as D3, being a residential extension of less than 250sq.m. in a Flood Zone 2/3. No consultation is therefore required with the Agency.

The following flood risk assessment is proposed in accordance with the Environment Agency's advisory comments.

Flood Proofing Measures:

1. The proposed side and rear extension floor level is set at that of the existing internal floor level and therefore will create no increased risk of flooding.
2. The existing and proposed ground floor levels are set above the external finish levels around the building providing a barrier to flooding.
3. The proposed extension is to be constructed of concrete and masonry with all suitable damp-proof measures to ensure high level of protection against water ingress.
4. A non-return valve will be fitted to the outlet to the main sewer to prevent any backflow.

The property is in Flood Risk Zone 2/3, however due to the Thames flood defences the probability of it being flooded is extremely low.

Surface Water: Low Risk



Rivers and Sea: Very Low Risk



Reservoirs: There is a risk of flooding from reservoirs

