

Flood risk assessment data



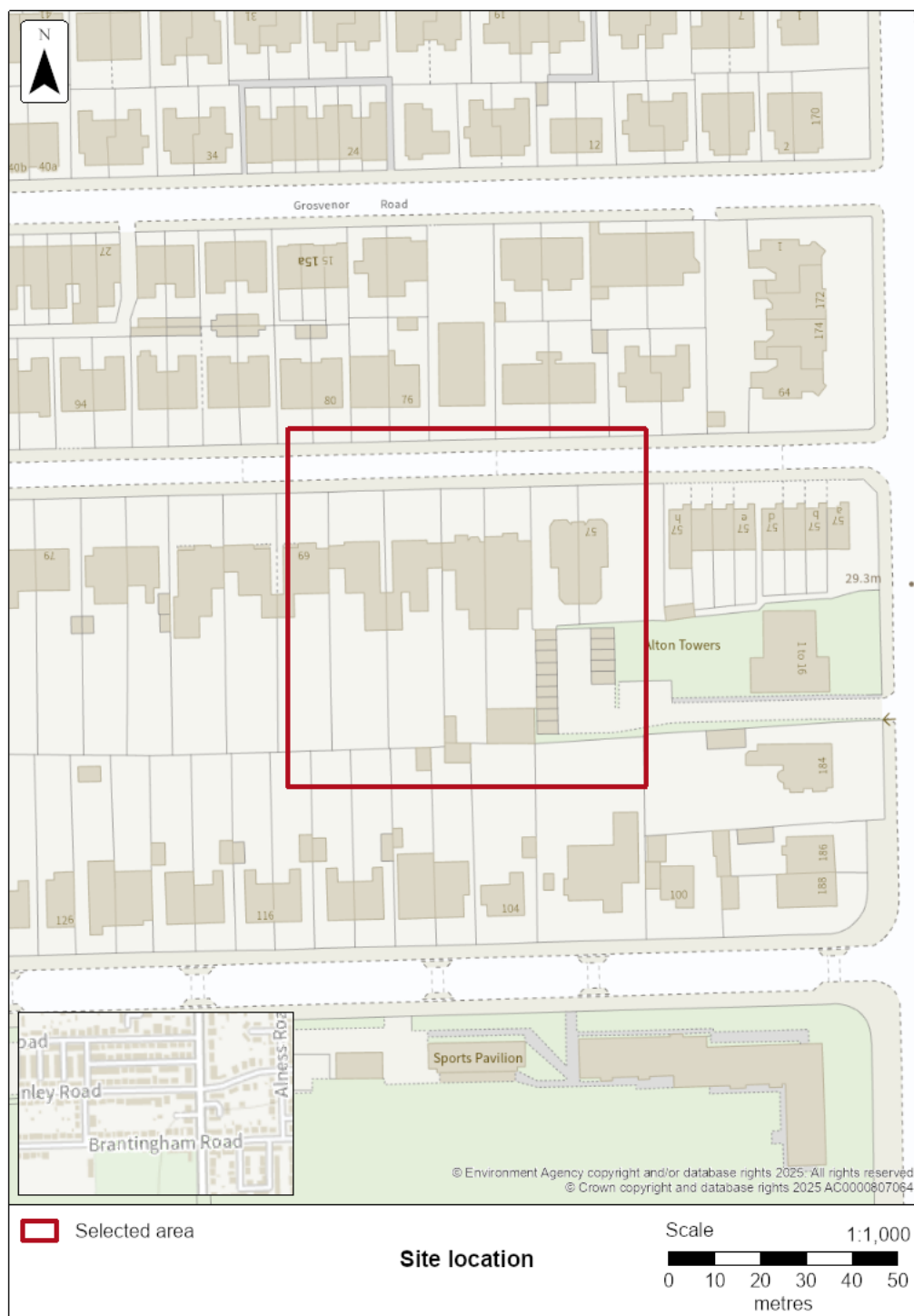
Location of site: 382920 / 394469 (shown as easting and northing coordinates)

Document created on: 24 July 2025

This information was previously known as a product 4.

Customer reference number: T7Y152GCH9DY

Map showing the location that flood risk assessment data has been requested for.



How to use this information

You can use this information as part of a flood risk assessment for a planning application. To do this, you should include it in the appendix of your flood risk assessment.

We recommend that you work with a flood risk consultant to get your flood risk assessment.

Included in this document

In this document you'll find:

- how to find information about surface water and other sources of flooding
- information on the models used
- definitions for the terminology used throughout
- flood map for planning (rivers and the sea)
- flood defences and attributes
- information to help you assess if there is a reduced flood risk from rivers and the sea because of defences
- modelled data
- information about strategic flood risk assessments
- information about this data
- information about flood risk activity permits
- help and advice

Information that's unavailable

This document **does not** contain:

- past floods

We do not have past flooding data for this location.

Please note that:

- flooding may have occurred that we do not have records for
- flooding can come from a range of different sources
- we can only supply flood risk data relating to flooding from rivers or the sea

You can contact your Lead Local Flood Authority or Internal Drainage Board to see if they have other relevant local flood information. Please note that some areas do not have an Internal Drainage Board.

Surface water and other sources of flooding

When using the surface water map on the [check your long term flood risk service](#) the following considerations apply:

- surface water extents are suitable for use in planning
- surface water climate change scenarios may help to inform risk assessments, but the available data fall short of what is required to assess planned development
- surface water depth information should not be used for planning purposes

To find out about other factors that might affect the flood risk of this location, you should also check:

- [reservoir flood risk](#)
- groundwater flood risk - you could use the [British Geological Survey groundwater flooding data](#), [groundwater: current status and flood risk](#) and the guide on [mining and groundwater constraints for development](#) - further information may be available from the lead local flood authority (LLFA)
- your local planning authority's SFRA, which includes future flood risk

Your Lead Local Flood Authority is Manchester District.

For information about sewer flooding, contact the relevant water company for the area.

About the models used

Model name: Chorlton Platt Gore 2024

Scenario(s): Defended fluvial, defences removed fluvial, defended climate change fluvial, defences removed climate change fluvial

Date: 15 April 2024

Model name: Corn Brook 2017

Scenario(s): No defences exist fluvial, no defences exist climate change fluvial

Date: 31 December 2017

These models contain the most relevant data for your area of interest.

Terminology used

Annual exceedance probability (AEP)

This refers to the probability of a flood event occurring in any year. The probability is expressed as a percentage. For example, a large flood which is calculated to have a 1% chance of occurring in any one year, is described as 1% AEP.

Metres above ordnance datum (mAOD)

All flood levels are given in metres above ordnance datum which is defined as the mean sea level at Newlyn, Cornwall.

Flood map for planning (rivers and the sea)

Your selected location is in flood zone 2.

Flood zone 3 shows the area at risk of flooding for an undefended flood event with a:

- 0.5% or greater probability of occurring in any year for flooding from the sea
- 1% or greater probability of occurring in any year for fluvial (river) flooding

Flood zone 2 shows the area at risk of flooding for an undefended flood event with:

- between a 0.1% and 0.5% probability of occurring in any year for flooding from the sea
- between a 0.1% and 1% probability of occurring in any year for fluvial (river) flooding

It's important to remember that the flood zones on this map:

- refer to the land at risk of flooding and do not refer to individual properties
- refer to the probability of river and sea flooding, ignoring the presence of defences
- do not take into account potential impacts of climate change



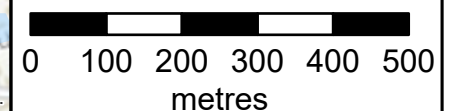
Flood map for planning

Location (easting/northing)
382920/394469

Scale
1:10,000

Created
24 Jul 2025

-  Selected area
-  Main river
-  Flood defence
-  Flood Zone 3
-  Flood Zone 2



Flood defences and attributes

The flood defences map shows the location of the flood defences present.

The flood defences data table shows the type of defences, their condition and the standard of protection. It shows the height above sea level of the top of the flood defence (crest level). The height is in mAOD which is the metres above the mean sea level at Newlyn, Cornwall.

It's important to remember that flood defence data may not be updated on a regular basis. The information here is based on the best available data.

Use this information:

- to help you assess if there is a reduced flood risk for this location because of defences
- with any information in the modelled data section to find out the impact of defences on flood risk



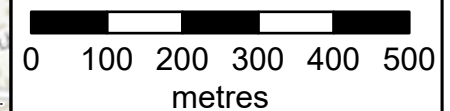
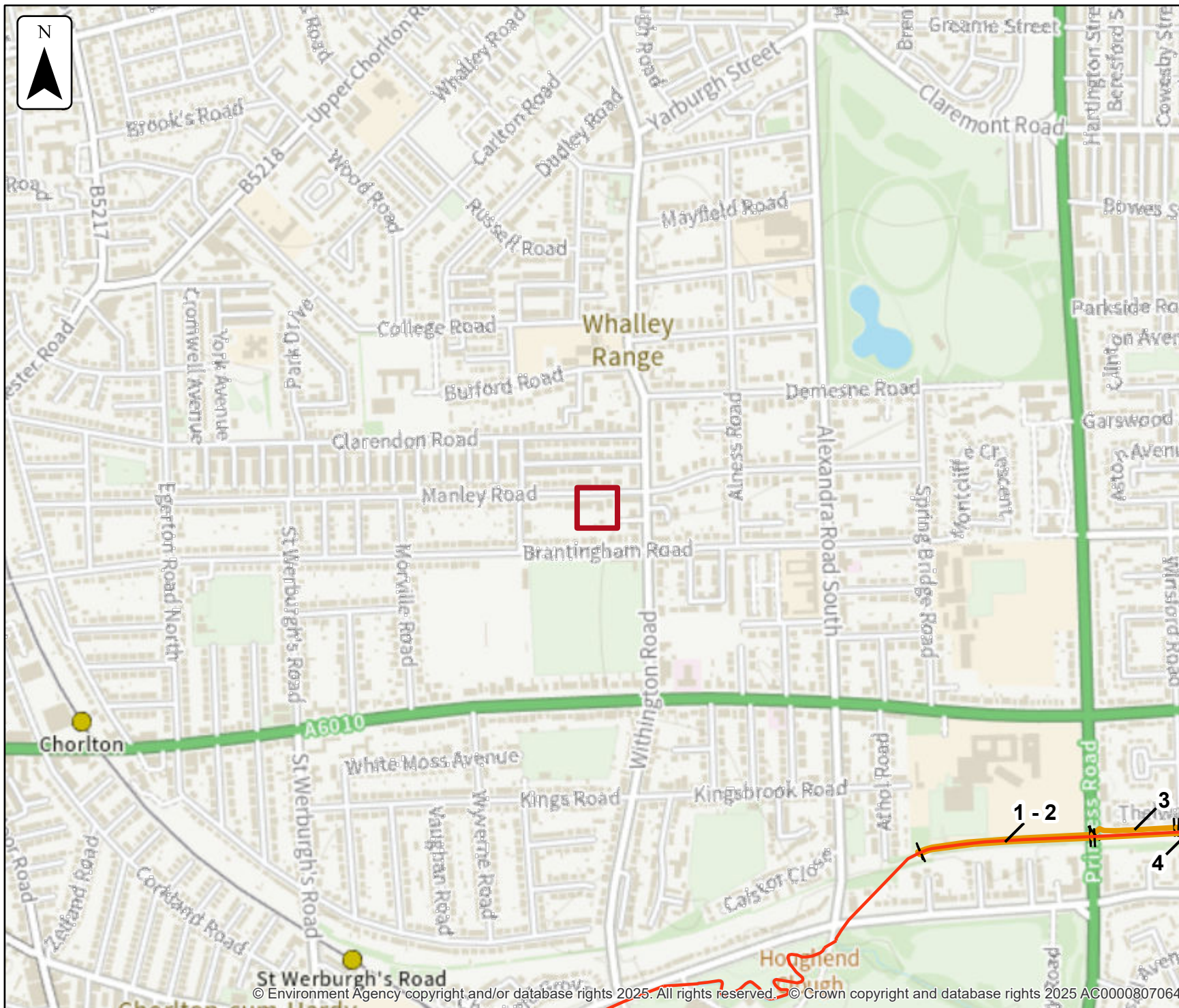
Flood defences

Location (easting/northing)
382920/394469

Scale
1:10,000

Created
24 Jul 2025

-  Selected area
-  Main river
-  Flood defence



Flood defences data

Label	Asset ID	Asset Type	Standard of protection (years)	Current condition	Downstream actual crest level (mAOD)	Upstream actual crest level (mAOD)	Effective crest level (mAOD)
1	120082	Embankment	100	Fair	30.25	31.38	
2	32515	Embankment	100	Fair	30.29	31.52	
3	32518	Wall	100	Good	31.48	31.84	
4	60038	Embankment	100	Fair	31.39	32.25	

Any blank cells show where a particular value has not been recorded for an asset.

Modelled data

This section provides details of different scenarios we have modelled and includes the following (where available):

- outline maps showing the area at risk from flooding in different modelled scenarios
- modelled node point map(s) showing the points used to get the data to model the scenarios and table(s) providing details of the flood risk for different return periods
- map(s) showing the approximate water levels for the return period with the largest flood extent for a scenario and table(s) of sample points providing details of the flood risk for different return periods

Climate change

The climate change data included in the models may not include the latest [flood risk assessment climate change allowances](#). Where the new allowances are not available you will need to consider this data and factor in the new allowances to demonstrate the development will be safe from flooding.

The Environment Agency will incorporate the new allowances into future modelling studies. For now, it's your responsibility to demonstrate that new developments will be safe in flood risk terms for their lifetime.

Modelled scenarios

The following scenarios are included:

- Defended modelled fluvial: risk of flooding from rivers where there are flood defences
- Defences removed modelled fluvial: risk of flooding from rivers where flood defences have been removed
- No defences exist modelled fluvial: risk of flooding from rivers where there are no flood defences
- Defended climate change modelled fluvial: risk of flooding from rivers where there are flood defences, including estimated impact of climate change
- Defences removed climate change modelled fluvial: risk of flooding from rivers where flood defences have been removed, including estimated impact of climate change
- No defences exist climate change modelled fluvial: risk of flooding from rivers where there are no flood defences, including estimated impact of climate change



Defences removed climate change modelled fluvial extent

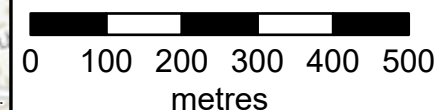
Location (easting/northing)
382920/394469

Scale Created
1:10,000 24 Jul 2025

Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Main river
- Modelled flood extent
-  1% AEP (+41%)
 -  1% AEP (+53%)
 -  1% AEP (+85%)
 -  0.1% AEP (+53%)

Flood extents may not be
visible where they overlap
other return periods





Defences removed modelled fluvial extent

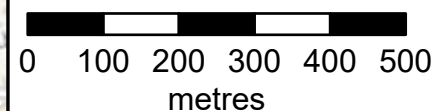
Location (easting/northing)
382920/394469

Scale Created
1:10,000 24 Jul 2025

Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Main river
- Modelled flood extent
-  5% AEP
 -  2% AEP
 -  1.33% AEP
 -  1% AEP
 -  0.5% AEP
 -  0.1% AEP

Flood extents may not be
visible where they overlap
other return periods





Defended climate change modelled fluvial extent

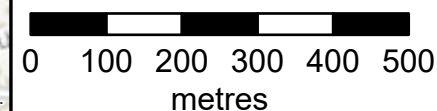
Location (easting/northing)
382920/394469

Scale Created
1:10,000 24 Jul 2025

Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Main river
- Modelled flood extent
 -  50% AEP (+53%)
 -  5% AEP (+53%)
 -  1% AEP (+41%)
 -  1% AEP (+53%)
 -  1% AEP (+85%)
 -  0.1% AEP (+53%)

Flood extents may not be
visible where they overlap
other return periods





Defended modelled fluvial extent

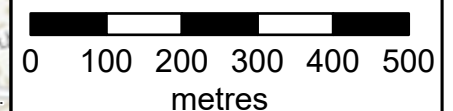
Location (easting/northing)
382920/394469

Scale Created
1:10,000 24 Jul 2025

Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Main river
- Modelled flood extent
-  5% AEP
 -  2% AEP
 -  1.33% AEP
 -  1% AEP
 -  0.5% AEP
 -  0.1% AEP

Flood extents may not be
visible where they overlap
other return periods





**No defences exist
climate change
modelled fluvial extent**

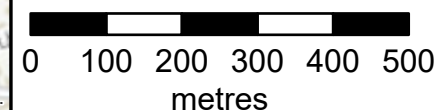
Location (easting/northing)
382920/394469

Scale Created
1:10,000 24 Jul 2025

Model name
Corn Brook 2017

-  Selected area
 Main river
Modelled flood extent
 1% AEP (+70%)
 0.1% AEP (+30%)

Flood extents may not be
visible where they overlap
other return periods





No defences exist modelled fluvial extent

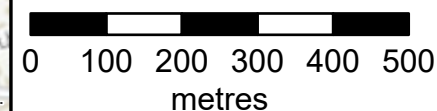
Location (easting/northing)
382920/394469

Scale Created
1:10,000 24 Jul 2025

Model name
Corn Brook 2017

-  Selected area
-  Main river
-  Modelled flood extent
0.1% AEP

Flood extents may not be
visible where they overlap
other return periods





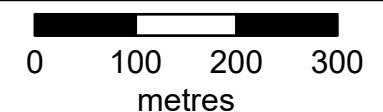
Defences removed climate change modelled fluvial node locations

Location (easting/northing)
382920/394469

Scale Created
1:7,500 24 Jul 2025

Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Modelled location
-  Main river



Modelled node locations data

Defences removed climate change

Label	Modelled location ID	Easting	Northing	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
				Level	Level	Level	Level
1	1600827	383559	393805	31.04	31.05	31.10	31.18
2	1600875	383563	393806	31.05	31.07	31.11	31.19
3	1600824	383625	393816	31.06	31.08	31.12	31.19
4	1600978	383642	393818	31.10	31.11	31.15	31.21
5	1600977	383663	393820	31.12	31.13	31.17	31.23
6	1600820	383688	393822	31.13	31.14	31.18	31.24
7	1600949	383710	393823	31.14	31.15	31.18	31.24
8	1600867	383742	393825	31.15	31.16	31.19	31.25
9	1600962	383772	393827	31.16	31.18	31.21	31.26

Data in this table comes from the Chorlton Platt Gore 2024 model.

Level values are shown in mAOD, and flow values are shown in cubic metres per second.

Any blank cells show where a particular scenario has not been modelled for this location.

Defences removed climate change

Label	Modelled location ID	Easting	Northing	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
				Flow	Flow	Flow	Flow
1	1600827	383559	393805	22.23	22.22	22.21	22.12
2	1600875	383563	393806	22.73	22.73	22.73	22.29
3	1600824	383625	393816	22.84	22.83	22.75	22.73
4	1600978	383642	393818	22.86	22.85	22.80	22.79
5	1600977	383663	393820	22.80	22.80	22.82	22.83
6	1600820	383688	393822	22.89	22.89	22.91	22.97
7	1600949	383710	393823	22.85	22.86	22.90	22.91
8	1600867	383742	393825	22.75	22.78	22.83	23.35
9	1600962	383772	393827	23.18	23.23	23.71	25.08

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Level values are shown in mAOD, and flow values are shown in cubic metres per second.

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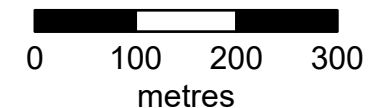
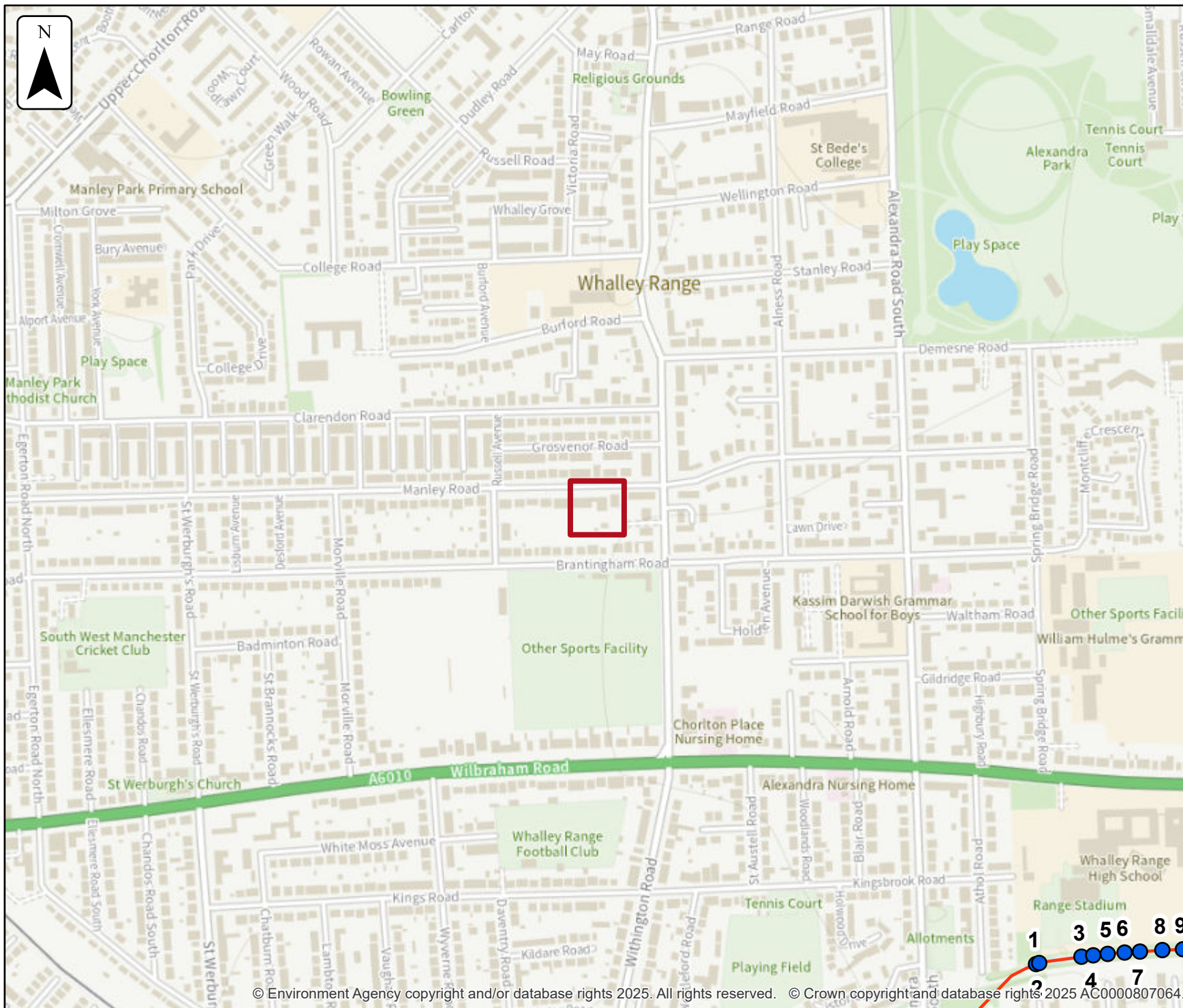
Defences removed modelled fluvial node locations

Location (easting/northing)
382920/394469

Scale Created
1:7,500 24 Jul 2025

Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Modelled location
-  Main river



Modelled node locations data

Defences removed

Label	Modelled location ID	Easting	Northing	50% AEP	20% AEP	10% AEP	5% AEP	3.33% AEP	2% AEP	1.33% AEP	1% AEP	0.5% AEP	0.1% AEP
				Level	Level	Level	Level	Level	Level	Level	Level	Level	Level
1	1600827	383559	393805	28.08	28.89	29.81	30.57	30.77	30.88	30.93	30.95	31.0	31.11
2	1600875	383563	393806	28.11	28.89	29.81	30.57	30.78	30.90	30.95	30.94	31.02	31.12
3	1600824	383625	393816	28.93	29.32	29.82	30.57	30.78	30.90	30.96	30.95	31.03	31.12
4	1600978	383642	393818	29.29	29.55	29.94	30.61	30.82	30.95	31.0	30.99	31.07	31.15
5	1600977	383663	393820	29.51	29.75	30.05	30.67	30.90	31.0	31.04	31.03	31.10	31.17
6	1600820	383688	393822	29.69	29.93	30.18	30.70	30.92	31.01	31.05	31.05	31.11	31.18
7	1600949	383710	393823	29.92	30.15	30.34	30.76	30.94	31.02	31.06	31.05	31.11	31.18
8	1600867	383742	393825	30.14	30.36	30.54	30.82	30.96	31.03	31.07	31.07	31.12	31.19
9	1600962	383772	393827	30.33	30.56	30.73	30.91	30.99	31.06	31.09	31.09	31.14	31.21

Data in this table comes from the Chorlton Platt Gore 2024 model.

Level values are shown in mAOD, and flow values are shown in cubic metres per second.

Any blank cells show where a particular scenario has not been modelled for this location.

Defences removed

Label	Modelled location ID	Easting	Northing	50% AEP	20% AEP	10% AEP	5% AEP	3.33% AEP	2% AEP	1.33% AEP	1% AEP	0.5% AEP	0.1% AEP
				Flow	Flow	Flow	Flow	Flow	Flow	Flow	Flow	Flow	Flow
1	1600827	383559	393805	12.16	16.78	19.62	21.55	21.97	22.14	22.21	26.95	22.26	22.23
2	1600875	383563	393806	12.16	16.80	19.64	21.58	22.19	22.43	22.52	25.06	22.73	22.41
3	1600824	383625	393816	12.15	16.83	19.70	21.73	22.38	22.65	22.75	24.74	22.82	22.77
4	1600978	383642	393818	12.15	16.83	19.71	21.75	22.37	22.65	22.75	24.67	22.86	22.84
5	1600977	383663	393820	12.15	16.84	19.72	21.80	22.34	22.61	22.67	23.33	22.76	22.87
6	1600820	383688	393822	12.15	16.84	19.73	21.83	22.36	22.64	22.73	23.87	22.84	22.97
7	1600949	383710	393823	12.15	16.84	19.74	21.87	22.34	22.55	22.64	22.71	22.80	22.95
8	1600867	383742	393825	12.15	16.84	19.75	21.84	22.26	22.44	22.58	23.72	22.69	22.84
9	1600962	383772	393827	12.15	16.85	19.76	21.77	22.24	22.60	22.74	24.53	23.04	23.45

Data in this table comes from the Chorlton Platt Gore 2024 model.

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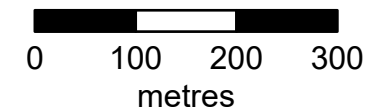
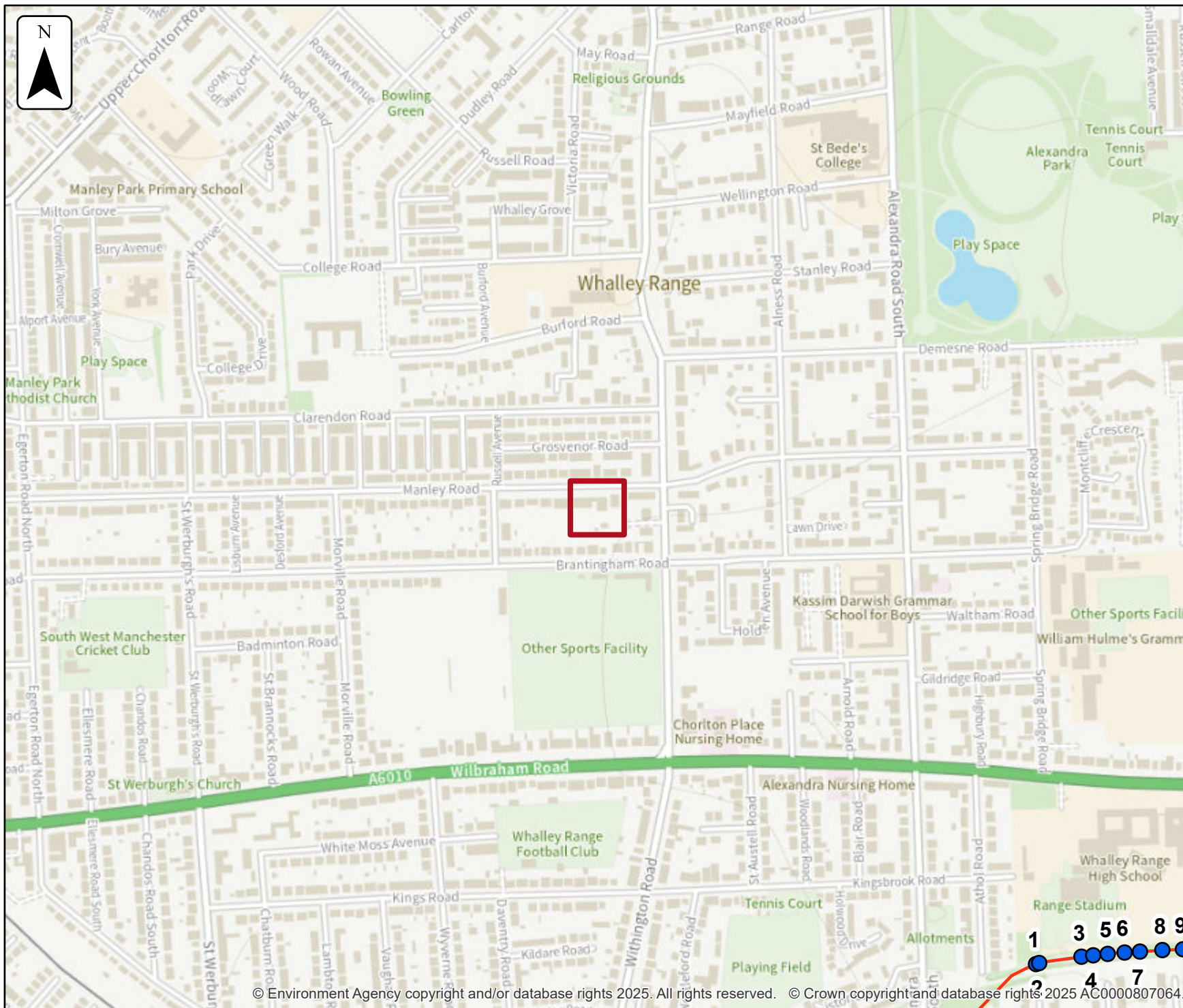
Defended climate change modelled fluvial node locations

Location (easting/northing)
382920/394469

Scale Created
1:7,500 24 Jul 2025

Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Modelled location
-  Main river



Modelled node locations data

Defended climate change

Label	Modelled location ID	Easting	Northing	50% AEP (+53%)	5% AEP (+53%)	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
				Level	Level	Level	Level	Level	Level
1	1600827	383559	393805	29.10	31.06	31.11	31.12	31.15	31.24
2	1600875	383563	393806	29.10	31.07	31.12	31.13	31.16	31.24
3	1600824	383625	393816	29.43	31.05	31.10	31.11	31.13	31.21
4	1600978	383642	393818	29.63	31.07	31.10	31.11	31.13	31.19
5	1600977	383663	393820	29.80	31.10	31.13	31.14	31.16	31.21
6	1600820	383688	393822	29.97	31.12	31.16	31.16	31.18	31.23
7	1600949	383710	393823	30.19	31.16	31.19	31.19	31.19	31.23
8	1600867	383742	393825	30.39	31.21	31.24	31.24	31.24	31.28
9	1600962	383772	393827	30.59	31.27	31.29	31.29	31.30	31.32

Data in this table comes from the Chorlton Platt Gore 2024 model.

Level values are shown in mAOD, and flow values are shown in cubic metres per second.

Any blank cells show where a particular scenario has not been modelled for this location.

Defended climate change

Label	Modelled location ID	Easting	Northing	50% AEP (+53%)	5% AEP (+53%)	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
				Flow	Flow	Flow	Flow	Flow	Flow
1	1600827	383559	393805	17.39	23.66	23.75	23.75	23.72	23.67
2	1600875	383563	393806	17.41	24.08	24.11	24.10	24.14	24.06
3	1600824	383625	393816	17.45	24.42	24.61	24.62	24.57	24.66
4	1600978	383642	393818	17.46	24.50	25.07	25.25	25.65	26.24
5	1600977	383663	393820	17.46	24.54	25.13	25.33	25.74	26.58
6	1600820	383688	393822	17.47	24.61	25.37	25.62	26.14	27.13
7	1600949	383710	393823	17.47	24.68	26.23	26.64	27.51	28.96
8	1600867	383742	393825	17.47	24.77	26.66	27.13	28.13	29.78
9	1600962	383772	393827	17.47	25.03	27.36	27.88	29.08	31.34

Data in this table comes from the Chorlton Platt Gore 2024 model.

Level values are shown in mAOD, and flow values are shown in cubic metres per second.

Any blank cells show where a particular scenario has not been modelled for this location.



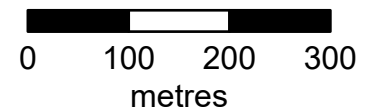
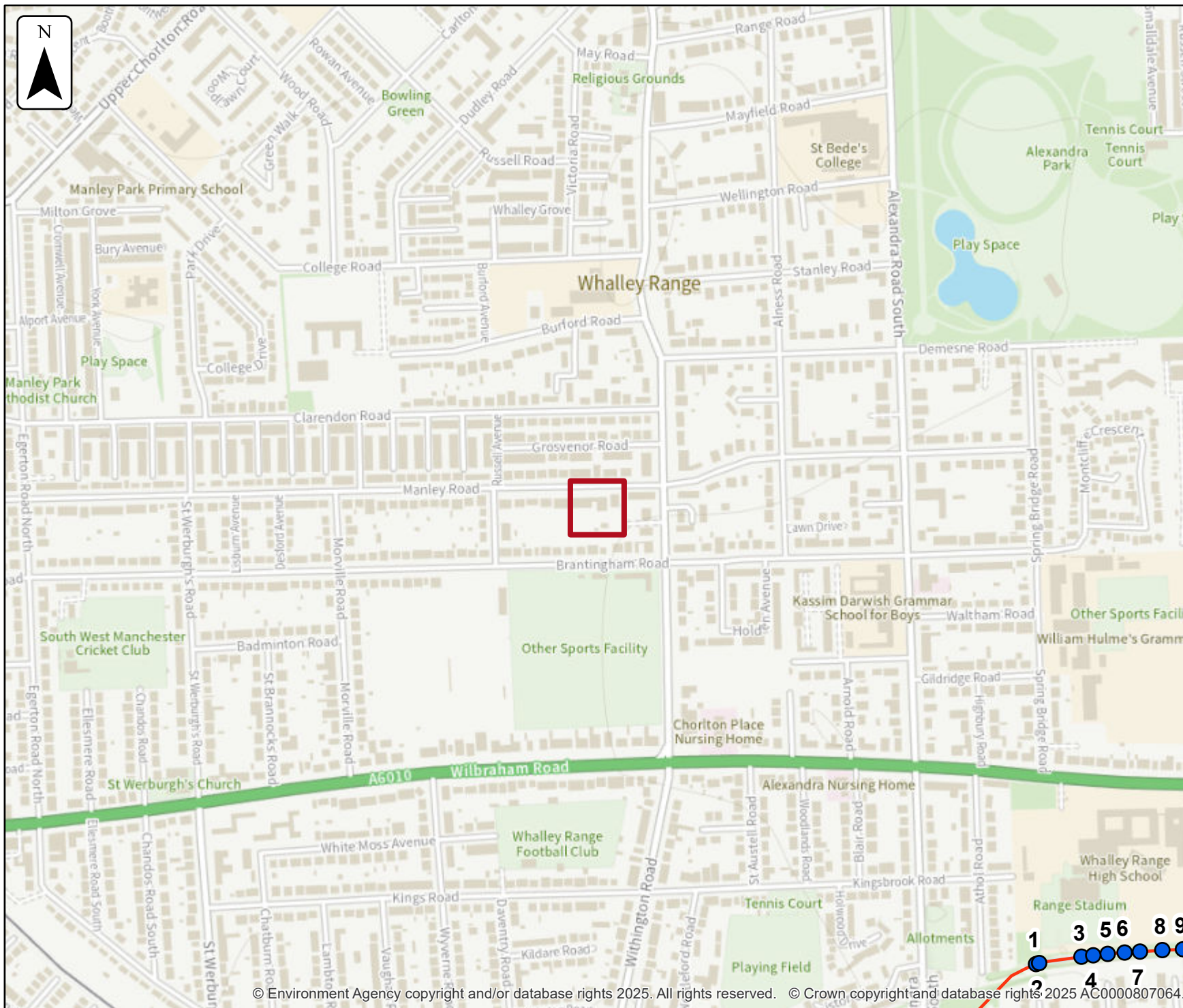
Defended modelled fluvial node locations

Location (easting/northing)
382920/394469

Scale Created
1:7,500 24 Jul 2025

Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Modelled location
-  Main river



Modelled node locations data

Defended

Label	Modelled location ID	Easting	Northing	50% AEP	20% AEP	10% AEP	5% AEP	3.33% AEP	2% AEP	1.33% AEP	1% AEP	0.5% AEP	0.1% AEP
				Level	Level	Level	Level	Level	Level	Level	Level	Level	Level
1	1600827	383559	393805	28.08	28.89	29.81	30.72	30.96	31.02	31.04	31.06	31.08	31.16
2	1600875	383563	393806	28.11	28.89	29.80	30.73	30.97	31.03	31.06	31.07	31.10	31.17
3	1600824	383625	393816	28.94	29.32	29.81	30.72	30.95	31.01	31.04	31.05	31.07	31.14
4	1600978	383642	393818	29.29	29.55	29.93	30.76	30.98	31.04	31.06	31.07	31.09	31.14
5	1600977	383663	393820	29.51	29.75	30.05	30.79	31.01	31.07	31.09	31.09	31.11	31.16
6	1600820	383688	393822	29.69	29.93	30.18	30.82	31.04	31.09	31.11	31.12	31.14	31.18
7	1600949	383710	393823	29.92	30.15	30.35	30.87	31.08	31.13	31.15	31.16	31.18	31.20
8	1600867	383742	393825	30.14	30.36	30.54	30.96	31.15	31.19	31.20	31.21	31.23	31.25
9	1600962	383772	393827	30.33	30.56	30.74	31.04	31.21	31.25	31.26	31.26	31.28	31.30

Data in this table comes from the Chorlton Platt Gore 2024 model.

Level values are shown in mAOD, and flow values are shown in cubic metres per second.

Any blank cells show where a particular scenario has not been modelled for this location.

Defended

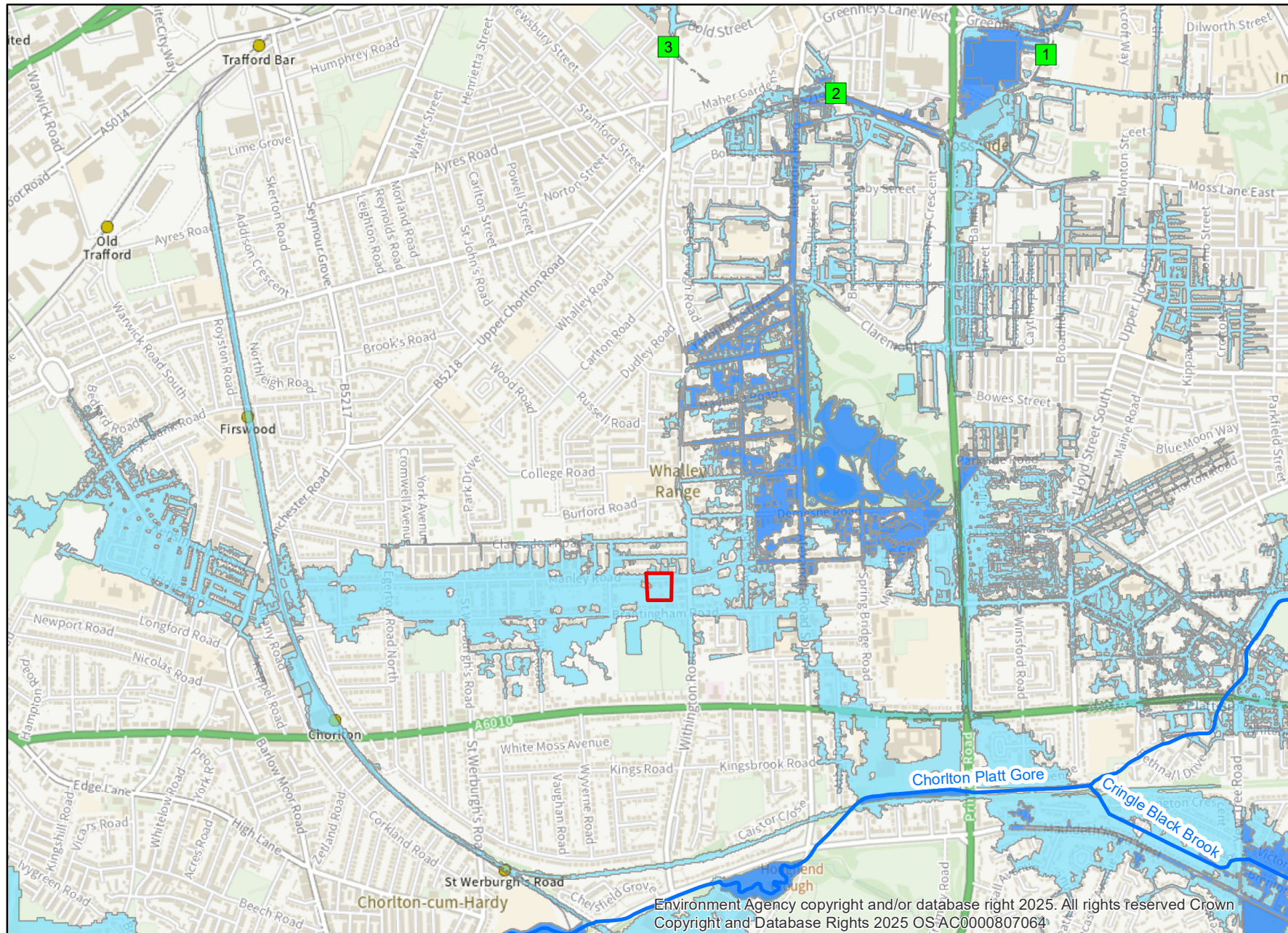
Label	Modelled location ID	Easting	Northing	50% AEP	20% AEP	10% AEP	5% AEP	3.33% AEP	2% AEP	1.33% AEP	1% AEP	0.5% AEP	0.1% AEP
				Flow	Flow	Flow	Flow	Flow	Flow	Flow	Flow	Flow	Flow
1	1600827	383559	393805	12.19	16.80	19.77	22.67	23.43	23.61	23.65	23.73	23.74	23.83
2	1600875	383563	393806	12.19	16.82	19.79	22.84	23.64	23.94	24.05	24.08	24.12	24.18
3	1600824	383625	393816	12.19	16.85	19.86	22.95	23.89	24.32	24.35	24.45	24.56	24.58
4	1600978	383642	393818	12.19	16.86	19.88	23.0	23.92	24.34	24.42	24.49	24.85	25.35
5	1600977	383663	393820	12.19	16.86	19.89	23.05	23.95	24.36	24.46	24.57	24.88	25.47
6	1600820	383688	393822	12.19	16.86	19.90	23.10	23.99	24.39	24.52	24.64	24.93	25.88
7	1600949	383710	393823	12.19	16.86	19.91	23.16	24.04	24.43	24.62	24.74	25.06	27.30
8	1600867	383742	393825	12.19	16.86	19.92	23.21	24.11	24.49	24.69	24.85	25.54	27.90
9	1600962	383772	393827	12.19	16.86	19.93	23.24	24.14	24.55	24.75	25.0	26.17	28.84

Data in this table comes from the Chorlton Platt Gore 2024 model.

Level values are shown in mAOD, and flow values are shown in cubic metres per second.

Any blank cells show where a particular scenario has not been modelled for this location.

Detailed Flood Map Centred on Manley Road, Manchester, M16 8WF. Created 25/07/2025 [EIR2025/20347]



1:17,001



Legend

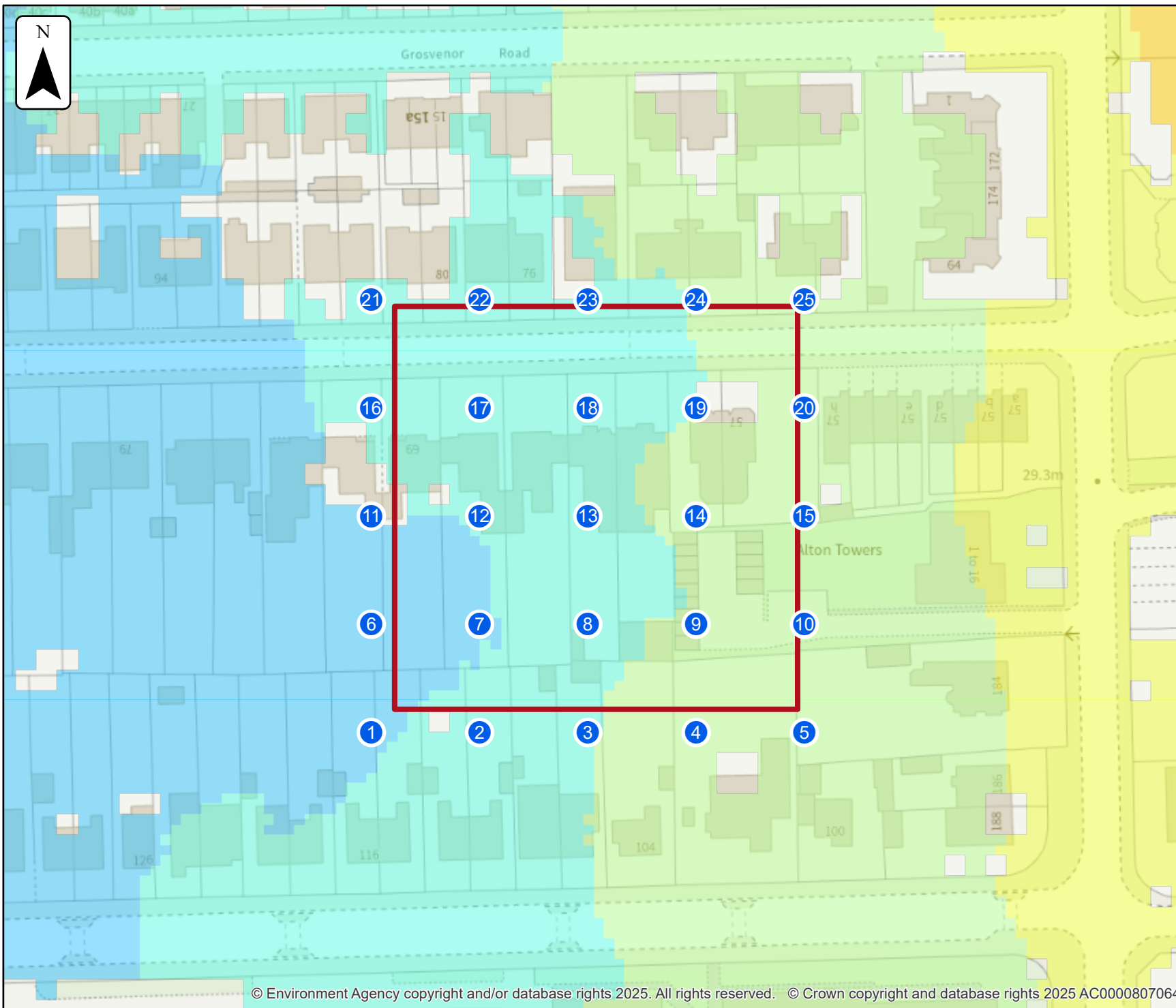
- Site Location
- Corn Brook 2017
- Main River
- Flood Zone 3
- Flood Zone 2

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Undefended																		
Map Reference	Model Node Reference	Easting	Northing	Data	50 % AEP (1 in 2 year)	20 % AEP (1 in 5 year)	10 % AEP (1 in 10 year)	5 % AEP (1 in 20 year)	4 % AEP (1 in 25 year)	2 % AEP (1 in 50 year)	1.33 % AEP (1 in 75 year)	1 % AEP (1 in 100 year)	1 % AEP (1 in 100 year) + 30% increase in flow	1 % AEP (1 in 100 year) + 35% increase in flow	1 % AEP (1 in 100 year) + 70% increase in flow	0.5 % AEP (1 in 200 year)	0.1 % AEP (1 in 1000 year)	0.1 % AEP (1 in 1000 year) + 30% increase in flow
1	ea013_0249_con3908	384114	396109	Modelled Water Level (m aodN)	32.15	32.28	32.37	32.44	32.51	32.77	33.26	33.47	33.75	33.79	34.02	33.83	34.34	34.46
				Modelled Flow (cumecs)	2.66	1.21	0.58	0.56	1.32	0.39	4.60	0.34	2.11	0.81	1.57	0.47	0.76	0.24
2	ea013_0249_con3215	383460	395995	Modelled Water Level (m aodN)	30.61	30.71	30.80	30.90	31.01	31.93	32.43	32.58	32.78	32.81	32.99	32.84	33.28	33.39
				Modelled Flow (cumecs)	2.33	0.26	2.05	2.47	1.03	1.46	2.93	0.53	0.34	1.70	1.03	1.72	6.63	5.98
3	ea013_0249_con2587	382945	396147	Modelled Water Level (m aodN)	29.22	29.36	29.46	29.55	29.63	29.95	30.07	30.16	30.34	30.39	30.62	30.47	31.73	31.99
				Modelled Flow (cumecs)	2.03	0.63	0.19	0.27	0.46	0.42	3.47	4.51	0.49	5.10	2.24	1.57	0.70	1.63

Model data taken from Corn Brook 2017
AEP - Annual
Exceedence
m aodN - metres above ordnance datum Newlyn
cumecs - cubic metres per second

Notes: *Climate Change Scenario - 30%, 35% and 70% increases in flow calculated for the 2080's (2070 - 2115). Please see <https://www.gov.uk/guidance/flood-risk-assessments-climate-change-allowances> for more information regarding the new climate change guidance. The location of the site and the type (vulnerability) of development determine the climate change allowances to consider in any flood risk assessment.



Defended modelled fluvial extent and height

Location (easting/northing)
382920/394469

Scale Created
1:1,000 24 Jul 2025

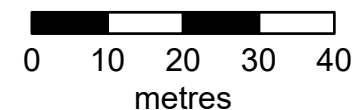
Model name
Chorlton Platt Gore 2024

-  Selected area
-  Main river

Modelled 2D grid
Water level in mAOD

-  29 - 29.125
-  29.125 - 29.25
-  29.25 - 29.375
-  29.375 - 29.5
-  29.5 - 29.625
-  29.625 - 29.75
-  29.75 - 29.875
-  29.875 - 30.0
-  30.0 - 30.125

This map shows the
0.1% AEP height data



Defended

[illegible]

[illegible]

Label	Easting	Northing	50% AEP	20% AEP	10% AEP	5% AEP	3.33% AEP	2% AEP	1.33% AEP	1% AEP	0.5% AEP	0.1% AEP
			Height	Height	Height	Height	Height	Height	Height	Height	Height	Height
25	382960	394509	NoData	NoData	NoData	NoData	NoData	NoData	NoData	NoData	29.38	29.58
Max value in selected area:			NoData	NoData	NoData	NoData	NoData	NoData	NoData	NoData	29.39	29.57

Data in this table comes from the Chorlton Platt Gore 2024 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

Cells which contain text 'NoData' for a scenario show that return period has been modelled but there is no flood risk for that return period for that location.

'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.

Defended

[illegible]

[illegible]

Label	Easting	Northing	50% AEP	20% AEP	10% AEP	5% AEP	3.33% AEP	2% AEP	1.33% AEP	1% AEP	0.5% AEP	0.1% AEP
			Depth	Depth	Depth	Depth	Depth	Depth	Depth	Depth	Depth	Depth
25	382960	394509	NoData	NoData	NoData	NoData	NoData	NoData	NoData	NoData	0.00	0.17
Max value in selected area:			NoData	NoData	NoData	NoData	NoData	NoData	NoData	NoData	0.44	0.64

Data in this table comes from the Chorlton Platt Gore 2024 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

Cells which contain text 'NoData' for a scenario show that return period has been modelled but there is no flood risk for that return period for that location.

'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.



Defences removed modelled fluvial extent and height

Location (easting/northing)
382920/394469

Scale Created
1:1,000 24 Jul 2025

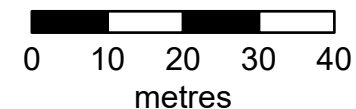
Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Main river

Modelled 2D grid
Water level in mAOD

-  28 - 28.25
-  28.25 - 28.5
-  28.5 - 28.75
-  28.75 - 29.0
-  29.0 - 29.25
-  29.25 - 29.5
-  29.5 - 29.75
-  29.75 - 30.0
-  30.0 - 30.25

This map shows the
0.1% AEP height data



Defences removed

[illegible]

[illegible]

Label	Easting	Northing	50% AEP	20% AEP	10% AEP	5% AEP	3.33% AEP	2% AEP	1.33% AEP	1% AEP	0.5% AEP	0.1% AEP
			Height	Height	Height	Height	Height	Height	Height	Height	Height	Height
25	382960	394509	NoData	NoData	NoData	NoData	NoData	NoData	NoData	NoData	29.43	29.58
Max value in selected area:			NoData	NoData	NoData	NoData	NoData	29.20	29.37	29.38	29.45	29.58

Data in this table comes from the Chorlton Platt Gore 2024 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

Cells which contain text 'NoData' for a scenario show that return period has been modelled but there is no flood risk for that return period for that location.

'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.

Defences removed

[illegible]

[illegible]

Label	Easting	Northing	50% AEP	20% AEP	10% AEP	5% AEP	3.33% AEP	2% AEP	1.33% AEP	1% AEP	0.5% AEP	0.1% AEP
			Depth	Depth	Depth	Depth	Depth	Depth	Depth	Depth	Depth	Depth
25	382960	394509	NoData	NoData	NoData	NoData	NoData	NoData	NoData	NoData	0.03	0.17
Max value in selected area:			NoData	NoData	NoData	NoData	NoData	0.15	0.40	0.42	0.52	0.65

Data in this table comes from the Chorlton Platt Gore 2024 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

Cells which contain text 'NoData' for a scenario show that return period has been modelled but there is no flood risk for that return period for that location.

'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.



No defences exist modelled fluvial extent and height

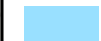
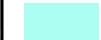
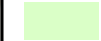
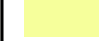
Location (easting/northing)
382920/394469

Scale Created
1:1,000 24 Jul 2025

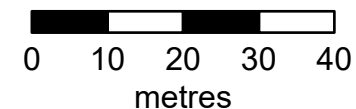
Model name
Corn Brook 2017

-  Selected area
-  Main river

Modelled 2D grid
Water level in mAOD

-  0 - 3.75
-  3.75 - 7.5
-  7.5 - 11.25
-  11.25 - 15.0
-  15.0 - 18.75
-  18.75 - 22.5
-  22.5 - 26.25
-  26.25 - 30.0
-  30.0 - 33.75

This map shows the
0.1% AEP height data



Sample point data

No defences exist

Label	Easting	Northing	0.1% AEP	0.1% AEP
			Height	Depth
1	382876	394425	NoData	NoData
2	382897	394425	NoData	NoData
3	382918	394425	NoData	NoData
4	382939	394425	NoData	NoData
5	382960	394425	NoData	NoData
6	382876	394446	29.14	0.38
7	382897	394446	29.14	0.29
8	382918	394446	NoData	NoData
9	382939	394446	NoData	NoData
10	382960	394446	NoData	NoData
11	382876	394467	NoData	NoData
12	382897	394467	NoData	NoData

Label	Easting	Northing	0.1% AEP	0.1% AEP
			Height	Depth
13	382918	394467	NoData	NoData
14	382939	394467	NoData	NoData
15	382960	394467	NoData	NoData
16	382876	394488	NoData	NoData
17	382897	394488	29.28	0.13
18	382918	394488	29.30	0.15
19	382939	394488	NoData	NoData
20	382960	394488	NoData	NoData
21	382876	394509	NoData	NoData
22	382897	394509	NoData	NoData
23	382918	394509	NoData	NoData
24	382939	394509	NoData	NoData

Label	Easting	Northing	0.1% AEP	0.1% AEP
			Height	Depth
25	382960	394509	NoData	NoData
Max value in selected area:			29.36	0.44

Data in this table comes from the Corn Brook 2017 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

Cells which contain text 'NoData' for a scenario show that return period has been modelled but there is no flood risk for that return period for that location.

'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.



Defended climate change modelled fluvial extent and height

Location (easting/northing)
382920/394469

Scale Created
1:1,000 24 Jul 2025

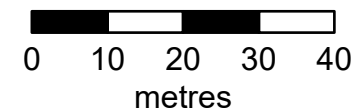
Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Main river

Modelled 2D grid
Water level in mAOD

-  28 - 28.25
-  28.25 - 28.5
-  28.5 - 28.75
-  28.75 - 29.0
-  29.0 - 29.25
-  29.25 - 29.5
-  29.5 - 29.75
-  29.75 - 30.0
-  30.0 - 30.25

This map shows the
0.1% AEP +53% height data



Sample point data

Defended climate change

Label	Easting	Northing	50% AEP (+53%)	5% AEP (+53%)	1% AEP (+41%)	1% AEP (+53%)	0.1% AEP (+53%)
			Height	Height	Height	Height	Height
1	382876	394425	NoData	NoData	29.29	29.30	29.53
2	382897	394425	NoData	NoData	29.38	29.39	29.56
3	382918	394425	NoData	NoData	29.41	29.43	29.62
4	382939	394425	NoData	NoData	29.45	29.47	29.66
5	382960	394425	NoData	NoData	29.46	29.49	29.69
6	382876	394446	NoData	NoData	29.23	29.27	29.53
7	382897	394446	NoData	NoData	29.23	29.28	29.54
8	382918	394446	NoData	NoData	29.24	29.28	29.55
9	382939	394446	NoData	NoData	29.45	29.48	29.63
10	382960	394446	NoData	NoData	29.46	29.49	29.69
11	382876	394467	NoData	NoData	NoData	NoData	NoData
12	382897	394467	NoData	NoData	29.33	29.34	29.54

Label	Easting	Northing	50% AEP (+53%)	5% AEP (+53%)	1% AEP (+41%)	1% AEP (+53%)	0.1% AEP (+53%)
			Height	Height	Height	Height	Height
13	382918	394467	NoData	NoData	29.28	29.29	29.55
14	382939	394467	NoData	NoData	29.46	29.48	29.66
15	382960	394467	NoData	NoData	29.46	29.50	29.70
16	382876	394488	NoData	NoData	29.32	29.34	29.54
17	382897	394488	NoData	NoData	29.37	29.39	29.58
18	382918	394488	NoData	NoData	29.39	29.41	29.61
19	382939	394488	NoData	NoData	29.41	29.43	29.63
20	382960	394488	NoData	NoData	29.46	29.49	29.70
21	382876	394509	NoData	NoData	29.34	29.36	29.55
22	382897	394509	NoData	NoData	NoData	29.40	29.59
23	382918	394509	NoData	NoData	29.40	29.42	29.61
24	382939	394509	NoData	NoData	29.41	29.44	29.64

Label	Easting	Northing	50% AEP (+53%)	5% AEP (+53%)	1% AEP (+41%)	1% AEP (+53%)	0.1% AEP (+53%)
			Height	Height	Height	Height	Height
25	382960	394509	NoData	NoData	29.47	29.50	29.70
Max value in selected area:			NoData	29.20	29.47	29.50	29.70

Data in this table comes from the Chorlton Platt Gore 2024 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

Cells which contain text 'NoData' for a scenario show that return period has been modelled but there is no flood risk for that return period for that location.

'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.

Defended climate change

Label	Easting	Northing	50% AEP (+53%)	5% AEP (+53%)	1% AEP (+41%)	1% AEP (+53%)	0.1% AEP (+53%)
			Depth	Depth	Depth	Depth	Depth
1	382876	394425	NoData	NoData	0.02	0.03	0.26
2	382897	394425	NoData	NoData	0.16	0.17	0.34
3	382918	394425	NoData	NoData	0.17	0.18	0.37
4	382939	394425	NoData	NoData	0.19	0.22	0.41
5	382960	394425	NoData	NoData	0.18	0.20	0.40
6	382876	394446	NoData	NoData	0.37	0.41	0.67
7	382897	394446	NoData	NoData	0.27	0.31	0.58
8	382918	394446	NoData	NoData	0.11	0.15	0.43
9	382939	394446	NoData	NoData	0.12	0.14	0.30
10	382960	394446	NoData	NoData	0.09	0.12	0.33
11	382876	394467	NoData	NoData	NoData	NoData	NoData
12	382897	394467	NoData	NoData	0.01	0.01	0.22

Label	Easting	Northing	50% AEP (+53%)	5% AEP (+53%)	1% AEP (+41%)	1% AEP (+53%)	0.1% AEP (+53%)
			Depth	Depth	Depth	Depth	Depth
13	382918	394467	NoData	NoData	0.03	0.05	0.31
14	382939	394467	NoData	NoData	0.26	0.29	0.47
15	382960	394467	NoData	NoData	0.25	0.28	0.49
16	382876	394488	NoData	NoData	0.05	0.07	0.27
17	382897	394488	NoData	NoData	0.16	0.18	0.37
18	382918	394488	NoData	NoData	0.19	0.21	0.41
19	382939	394488	NoData	NoData	0.01	0.02	0.13
20	382960	394488	NoData	NoData	0.17	0.20	0.41
21	382876	394509	NoData	NoData	0.03	0.04	0.24
22	382897	394509	NoData	NoData	NoData	0.16	0.35
23	382918	394509	NoData	NoData	0.00	0.00	0.17
24	382939	394509	NoData	NoData	0.01	0.01	0.22

Label	Easting	Northing	50% AEP (+53%)	5% AEP (+53%)	1% AEP (+41%)	1% AEP (+53%)	0.1% AEP (+53%)
			Depth	Depth	Depth	Depth	Depth
25	382960	394509	NoData	NoData	0.06	0.09	0.29
Max value in selected area:			NoData	0.15	0.54	0.57	0.77

Data in this table comes from the Chorlton Platt Gore 2024 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

Cells which contain text 'NoData' for a scenario show that return period has been modelled but there is no flood risk for that return period for that location.

'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.



Defences removed climate change modelled fluvial extent and height

Location (easting/northing)
382920/394469

Scale Created
1:1,000 24 Jul 2025

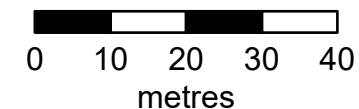
Model name
**Chorlton Platt Gore
2024**

-  Selected area
-  Main river

Modelled 2D grid
Water level in mAOD

-  29 - 29.125
-  29.125 - 29.25
-  29.25 - 29.375
-  29.375 - 29.5
-  29.5 - 29.625
-  29.625 - 29.75
-  29.75 - 29.875
-  29.875 - 30.0
-  30.0 - 30.125

This map shows the
0.1% AEP +53% height data



Sample point data

Defences removed climate change

Label	Easting	Northing	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
			Height	Height	Height	Height
1	382876	394425	29.30	29.31	29.36	29.53
2	382897	394425	29.39	29.41	29.45	29.57
3	382918	394425	29.43	29.45	29.49	29.62
4	382939	394425	29.47	29.49	29.54	29.67
5	382960	394425	29.49	29.51	29.55	29.69
6	382876	394446	29.27	29.29	29.36	29.53
7	382897	394446	29.27	29.30	29.37	29.54
8	382918	394446	29.28	29.31	29.38	29.56
9	382939	394446	29.48	29.50	29.54	29.63
10	382960	394446	29.49	29.51	29.56	29.70
11	382876	394467	NoData	NoData	NoData	NoData
12	382897	394467	29.34	29.34	29.37	29.54

Label	Easting	Northing	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
			Height	Height	Height	Height
13	382918	394467	29.29	29.31	29.38	29.56
14	382939	394467	29.48	29.50	29.54	29.66
15	382960	394467	29.49	29.52	29.57	29.71
16	382876	394488	29.34	29.35	29.40	29.55
17	382897	394488	29.39	29.40	29.44	29.59
18	382918	394488	29.41	29.42	29.47	29.61
19	382939	394488	29.43	29.44	29.49	29.63
20	382960	394488	29.49	29.52	29.57	29.71
21	382876	394509	29.36	29.37	29.41	29.56
22	382897	394509	29.40	29.41	29.45	29.59
23	382918	394509	29.41	29.42	29.47	29.61
24	382939	394509	29.44	29.46	29.50	29.65

Label	Easting	Northing	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
			Height	Height	Height	Height
25	382960	394509	29.49	29.52	29.57	29.70
Max value in selected area:			29.50	29.52	29.57	29.71

Data in this table comes from the Chorlton Platt Gore 2024 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

Cells which contain text 'NoData' for a scenario show that return period has been modelled but there is no flood risk for that return period for that location.

'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.

Defences removed climate change

Label	Easting	Northing	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
			Depth	Depth	Depth	Depth
1	382876	394425	0.03	0.05	0.10	0.26
2	382897	394425	0.17	0.19	0.23	0.35
3	382918	394425	0.18	0.20	0.24	0.37
4	382939	394425	0.22	0.24	0.28	0.41
5	382960	394425	0.20	0.22	0.27	0.41
6	382876	394446	0.41	0.44	0.50	0.68
7	382897	394446	0.31	0.34	0.41	0.58
8	382918	394446	0.15	0.18	0.25	0.43
9	382939	394446	0.15	0.17	0.21	0.30
10	382960	394446	0.12	0.15	0.19	0.33
11	382876	394467	NoData	NoData	NoData	NoData
12	382897	394467	0.01	0.02	0.05	0.22

Label	Easting	Northing	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
			Depth	Depth	Depth	Depth
13	382918	394467	0.05	0.06	0.13	0.31
14	382939	394467	0.29	0.31	0.35	0.47
15	382960	394467	0.28	0.30	0.35	0.49
16	382876	394488	0.07	0.08	0.13	0.28
17	382897	394488	0.17	0.18	0.23	0.38
18	382918	394488	0.21	0.22	0.27	0.41
19	382939	394488	0.02	0.02	0.03	0.14
20	382960	394488	0.20	0.23	0.28	0.41
21	382876	394509	0.04	0.05	0.10	0.24
22	382897	394509	0.16	0.17	0.21	0.36
23	382918	394509	0.00	0.00	0.04	0.17
24	382939	394509	0.01	0.03	0.07	0.22

Label	Easting	Northing	1% AEP (+41%)	1% AEP (+53%)	1% AEP (+85%)	0.1% AEP (+53%)
			Depth	Depth	Depth	Depth
25	382960	394509	0.08	0.11	0.16	0.29
Max value in selected area:			0.56	0.59	0.64	0.78

Data in this table comes from the Chorlton Platt Gore 2024 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

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'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.



**No defences exist
climate change
modelled fluvial
extent and height**

Location (easting/northing)
382920/394469

Scale Created
1:1,000 24 Jul 2025

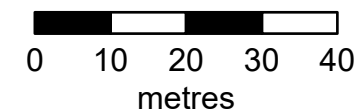
Model name
Corn Brook 2017

-  Selected area
-  Main river

Modelled 2D grid
Water level in mAOD

-  0 - 8.75
-  8.75 - 17.5
-  17.5 - 26.25
-  26.25 - 35.0
-  35.0 - 43.75
-  43.75 - 52.5
-  52.5 - 61.25
-  61.25 - 70.0
-  70.0 - 78.75

This map shows the
0.1% AEP +30% height data



Sample point data

No defences exist climate change

Label	Easting	Northing	1% AEP (+70%)	0.1% AEP (+30%)	1% AEP (+70%)	0.1% AEP (+30%)
			Height	Height	Depth	Depth
1	382876	394425	NoData	NoData	NoData	NoData
2	382897	394425	NoData	29.30	NoData	0.11
3	382918	394425	NoData	29.35	NoData	0.17
4	382939	394425	NoData	29.39	NoData	0.21
5	382960	394425	NoData	NoData	NoData	NoData
6	382876	394446	NoData	29.22	NoData	0.46
7	382897	394446	NoData	29.22	NoData	0.37
8	382918	394446	NoData	29.23	NoData	0.12
9	382939	394446	NoData	29.39	NoData	0.20
10	382960	394446	NoData	29.42	NoData	0.16
11	382876	394467	NoData	NoData	NoData	NoData
12	382897	394467	NoData	NoData	NoData	NoData

Label	Easting	Northing	1% AEP (+70%)	0.1% AEP (+30%)	1% AEP (+70%)	0.1% AEP (+30%)
			Height	Height	Depth	Depth
13	382918	394467	NoData	NoData	NoData	NoData
14	382939	394467	NoData	29.41	NoData	0.38
15	382960	394467	NoData	29.42	NoData	0.25
16	382876	394488	NoData	NoData	NoData	NoData
17	382897	394488	NoData	29.34	NoData	0.15
18	382918	394488	NoData	29.36	NoData	0.20
19	382939	394488	NoData	NoData	NoData	NoData
20	382960	394488	NoData	29.42	NoData	0.17
21	382876	394509	NoData	NoData	NoData	NoData
22	382897	394509	NoData	29.34	NoData	0.15
23	382918	394509	NoData	NoData	NoData	NoData
24	382939	394509	NoData	NoData	NoData	NoData

Label	Easting	Northing	1% AEP (+70%)	0.1% AEP (+30%)	1% AEP (+70%)	0.1% AEP (+30%)
			Height	Height	Depth	Depth
25	382960	394509	NoData	NoData	NoData	NoData
Max value in selected area:			NoData	29.43	NoData	0.63

Data in this table comes from the Corn Brook 2017 model. Height values are shown in mAOD, and depth values are shown in metres.

Any blank cells show where a particular scenario has not been modelled for this location.

Cells which contain text 'NoData' for a scenario show that return period has been modelled but there is no flood risk for that return period for that location.

'Max value in selected area' is the deepest depth or highest height at any location within your drawn boundary.

Strategic flood risk assessments

We recommend that you check the relevant local authority's strategic flood risk assessment (SFRA) as part of your work to prepare a site specific flood risk assessment.

This should give you information about:

- the potential impacts of climate change in this catchment
- areas defined as functional floodplain
- flooding from other sources, such as surface water, ground water and reservoirs

Your Lead Local Flood Authority is Manchester District.

About this data

This data has been generated by strategic scale flood models and is not intended for use at the individual property scale. If you're intending to use this data as part of a flood risk assessment, please include an appropriate modelling tolerance as part of your assessment. The Environment Agency regularly updates its modelling. We recommend that you check the data provided is the most recent, before submitting your flood risk assessment.

Flood risk activity permits

Under the Environmental Permitting (England and Wales) Regulations 2016 some developments may require an environmental permit for flood risk activities from the Environment Agency. This includes any permanent or temporary works that are in, over, under, or nearby a designated main river or flood defence structure.

[Find out more about flood risk activity permits](#)

Help and advice

Contact the Greater Manchester Merseyside and Cheshire Environment Agency team at inforequests.gmmc@environment-agency.gov.uk for:

- [more information about getting a product 5, 6, 7 or 8](#)
- general help and advice about the site you're requesting data for