

PLANNING STATEMENT

FLOOD RISK ASSESSMENT 7 BURNHAM DRIVE BURNAGE

This document is to accompany our application for the the extension as described and illustrated in our forwarded Planning Application at the above address .

The red-line boundary containing the development site is shown to be situated within an area of Low Flood Risk of the Environment Agency Flood Map in terms of Rivers and the Sea and Surface water, though there is a risk of flooding from the River to the North of the property situated approximately 200m away .. The proposed works lie within the area of low flood risk and the proposed finished floor level will be approx 200mm above external ground level and will match the existing floor levels therefore will be no lower than any of the existing FFL's within the existing property. The applicant is aware of the flood risk and is willing to comply with all guidance moving forward.

Many Thanks ,

Barry Cullen Architecture LTD