

Demi Crawford
Copeland Borough Council
Development Control
The Copeland Centre Catherine Street
Whitehaven
Cumbria
CA28 7SJ

Our ref: NO/2024/116111/01-L01
Your ref: 4/24/2188/0F1
Date: 06 June 2024

Dear Demi,

**PROPOSED REPLACEMENT OF FENCING AND GATES TO SCHOOL SITE
BOUNDARY (INCLUDING RECONFIGURATION OF ACCESS GATES TO MAIN
ENTRANCE).**

ST BRIDGETS R C SCHOOL, ST BRIDGETS LANE, EGREMONT

Thank you for consulting us on the above application, received 30 May 2024.

Environment Agency position

We have no objection to the proposed development but we wish to make the following comments:-

The red-edge boundary of the planning application includes an area that is located within Flood Zone 3, which is land defined by the planning practice guidance as having a high probability of flooding. The National Planning Policy Framework (paragraph 173, footnote 59) states that an FRA must be submitted when development is proposed in such locations.

While the application boundary falls within Flood Zone 3, the proposed development is wholly within Flood Zone 1, which is land defined as having a low probability of flooding. As no development is proposed within Flood Zone 3, there are no tidal or fluvial flood risks that we would expect to be considered through a FRA.

The risk of flooding from other sources has not been considered. It will be for the Local Planning Authority to decide whether or not the application should be supported by a FRA to consider the risk of flooding from other sources in this instance.

Environmental permit - advice to applicant

Environment Agency
Lutra House Walton Summit, Bamber Bridge, Preston, PR5 8BX.
Customer services line: 03708 506 506
www.gov.uk/environment-agency
Cont/d..

The Environmental Permitting (England and Wales) Regulations 2016 require a permit to be obtained for any activities which will take place:

- on or within 8 metres of a main river (16 metres if tidal)
- on or within 8 metres of a flood defence structure or culverted main river (16 metres if tidal)
- on or within 16 metres of a sea defence
- involving quarrying or excavation within 16 metres of any main river, flood defence (including a remote defence) or culvert
- in the floodplain of a main river if the activity could affect flood flow or storage and potential impacts are not controlled by a planning permission

For further guidance please visit <https://www.gov.uk/guidance/flood-risk-activities-environmental-permits> or contact our National Customer Contact Centre on 03708 506 506. The applicant should not assume that a permit will automatically be forthcoming once planning permission has been granted, and we advise them to consult with us at the earliest opportunity.

Yours sincerely

Miss Soraya Moghaddam
Planning Advisor

Direct e-mail clplanning@environment-agency.gov.uk