

FOX-AD

Flood Risk Statement

LOCATION: 1 Richmond Gardens - Haverigg - Millom LA18 4HU

PROPOSAL: Demolition of an existing single storey garage and the construction of a new (room in roof) two-bedroom dwelling.

The following measures will be taken during the construction phase to prevent the risk of flooding with increased roof area and surface water run off:

- New finished floor levels are to match the existing with stepped accesses. The principle access will be compliant with AD part M of the building regulations. (Level threshold)
- Permeable gravel strip to be laid around the new dwelling in order to prevent excess surface water run off areas.
- Surface water to discharge into the new soakaway position 5m away from any building and 2m away from any boundary. (If this is not achievable on site the surface water will connect into the existing dwelling system) – to be located on site prior to commencement.
- New Rainwater pipes will be placed around the new dwelling accordingly to collect the new roof area rainwater, and discharge to the existing system.