

Cumberland Council (Copeland) -
Development Management
Market Place, Whitehaven, CA28 7JG

Reference: PA-0005373/03
Customer reference: 4/26/2161/0F1
03 July 2026

**09.06.2026 Amended plans - ERECTION OF DETACHED GARAGE AND CREATION OF
FORECOURT AND NEW VEHICULAR ACCESS ONTO HIGHWAY**

LAND ADJOINING 37 MAIN STREET PARTON WHITEHAVEN CA28 6NY

Dear Demi Crawford,

Thank you for contacting us.

This is our response to your consultation 4/26/2161/0F1.

Environment Agency position

We objected to this proposed development in our response dated 5 June 2026 due to the absence of an adequate Flood Risk Assessment (FRA) and maintained our objection in our subsequent response dated 22 June 2026. An amended FRA dated June 2026 has now been submitted.

We have reviewed the updated FRA insofar as it relates to our remit and we consider that it is appropriate to the nature and scale of the change of use. We are therefore satisfied that the proposed development would be safe and that it would not be at an unacceptable risk of flooding or exacerbate flood risk elsewhere. **We can now remove our objection.**

The applicant, as owners of the existing property, will be aware of the potential flood risk and frequency. The applicant should be satisfied that the impact of any flooding will not adversely affect their proposals.

Additional information – advice to LPA/applicant

Section 11 – Policy compliance of the submitted FRA refers to ‘*Environment Agency Standing Advice for minor development in Flood Zone 3*’.

As set out in our previous response, Flood Risk Standing Advice is only applicable where sufficient evidence has been provided to demonstrate that the proposed garage would be located within the curtilage of an existing dwellinghouse. Whether the proposal benefits from the application of Standing Advice is a matter for the Local Planning Authority to determine.

If you have any questions regarding our response, please contact clplanning@environment-agency.gov.uk.

Yours sincerely,

Hui Zhang, Planning Advisor - Sustainable Places

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