



Flood Risk Assessment

Timber orangery, metal veranda/canopy linking the house to the garage and
new timber fencing and gates

at

11 Kings Drive

Kingswater

Ashton Keynes

Wiltshire

SN6 6GD

On behalf of

Ms Mitchell

The application site is located within the boundaries of Wiltshire Council. According to the environment agencies flood map, the application site is situated within Flood Zone 1 as shown below.

The host dwelling does not lie within the flood zone as demonstrated below.



The proposed application is for an extension to the property located at X: 403532 , Y: 195633.

Foul drainage is not applicable.

All surface water to be discharged into soak away or existing onsite gulley.

As far as the applicant is aware the property has no history of flooding.

The floor levels of the proposed orangery will not be set lower than the existing floor levels of the host dwelling.

Proposals: This application seeks consent to erect a Timber orangery, metal veranda/canopy linking the house to the garage and new timber fencing and gates

The proposed extension would be constructed using water resilient materials and also retain the existing on site method of surface water disposal.

It is not considered that any further SUD's Sustainable Surface Water drainage will be necessary.

Flood Mitigation Notes: The existing level of the site would remain as existing. All ground cover to remain as existing. Internal floor levels to remain as existing.

Conclusion: All proposed surface water will be controlled as per the existing arrangement or soak away. We are of the opinion that that these proposals would not increase the risk of flooding elsewhere.

