

lower reaps barn

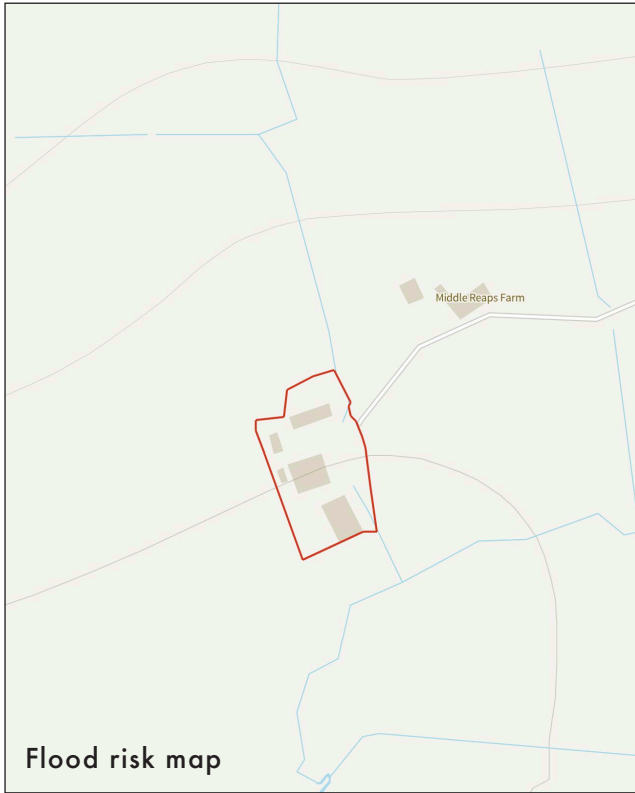


flood risk assessment

july 2025

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FLOOD RISK ASSESSMENT



Flood risk map



Surface water flood risk map

LOCATION

Lower Reaps Farm,
Whinney Lane, Mellor, BB2 7EL

RISK

A review of the Government's online flood risk facility records the following for Lower Reaps Farm:-

Surface water risk	VERY LOW
Rivers and Seas	VERY LOW
Groundwater flooding	UNLIKELY

The potential climate change impact is also assessed. Climate models project warmer and wetter winters and more frequent and intense weather events.

Flood risk data anticipates the following :-

Surface water risk 2040 - 2060	VERY LOW
Rivers/seas risk 2036 - 2069	VERY LOW

CONCLUSION

Flood risk and surface water flood risk for Lower Reaps Farm are recorded as VERY LOW - the lowest risk level possible.

Predicted flood risk is also considered to be VERY LOW - the lowest risk level possible.

A surface water and foul water drainage strategy has been prepared by Reid Jones Partnership and has been submitted as part of the application documentation.