

AF Planning & Design

10 Elm Court
Leyland
Preston
PR25 1FF

Proportionate Flood Risk Assessment 6 Talbot Street, Chipping, Preston, PR3 2QE

Introduction:

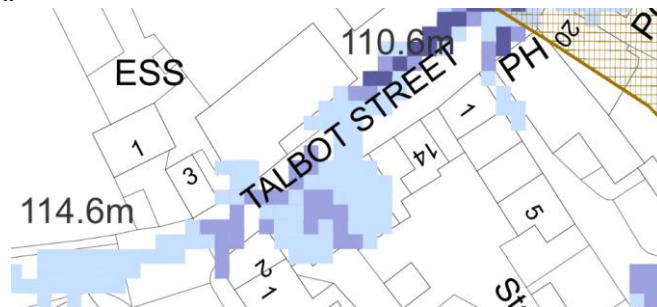
- This statement is written in support of a Planning Application, for the replacement of windows at 6 Talbot Street, Chipping, Preston, PR3 2QE.
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Proposal & Context:

- The applications seeks consent to replace the existing windows to the rear of the property.
- The windows to be replaced will be installed within the existing reveals of the building. No structural alterations are proposed in addition to this.

Flood Zone Risk Assessment.

- As per the image of the Flood Zone Map below, the application site is within are area of potential flood risk.



- The proposed works will not impact the building negatively, therefore will not enhance the risk of flooding.
- The new windows would be sealed externally, and mechanically fixed to the masonry; providing a secure and watertight finish.
- It is therefore deemed that whilst the site is within a flood zone, it will pose no impact or enhanced risk.