

# **AF Planning & Design**

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## **Proportionate Flood Risk Assessment**

### **Well House Farm Wigglesworth Road Slaidburn BD23 4SY**

#### **Introduction:**

- This statement is written in support of a Planning Application, for works at Well House, BD23 4SY.

#### **Proposal & Context:**

- The applications seeks consent to replace the existing side door, and the installation of a new ventilation grille externally.
- The replacement door is to be replaced within the existing reveals of the building. No structural alterations are proposed in addition to this.
- The proposed new extract will require a new core-hole within the rear wall of the property, at high-level.

#### **Flood Zone Risk Assessment.**

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