

## **PROPOSED CHANGE OF USE TO NAIL AND BEAUTY SALON (SUI GENERIS)**

**SITE AT: 29 KING STREET, WHALLEY, BB7 9SP**

**PLANNING APPLICATION REFERENCE: 3/2026/0541**

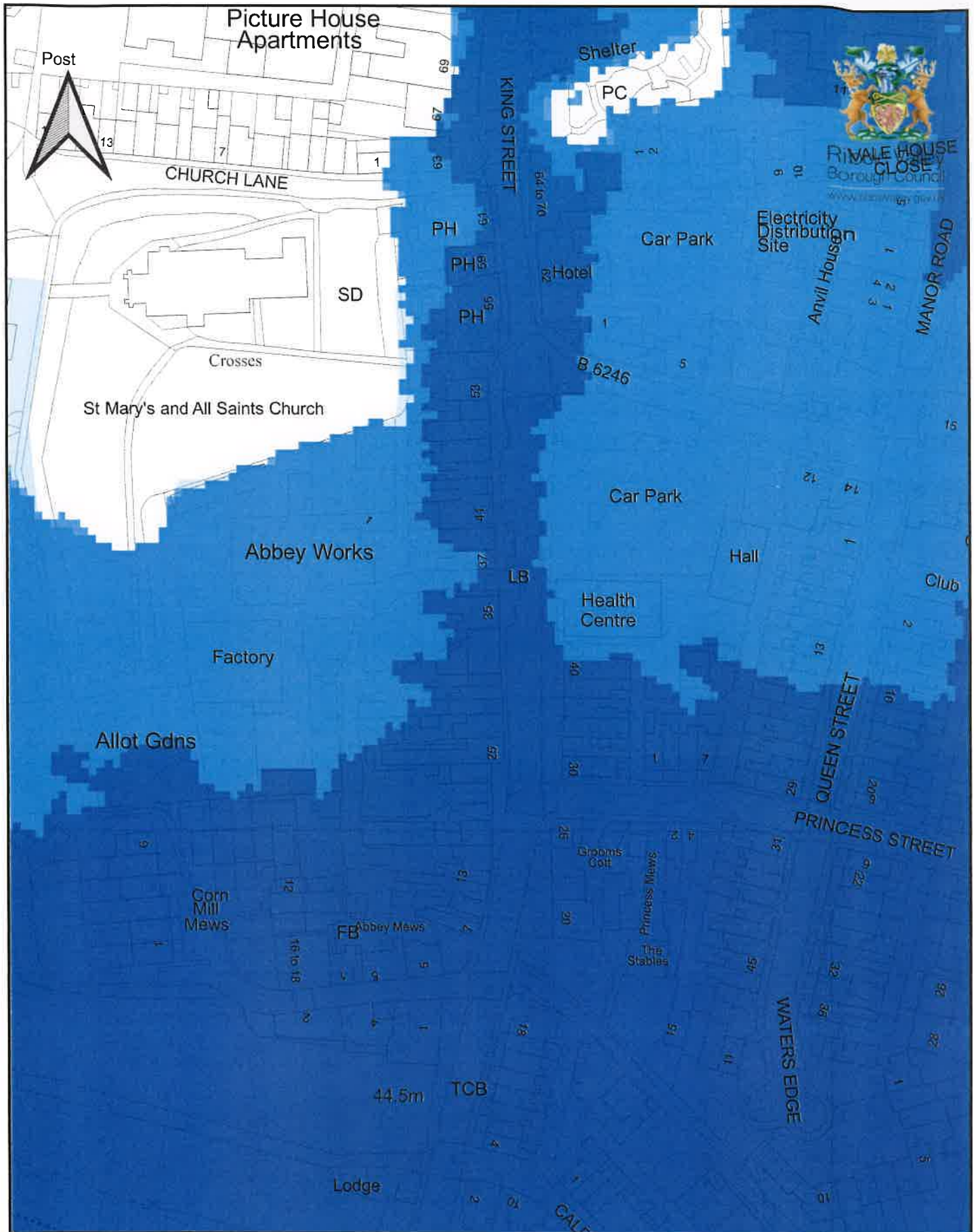
### **Flood Risk Assessment**

- 1.1 This Assessment has been prepared for the above application to support a retrospective Change of Use of The Existing Ground Floor of the building to be used as a Nail and Beauty Salon (Sui Generis)
- 1.2 The application site is understood to be previously used as commercial shop but has been used as a Nail and Beauty Salon since late 2025.
- 1.3 The property is located within Flood Risk Zones 2-3 as per the attached map.
- 1.4 The NPPF requires Flood Risk Assessments to be submitted for an application located within Flood Zones 2-3, however there is no requirement to subject the proposal to a sequential test.
- 1.5 The proposed change of use will make minor amendments to the internal layout of the property. All new sockets and electrical wiring will be mounted above the minimum levels to avoid damage from any potential flooding. Cables will be routed through upper floor areas and any cables likely to be damaged should be encased in plastic.
- 1.6 The applicant will also regularly maintain the existing surface water drainage system (back inlet gullies) to prevent any blockages and prevent the risk of flooding.
- 1.7 The development is a 'less vulnerable' development therefore it is not considered there will be any risk of damage during a flood event that requires mitigation.

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## Flood Zones 2 and 3 and climate change equivalent to Flood Zone 2