jb architects

FLOOD RISK ASSESSMENT AT
33 BOSMERE ROAD, HAYLING, HANTS, PO11 9SB

Extend of flooding:
You will see from the details below that no part of the site is at risk of flooding from surface water or rivers and seas. The risk is classed as very low.

Flood risk summary

Your selected location: 33, Bosmere Road, Hayling Island, PO11 9SB

This information tells you the flood risk of the land around a building, not the building itself.

Get flood warnings by text, phone or email

You can sign up for free flood warnings, and get messages by text, phone or email.

- How we assess an area's flood risk
- Flood risk and climate change

We are reviewing rivers and sea data for this area. For information, contact psohiow@environment-agency.gov.uk

Surface water — More about your surface water flood risk

Yearly chance of flooding

Very low | Low | Medium | High

Yearly chance of flooding between 2040 and 2060

Very low | Low | Medium | High

What surface water is

Surface water flooding is sometimes known as flash flooding. It happens when rainwater cannot drain away through normal drainage systems.

- Why surface water flooding is a problem

Rivers and the sea — More about your rivers and sea flood risk

Yearly chance of flooding

Very low | Low | Medium | High

Yearly chance of flooding between 2036 and 2069

No data available

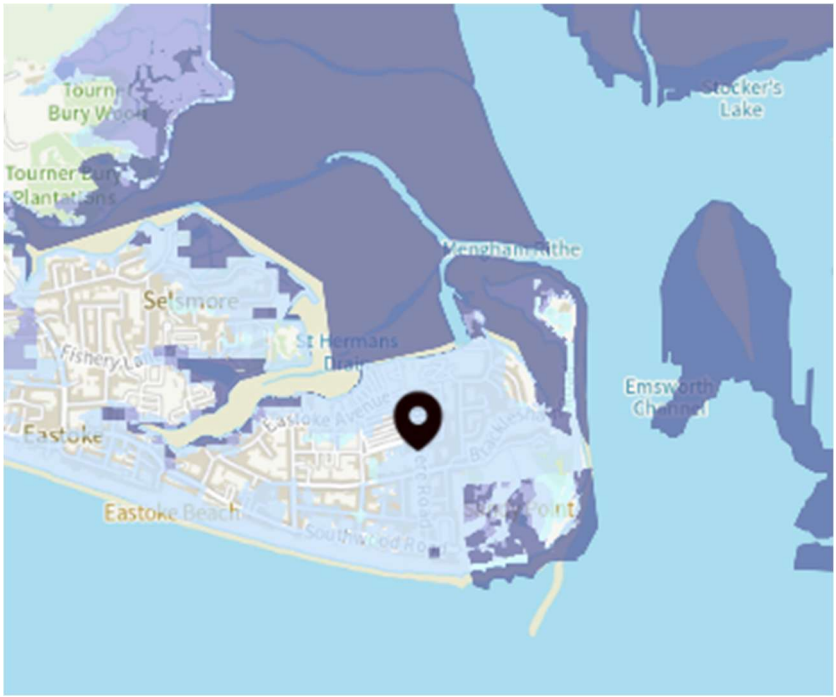
This data is currently unavailable. We'll publish the data when it becomes available.

What makes rivers and sea flooding more likely

Low-lying areas that are close to rivers or the sea are more likely to flood when water levels rise.

This information takes into account any flood defences.

- Why flood defences cannot completely prevent flooding



Rivers and sea map

Yearly chance of flooding

- (•) Flood area (extent)
  - High chance
  - Medium chance
  - Low chance
  - Very low chance

Yearly chance of flooding between 2036 and 2069

- ( ) Flood area (extent)

Map details

- [x] Show flooding
- [x] Selected address

Please refer to the link below:
Flood risk summary - Check your long term flood risk - GOV.UK

However, based on ‘good practice’ and Environment Agency recommendations for householder and other minor extensions the following provisions will be put in place:

Floor levels within the proposed extension will be set no lower than existing levels AND Flood proofing of the proposed development has been incorporated where appropriate.

In accordance with EA guidelines the following Flood proofing measures have also been considered:

1) Power sockets and other electrical services will be set a minimum of 500mm above finished floor level.

2) Door apertures will be designed to accommodate the future installation of a kite marked floor protection barrier.

3) If air bricks are used within the below DPC construction, proprietary air brick covers will be purchased by the applicant.

In addition to the above, it will also be the applicant’s intention to store sandbags in the garage and use these to build a dam and help block the water and direct it to an exit path.

Finally, the applicant will ensure all gutters are clean and in good condition.

Flood Warning Excavation Plan: Please refer to the recommendations below, which state what to do before, during and after flooding has occurred.

Before a Flood
•Build an emergency kit and make a family communication plan.
•Aviod building in a flood plain unless you elevate and reinforce your home.
•Elevate the furnace, water heater and electric panel if you live in an area that has a high flood risk.
•Consider installing "check valves".
•If feasible build barriers to stop floodwater entering your home.
•Seal walls in basements with waterproofing compounds.
During a Flood
If a flood is likely in your area:
•Listen to radio or TV for information.
•Be aware of flash floods. If such occurs move to higher ground immediately.
•Be aware of stream, drainage channels, canyons and other areas known to flood suddenly.
If you must prepare to evacuate:
•Secure your home. If possible bring any essentials inside and elevate them.
•Turn off utilities. Disconnect electrical appliances, DO NOT touch electrical equipment if you are wet or in contact with water.
If you have to leave your home:
•DO NOT walk through moving water. If you have to move make sure the water is not moving. Use a stick to check the surface in front of you.
•DO NOT drive into flooded areas. If water rises around your car abandon the car and move to a safe place.
•DO NOT camp or park your vehicle along streams, rivers etc.

After a Flood
If your home has been flooded:
•Use local alerts and warning systems to get information and expert advice.
•Avoid moving water.
•Stay away from damaged areas unless your assistance has been requested by the police firefighters, etc.
•Help emergency workers by staying out of the way.
•Play it safe.
•Return home only through authorized permission.
•If you come upon a barricade or a closed road go another way.
•If you must walk or drive stay on firm ground, stay away from moving water. Standing water may be electrified.
•Roads may have weakened and may collapse under the weight of a car.
•Stay away from any flooded buildings.
•Be extremely cautious if entering a building. Secondary damage may occur.
Staying Healthy:
•Avoid floodwater; water may be contaminated by oil, gasoline or electrified.
•Listen for news if the water supply is safe to drink.
•Clean and sanitize everything that got wet.
•Rest often and eat well.
•Discuss your concerns with others and seek help.
Cleaning up and repairing:
•Turn off the electricity at the main breaker.
•Contact your insurance agent to discuss claims.
•Listen to the radio for information or assistance.
•If you hire a cleanup team make sure they are qualified to do the job.
•Stay clear of people driving around offering cleanup or repair services.