

FLOOD RISK ASSESSMENT PROFORMA FOR MINOR DEVELOPMENT (INCLUDING HOUSEHOLDER)

Please refer to the Local Planning Authority’s [Guidance Document](#) for further information.

Section 1: Site Information

Site Address	
Description of development	
Date & Author <i>(Author can be the Applicant)</i>	

Section 2: Flood Level Risk

To answer this section check the [Flood Map for Planning](#) and the [Long Term Flood Risk Map](#)

Risk From	Risk Levels	Select from Column 2 for each category (note that some sites may have more than one risk level)
Fluvial (i.e. River)	Flood Zone 1 Flood Zone 2 Flood Zone 3 (3A or 3B)	
Pluvial (i.e. Surface Water)	Low Risk (1:1000) Medium Risk (1:100) High Risk (1:30)	

Section 3: Vulnerability Classification of the proposed development (Only relevant to change of use; not required for householder applications)

To answer this check, see Annexe 3 of the [National Planning Policy Framework](#) (or as amended)

Classifications	Select from Column 1
Essential Highly Vulnerable	

More Vulnerable	
Less Vulnerable	
Water-Compatible Development	

Section 4: Mitigation Measures

Provide details as to why the development cannot be built in non-flood risk areas	
Applicant to choose from Option 1 or 2	Answer Yes or No below
Option 1 - Floor levels within the proposed development will be set no lower than existing levels AND flood proofing of the proposed development has been incorporated where appropriate.	If answered yes, proceed to Section 5 to complete
Option 2 - Floor levels within the development will be set 300mm above the known flood or level with (as a minimum) the modelled 1 in 100 annual probability river or surface water flood (1%) . Flood Depth levels are available to view via the hyperlink above.	If answered yes, ensure plans show finished floor levels relative to the known or modelled flood level.

Section 5: Mitigation Measures (Relevant to Option 1 of Section 4)

	Provide further information below
A) Finished floor levels	
B) Flood resistance and resilience plans Guidance online here .	

C) Other flood mitigation as appropriate	

Useful Resources

National Planning Policy Guidance:

<https://www.gov.uk/guidance/flood-risk-and-coastal-change>

The Environment Agency has prepared an [FRA template](#) and [associated guidance](#) to help increase the chances that your FRA includes the right information first time. The template and guidance are likely to be appropriate for use with [non-major](#) and [major development](#) proposals

<https://www.planningportal.co.uk/permission/commercial-developments/understanding-and-assessing-flood-risk/your-flood-risk-assessment>

Notes

If you do not feel you can complete this document, you should seek independent advice from a qualified flood risk consultant. You may wish to consult an internet search engine to source a qualified individual.