From:	Flood Risk Management Team
To:	Planning (SMDC)
Subject:	FRM Planning - SMDC - Foxt - SMD/2018/0186 - Proposed external balcony and staircase to dwelling at Foxtwood Cottages Foxt Road - FRM Response
Date:	24 July 2018 12:49:57
Attachments:	image001.png

FAO Laura Barrowclough

Good afternoon Laura,

Thank you for consulting us on the above planning application. As non-statutory consultees we have the following comment to make:

The footprint of the proposed works is not within the 1 in 100 year uFMfSW outline and there are no recorded flooding hotspots within 20 m or Ordinary Watercourses within 5 m. There will be no significant change in impermeable area, so no increase in the surface water runoff generated by the site.

The site is within the EA Flood zone 3 and we recommend you consult with the Environment Agency for advice.

Given the scale of the proposed development, the Flood Team have no further comment to make on this application.

Kind regards,

Staffordshire County Council

Flood Risk Management Team
Staffordshire County Council
Office Location: Lichfield Highways, Trent Valley Road, Lichfield, WS13 6EU
Postal Address: 2 Staffordshire Place, Tipping Street, Stafford, ST16 2DH

✉: flood.team@staffordshire.gov.uk
: www.staffordshire.gov.uk

Providing a Flood Risk Management service for Staffordshire County, Sandwell, Walsall and Wolverhampton Councils.

-----Original Message-----
From: Planning (SMDC) [mailto:planning@staffsmoorlands.gov.uk]
Sent: 24 July 2018 09:49
To: Flood Risk Management Team
Subject: External Consultation Letter - App ref SMD/2018/0186

Please find attached document

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