

## 8.4 Flood Risk Assessment (FRA) -

### Background

Many properties/sites and village centres within the National Park fall within land that the Environment Agency has identified as liable to flood. Flood Risk Assessment is a very important part of an application's assessment in those areas liable to flood. It not only helps reduce the potential threat to individuals and damage to individual properties but also assesses the potential displacement of flood water; and therefore examines the potential for other properties to be flooded from development. The Environment Agency is very specific in their requirements and the submission of a FRA is a requirement for an application in flood risk areas. This is supported by Policy U7 of the Local Plan.

There are guidance notes at Appendix 1 in respect of a simple Flood Risk Assessment which may be suitable in many cases and more detailed advice on the Environment Agency site at [www.environment-agency.gov.uk](http://www.environment-agency.gov.uk). The Environment Agency is prepared to check and discuss a draft Flood Risk Assessment prior to the submission of a planning application and if flood risk is a key constraint to development this consultation is strongly recommended.

The Environment Agency identifies three zones of potential flood risk. Flood Zone 3 shows flooding from rivers with greater than a 1% (1 in 100) chance of happening each year or flooding from the sea with greater than with 0.5% (1 in 200) chance of happening each year. Flood Zone 2 shows the extent of an extreme flood with a greater than 0.1% (1 in 1000) chance of happening each year. Flood Zone 1 is the remaining area outside of Flood Zones 2 and 3, where there is less than a 0.1% (1 in 1,000) chance of flooding each year.

The Flood Zone category of any particular site can be identified by visiting the Environment Agency web site <http://www.environment-agency.gov.uk/>. Please note that the Environment Agency regularly update their flood risk maps and that with global warming the area that they consider likely to flood has increased over past map revisions.

### Requirements

A Flood Risk Assessment (FRA) will be required for development proposals of 1 hectare or greater in Flood Zone 1 and for all proposals for new development located in Flood Zones 2 and 3 as designated by the Environment Agency. It may be necessary to undertake a sequential analysis for some forms of development if it proposed in an area liable to flood.

Exmoor National Park Authority  
Requirements for the Submission of Planning and Other Applications

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The FRA should identify and assess the risks of all forms of flooding to and from the development and demonstrate how these flood risks will be managed, taking climate change into account. The FRA should identify opportunities to reduce the probability and consequences of flooding include the design of surface water management systems such as Sustainable Drainage Systems (SUDs). The FRA should also address the requirement for safe access to and from the development in areas at risk of flooding.



ENPA: house surrounded by flood water



ENPA: The River Barle at Dulverton