



# Flood Risk Assessments

Argyll Environmental is a specialist risk management consultancy.

We provide planning advice to support the redevelopment of residential, commercial and agricultural properties. Critical elements of this are Flood Risk Assessments and Phase 1 Environmental Assessments.

We act as project managers for development projects and use our internal expertise and approved third parties to support a wide variety of planning related issues, resulting in a simple procurement process for our clients.

For more information on the services we provide or to obtain a quote, please contact us:

Email: [floodservices@landmrak.co.uk](mailto:floodservices@landmrak.co.uk)

Tel: 0845 458 5250.

## Achieving Planning Permission

### Ealing Council: Flood Risk Assessment with Site Reconnaissance

Argyll Environmental (Argyll) have completed numerous projects investigating flood risk on behalf of Ealing Council, primarily focused on the redevelopment of schools within their borough. Any development located in Environment Agency (EA) Flood Zones 2 and 3, above a certain size, or subject to high surface water risk, require full Flood Risk Assessment (FRA) reporting in support of any associated planning applications.

As part of one of these projects, a critical element of our reporting was a site reconnaissance survey (walkover), alongside a review of high detailed data. The key benefits of undertaking a walkover are that we get to validate any problems (or data) that may have been reported to us, such as; water-logged areas, surface water ponding, or blocked and poorly maintained drainage areas.

Our PIEMA and CIWEM accredited consultants visited the site to manually assess flood risk as reported by the council, and to address any concerns they had about surface water flooding.

The context of our advice and reporting was in line with statutory guidance contained within the National Planning Policy Framework (NPPF) and a wider review and understanding of the Local Councils strategic planning. This ensured that our conclusion and any associated recommendations were likely to be endorsed and agreed by the regulators.

Our report included:

- A detailed review of a wider variety of flood risk data provided by the EA and third party modelers available from Landmark's extensive data library;
- A site walkover and subsequently a detailed review of the findings; review of risk compared to 'lie of the land', drainage provisions and photographic evidence;
- A comprehensive review of flood risk across the site and adjacent land, and its implications in the context of the development proposal;
- A clear and concise report compatible with NPPF requirements.

Our consultancy team has gained vast experience working with, and on behalf of Local Authorities in relation to both property transactions and redevelopment proposals. This experience is key to ensuring we can provide the best possible support to our clients throughout the life cycle of project, from site identification, acquisition and due diligence to achieving planning and the discharge of associated conditional approvals.

Our reports are supported by £5m PI cover, our expert customer services team and our team of PIEMA and CIWEM accredited consultants. Please contact us if you require more information.