



Peter Wade Consultancy
CONSULTING ENGINEERS

Peter Wade Consultancy

FLOOD RISK ASSESSMENT 2686

**CONSTRUCTION OF CAR SHOWROOM
MALTHOUSE ROAD
BARNSELEY
S71 1AL**

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FLOOD RISK ASSESSMENT REPORT

Client Details

Cars2 Ltd.

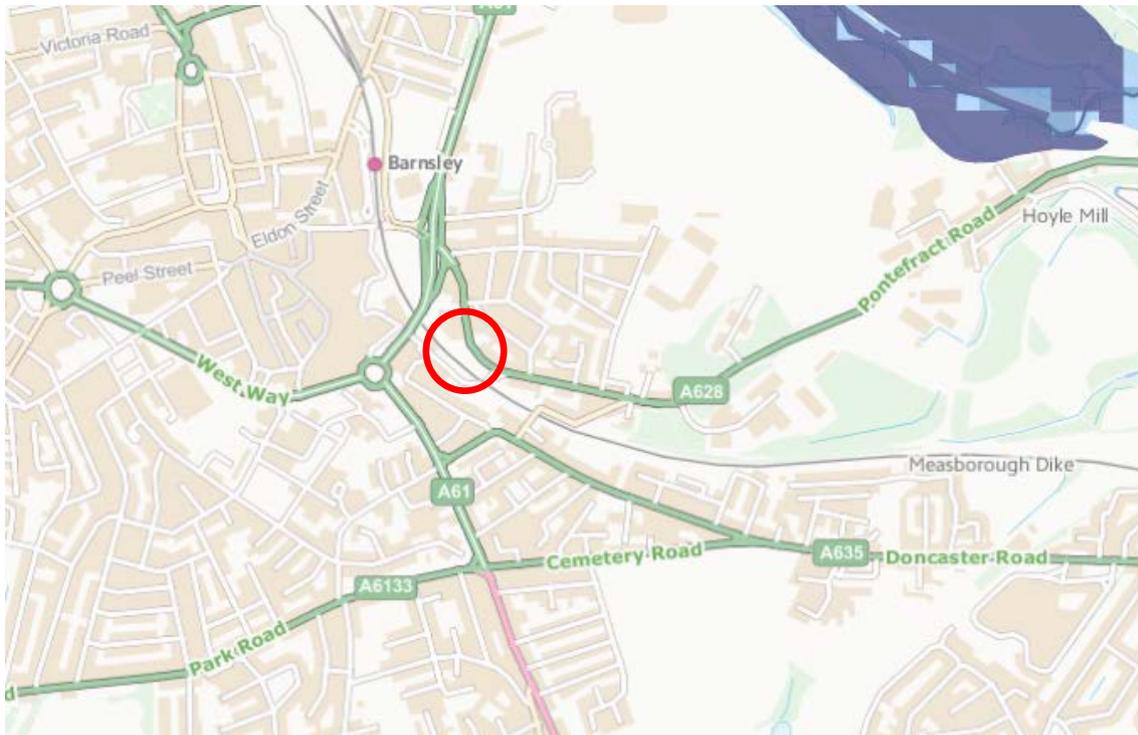
General Background

- GB.1** The site is located at:
- Malthouse Road
Barnsley
S71 1AL
- GB.2** A single storey steel framed car showroom is to be built on an existing car dealership site.
- GB.3** Planning permission is to be applied for.

Observations

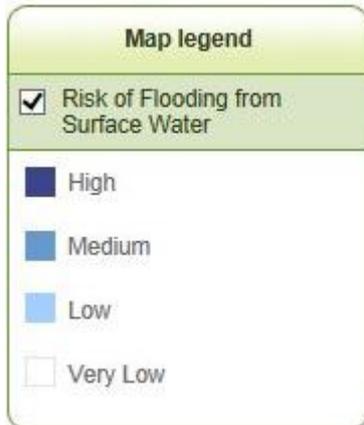
- OB.1** The relevant flood plain technical information has been obtained from Environment Agency database and is incorporated within this document.
- OB.2** The development site is not located within an area designated as having a risk of flooding from rivers, the sea or reservoirs, or surface water.
- OB.3** The development site and building are not within 20 metres of a watercourse.

Flooding from rivers or sea:



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Flooding from surface water:



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Recommendations

- R.1** The site is outside of any relevant flood plain.
- R.2** No special precautions are necessary regarding the development of the site in respect of the extension to be constructed.
- R.3** All surface water drainage is to discharge to soakaways within the site, subject to favourable ground conditions.
- R.4** All foul drainage is to connect to the existing public sewer.



**P Wade Eur.Ing, B.Tech (Hons), C.Eng., MICE, MIStructE.
30.6.16**

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