



Flood Risk Assessment

Erection of a front porch and a single storey side extension

at

76 Diamond road, Ruislip

Introduction

The Site is located in South Ruislip in the east of the London Borough of Hillingdon.

Shops, a pub, schools and a community centre are located within 500m. South Ruislip Train Station is less than a kilometere away from the site with national rail service managed by Chiltern Railways and the central line managed by TFL. There is a bus stop on the main road, just a two minute walk from the Site.

Diamond Road is a residential road which can be accessed via Jubilee Drive and Princes Way.

The surrounding area is characterised mostly by detached, semi-detached and a few small terraced dwellings with some variation in terms of layout and design.





Flood map for planning

Your reference
<Unspecified>

Location (easting/northing)
511928/185677

Created
28 Dec 2024 16:12

Your selected location is in flood zone 2, an area with a medium probability of flooding.

This means:

- you must complete a flood risk assessment for development in this area
- you should follow the Environment Agency's standing advice for carrying out a flood risk assessment (see www.gov.uk/guidance/flood-risk-assessment-standing-advice)

Our understanding of flood risk from rivers and the seas has changed since this information was published. Email enquiries@environment-agency.gov.uk for further information.

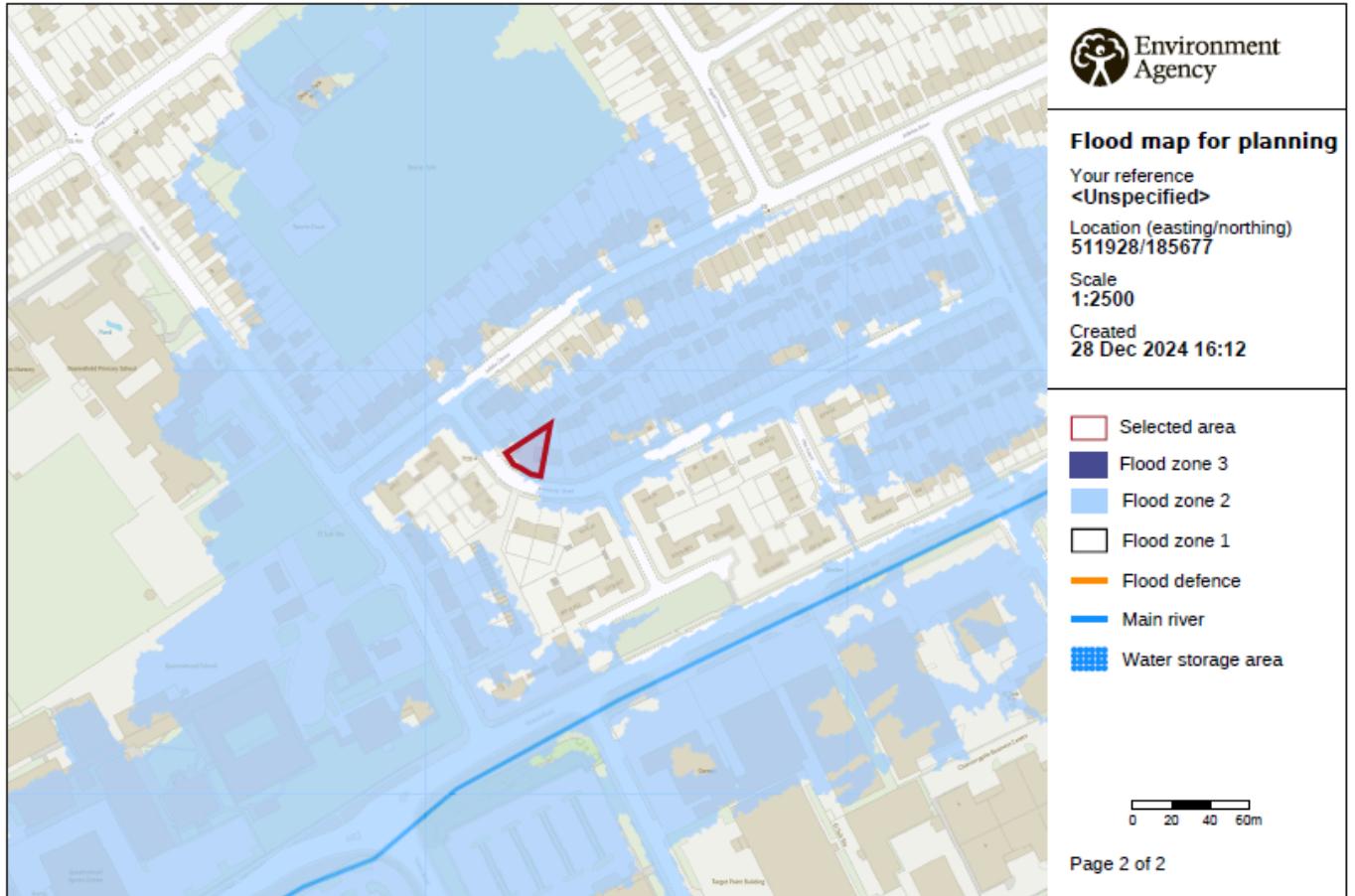
Notes

The flood map for planning shows river and sea flooding data only. It doesn't include other sources of flooding. It is for use in development planning and flood risk assessments.

This information relates to the selected location and is not specific to any property within it. The map is updated regularly and is correct at the time of printing.

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Proposal:

The proposal does not alter the property in a way that would increase the risk of flooding - all drainage routes and areas of permeable surface are maintained as existing.

Current ground is permeable so the proposed paving will also be a permeable paving, and will not have an impact on the surface water drainage.

Water butts will be added.