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**From:** Berry-Khan, Gabriel  
**Sent:** 26 February 2020 17:56  
**To:** Farrant, Ben; McClue, Jonathan  
**Cc:** Frost, Katherine  
**Subject:** 2020/0600/P Lethaby Building / fCSM - EIA

**Follow Up Flag:** Flag for follow up  
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Hi Both

I have reviewed the EIA flood risk section which is as follows.

### Water Resources and Flood Risk

4.32 The Site is located in Flood Zone 1 (land assessed as having a less than 1 in 1,000 annual probability of river or sea flooding (<0.1%)) and does not contain any surface water features.

4.33 At its closest points, the River Thames is located approximately 0.95 km south of the Site.

4.34 A Secondary A Aquifer is known to exist beneath the Site.

This looks fine to me, insofar as it considers the national flood risk categories and Defra mapping.

**Informative 1:** Please note the mapping of areas of susceptibility ground water flood and recorded incidents of that type, found in the SFRA, shows the site outside these areas, but close to one such area and also a recorded incident:



**Informative 2:** the applicant should be sure also to adhere to local surface water flood risk and sustainable drainage policies. The site is in a regionally designated Critical Drainage Area and Policy Area 'Counter's Creek Catchment' for surface water. A summary of these requirements and the expected submissions has already been communicated separately by email to the applicant.

Best wishes,  
Gabriel

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