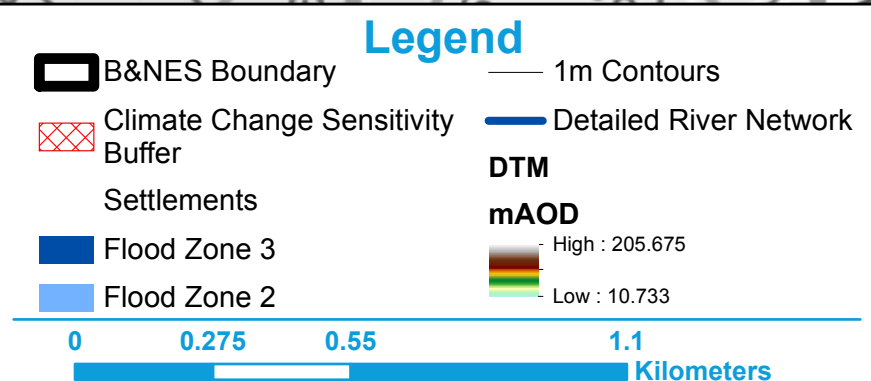
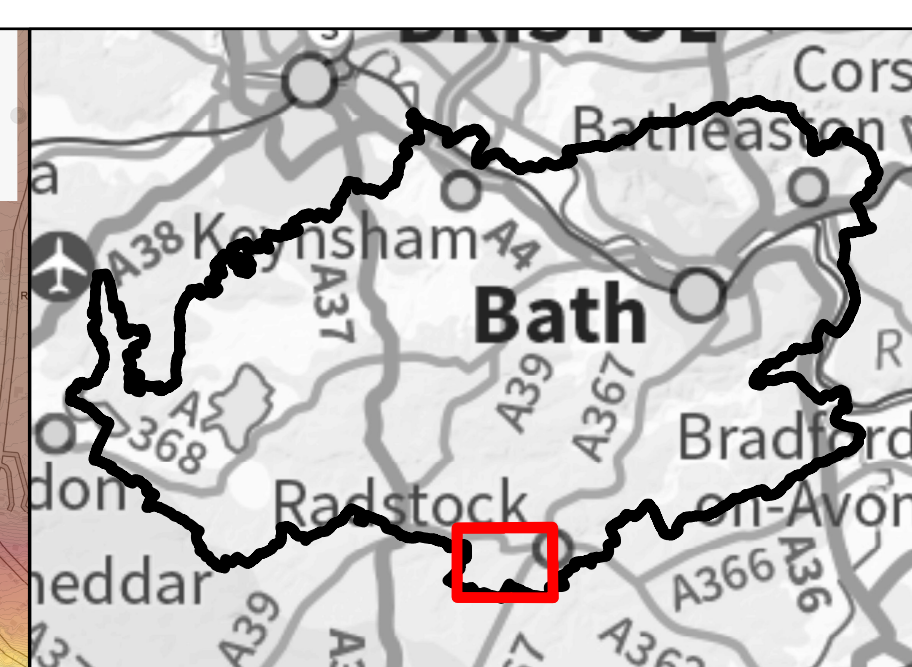
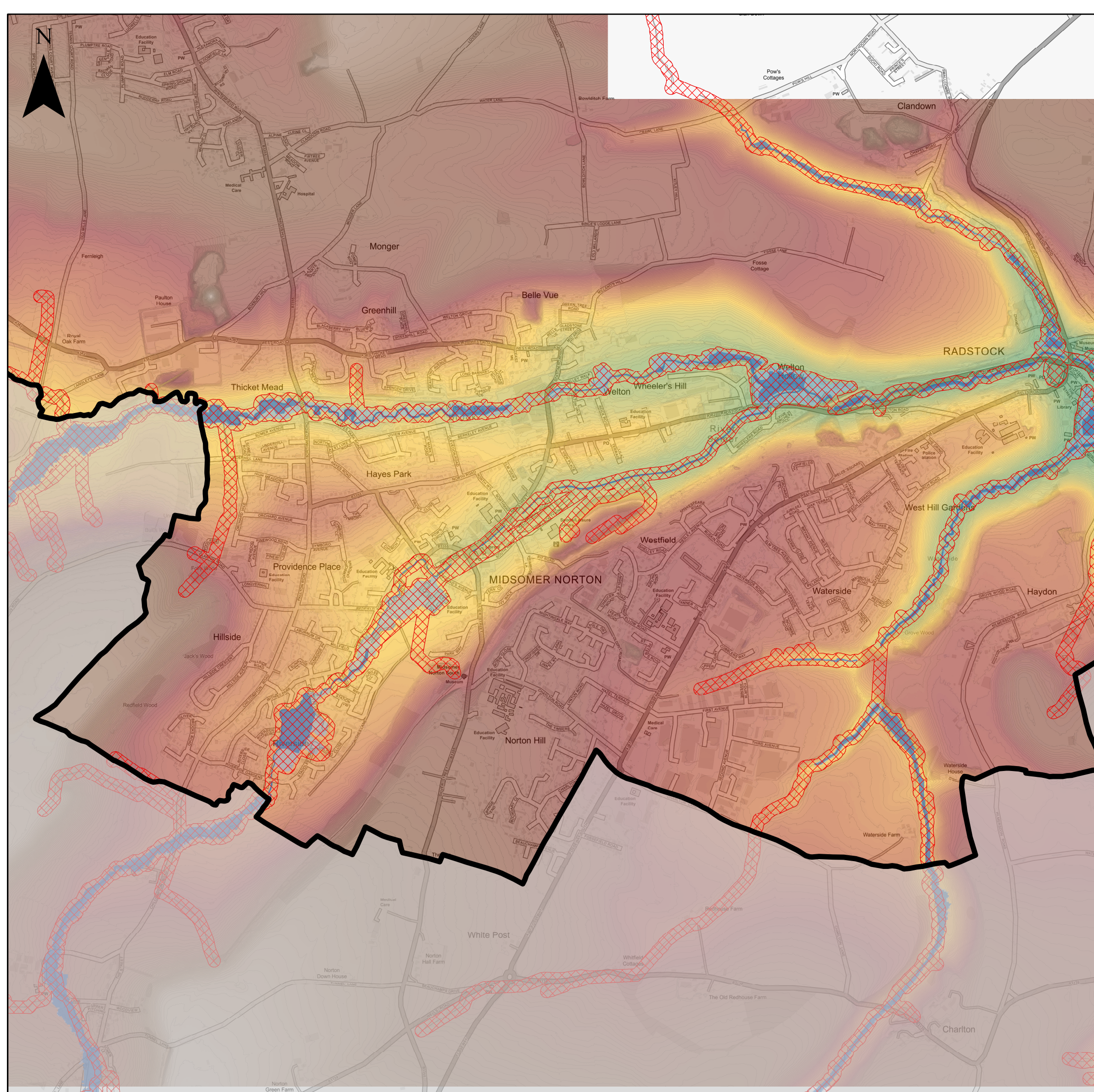




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Technical Note

This map provides indicative information on areas which may be sensitive to increases in fluvial flood risk as a result of climate change, based on their location in the vicinity of watercourses and floodplains and on local topography. This map is for planning only and should not be used for other purposes. It is important to note that the mapping process for these areas is based on spatial buffers only and the maps therefore do not reflect areas which will definitely be at increased risk in future. Applications within the climate change sensitivity buffer requiring site-specific flood risk assessments will need to evidence the anticipated effect of climate change on fluvial flood risk in order to demonstrate how flood risk will be managed over the development's lifetime. The type of evidence required will be proportionate to the degree of flood risk and appropriate to the scale, nature and location of the development. In some cases it is anticipated that the evidence will show no significant increase in risk to a site. The type of evidence required is detailed in Section 7 of the Level 1 SFRA report.