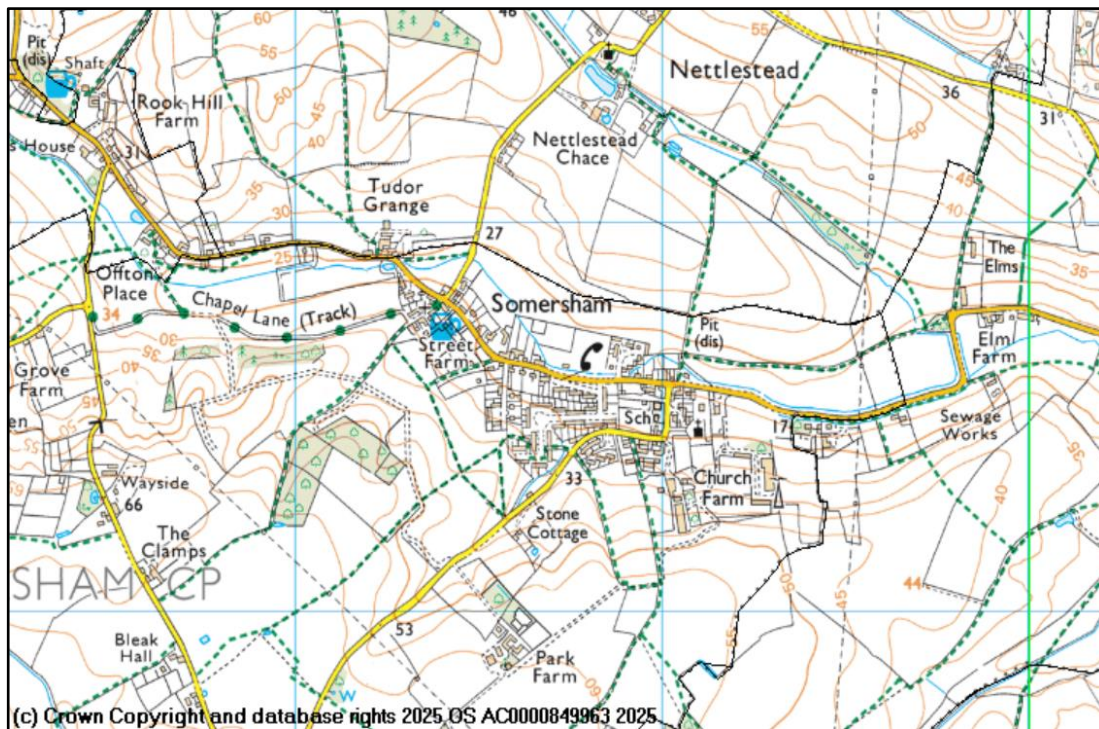


Section 19 Flood and Water Management Act 2010

Somersham Flood Investigation –

Storm Babet 2023



	Name	Date
Report Author	Stephen Quinn	
Responsible Officer:	Stephen Quinn	
Checked by:	Ellie Coleby	15/09/2025
RMA Review:		29/09/2025
Approved by:	Matt Hullis	17/10/2025
Date Published		20/10/2025
Latest Update		20/10/2025
Date Report Closed		

Contents

Executive Summary.....	3
Justification for Investigation.....	4
Understanding the flood context.....	5
1. What happened during Storm Babet.....	5
2. Location of flooding	6
4. Records of any historical flooding.....	9
5. Predicted Flood Risk.....	10
6. Catchment characteristics	12
Flooding Source(s), Pathway(s) & Receptor(s)	15
1. Main Road.....	15
2. Watering Close.....	18
3. Springfield Road.....	19
Risk Management Authorities, Non Risk Management Authority and flood risk function(s)	22
Action(s) completed to date:	23
LLFA Recommended Action(s):	24
Approval.....	27
Disclaimer.....	28
Appendix A – Indicative locations for NFM and watercourse maintenance	29

Figures

1. Average rainfall in East Anglia between July and October 2023 (as a percentage of the historical average monthly rainfall)	5
2. Investigation area map.....	6
3. Location of statutory main river and ordinary watercourses	7
4. Somersham investigation area map with locations affected by flooding.....	8
5. Surface water flood risk	10
6. Flood risk from rivers and sea	11
7. Somersham and surrounding topography (TessaDEM as cited in topographic-map.com)	12
8. Elevation map of river Gipping catchment area upstream of 35010 - Gipping at Bramford gauging station (National River Flow Archive)	13
9. Soil map (LandIS Soilscales)	13
10. Superficial Geology (BGS Viewer)	14
11. Approximate flood water flow routes on Main Road	16
12. Fluvial flood risk on Main Road and Watering Close	17
13. Approximate flood water flow routes on Watering Close	18
14. Approximate flood water flow routes on Springfield Road	20
15. Surface water flood risk on Springfield Road.....	21

Executive Summary

Storm Babet caused significant disruption to communities across Suffolk between 18th - 21st October 2023. Somersham was a community that was severely impacted, with approximately six properties suffering internal flooding as well as disruption to infrastructure and services. Suffolk County Council, as Lead Local Flood Authority, have therefore undertaken a Section 19 Flood Investigation. The resulting report will:

- highlight the probable causes of flooding
- identify options to reduce future flood risk and increase property resilience
- make recommendations for actions by relevant responsible organisations, landowners or homeowners.

Somersham is located in an area at risk of both fluvial and pluvial flooding and the nature of the surrounding topography and geology contributes to the susceptibility of the community to flooding. The low-lying nature of Somersham means that during high rainfall events, considerable overland flowpaths converge upstream and flow into the main river bringing floodwater in close proximity to properties in the village. The wider surrounding geology and soils are susceptible to high run off, making a number of properties in the village vulnerable to flooding during intense rainfall events.

Storm Babet delivered significant rainfall to the catchment, following a period of above average rainfall. The description of the flood events detailed in the report have been compiled using data submitted to Suffolk County Council, as well as information from Risk Management Authorities (e.g. Suffolk Highways, The EA and Anglian Water) and the community.

A comprehensive summary is provided within the report, outlining the context of the event and the impact. A key finding is that Somersham was severely impacted by flooding due to it being located in a low point of the catchment, where floodwater from the surrounding higher ground flows through and into the Gipping downstream.

Somersham was impacted by flooding due to the intensity of rainfall, which overwhelmed the capacity of the main river, the drainage infrastructure and inundated low lying areas of the village.

Short, medium and longer term recommendations have been published, and each have a potential role to improve resilience and reduce the risk of flooding to the village. For short term measures, key highlights include the implementation of community flood plans, utilising Property Flood Resilience (PFR) and continued maintenance of piped and open watercourses and drainage assets. For medium to longer term recommendations, there is emphasis on management of water from rural land and the creation of new natural flood management features, to help reduce flood risk within the village.

Justification for Investigation

Suffolk County Council, Lead Local Flood Authority (LLFA) has determined that in accordance with our criteria, it is considered necessary and appropriate to carry out an investigation into this flood event.

This is in accordance with Section 19 (1) of the Flood and Water Management Act 2010, and in accordance with Section 19 (2) of the Flood and Water Management Act 2010, to publish the results and notify the relevant risk management authorities (RMAs).

Section 19 Local authorities: investigations

(1) On becoming aware of a flood in its area, a lead local flood authority must, to the extent that it considers it necessary or appropriate, investigate -

(a) which risk management authorities have relevant flood risk management functions, and

(b) whether each of those risk management authorities has exercised, or is proposing to exercise, those functions in response to the flood.

(2) Where an authority carries out an investigation under subsection (1) it must -

(a) publish the results of its investigation, and

(b) notify any relevant risk management authorities

Criteria for an investigation (as per Appendix D of the Suffolk Flood Risk Management Strategy):	
There was a risk to life because of flooding?	
Internal flooding of one property (domestic or business) has been experienced on more than one occasion?	
Internal flooding of five properties has been experienced during one single flood incident	✓
Where a major transport route was closed for more than 10 hours because of flooding	
Critical infrastructure was affected by flooding	
There is ambiguity surrounding the source or responsibility of a flood incident	

Understanding the flood context

1. What happened during Storm Babet

A succession of weather fronts between the 11th and 13th of October 2023 brought significant rainfall to the region. Readings indicate that between 30mm and 50mm of rain fell across Suffolk compared with an average of just less than 65mm across the whole month of October according to Met Office weather data (Met Office, 1991-2020). This significant rainfall occurred in a short space of time and resulted in saturated land and rivers reaching their capacity. Shortly after this, Storm Babet followed on the 18th to 21st of October 2023. The storm brought between 50 mm and 80 mm of rain to much of central and northern East Anglia, with some Suffolk weather stations recording the wettest October day on record.

The Environment Agency river level measuring stations indicated many flows close to or exceeding their highest on record, and the weather remained wetter than average for the rest of the month. October 2023 was the joint wettest on record in the east of England since 1871. During Storm Babet, Suffolk saw the heaviest rainfall across East Anglia causing significant flooding of roads and properties. The river systems rose rapidly across whole catchments due to the existing conditions, which was unusual as storms will often impact a small area and result in a steady progression of flood water downstream. A major incident was declared by the Suffolk Resilience Forum (SRF) in the afternoon of the 20th of October due to significant impacts on communities and disruption to the road and rail networks.

The following maps illustrate the extent to which the rainfall in the months preceding Storm Babet exceeded the average monthly rainfall for July to October in recent years in Suffolk.

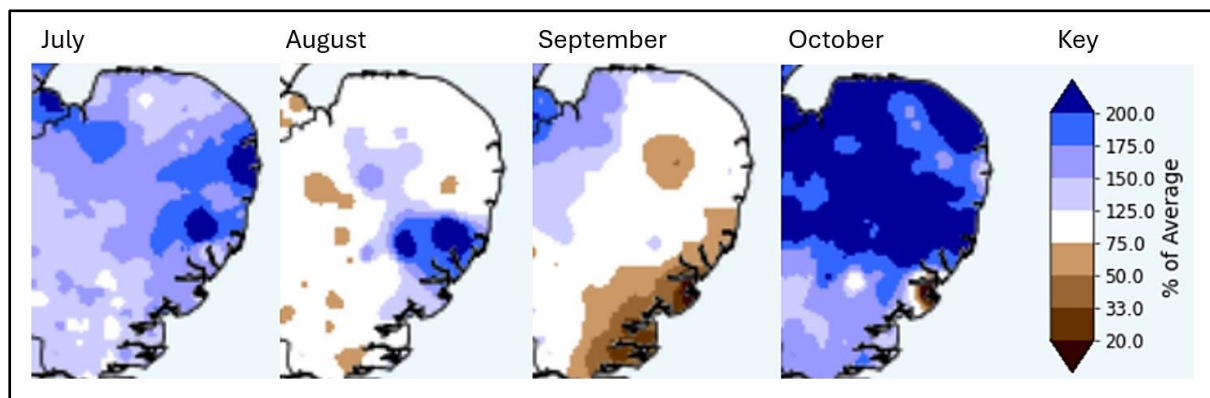


Figure 1. Average rainfall in East Anglia between July and October 2023 (as a percentage of the historical average monthly rainfall)

The following report acknowledges that October 2023, and in particular Storm Babet, was an extreme event and will assess the likely causes and impacts. The report will recommend measures to reduce the risk of flooding within the location, in line with best practice, ranging from large to small scale interventions and be targeted at a range of stakeholders. It should be noted that Storm Babet was a significant event, with a low probability of recurrence. The recommendations will provide advice about reducing flood risk; however, they should not be relied upon as a guaranteed failsafe to mitigate against all future flooding.

2. Location of flooding

Somersham is a small village and parish situated approximately five miles to the northwest of Ipswich. It is in the local authority district of Mid Suffolk.

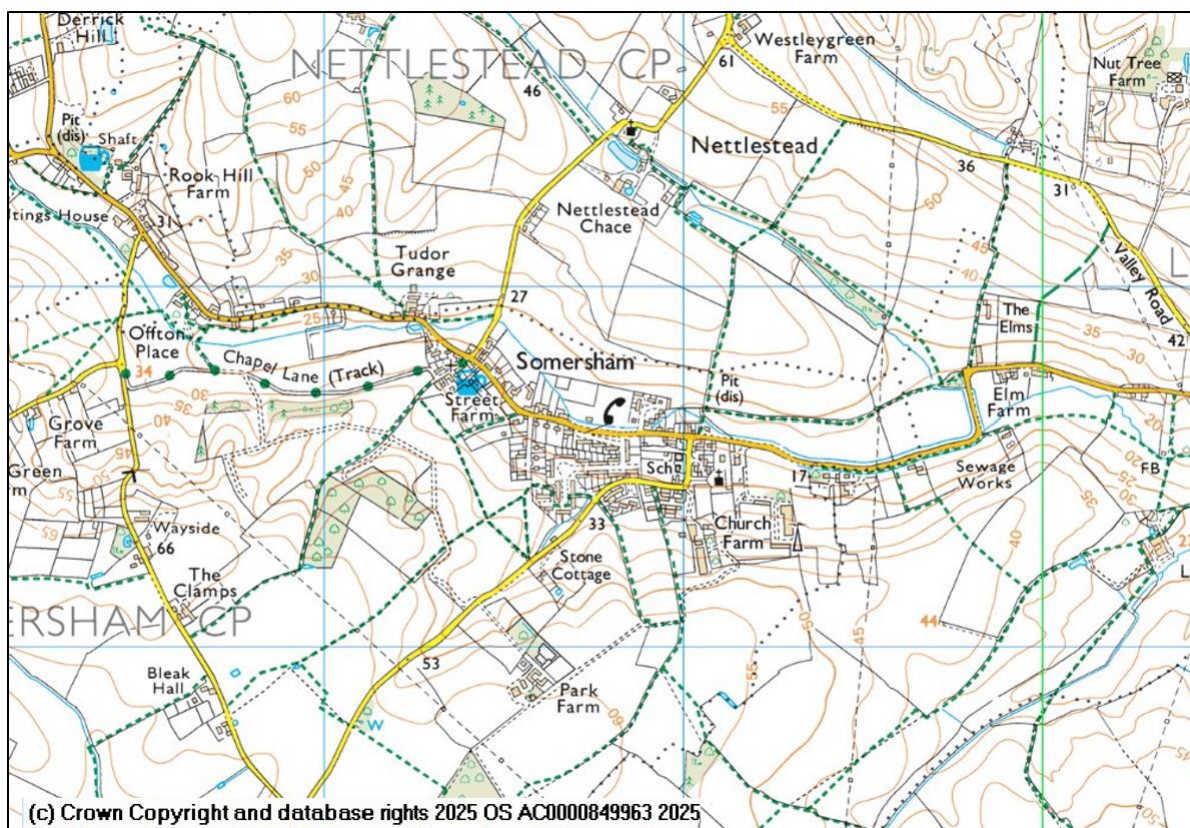


Figure 2. Investigation area map

The Environment Agency has permissive powers to carry out maintenance, improvement or construction work on main rivers to manage flood risk. The Internal Drainage Boards (IDBs) have similar permissive powers but instead relate to ordinary watercourses within their board area.

Lead Local Flood Authorities (LLFAs) and Internal Drainage Boards (IDBs) manage the flood risk from ordinary watercourses but responsibility for maintaining watercourses rests with the Riparian landowner, defined as those who have a river, stream or ditch which runs next to or through their land or property.

Figure. 3 below, shows the most significant watercourses in and around Somersham.

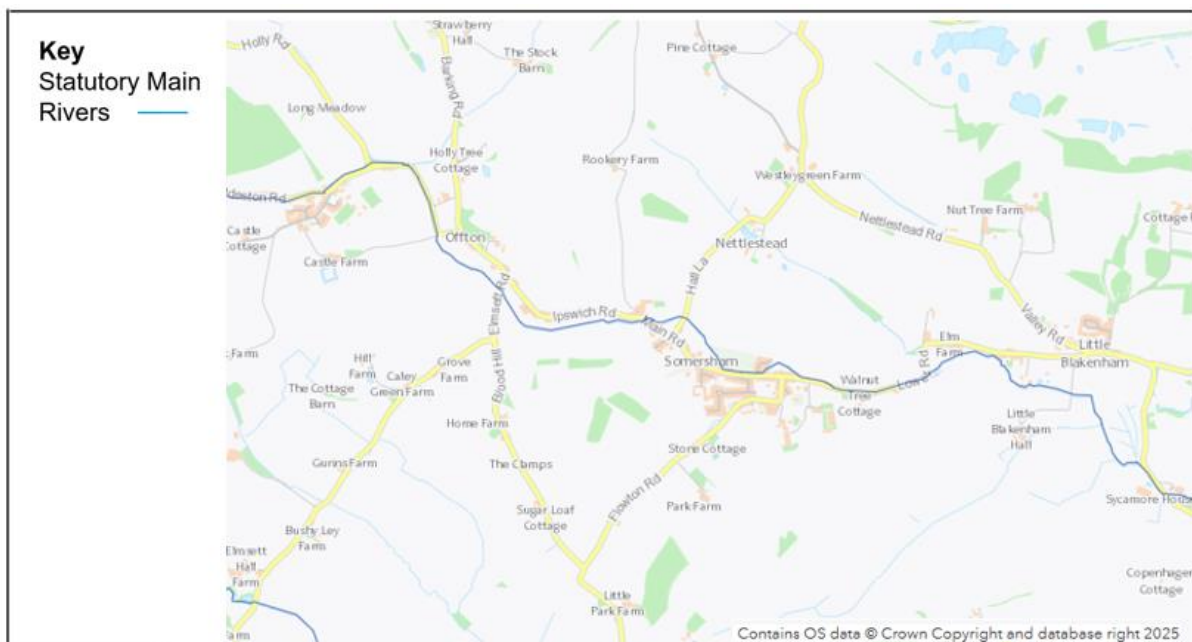


Figure 3. Location of statutory main river and ordinary watercourses

On the 20th of October 2023, Storm Babet resulted in significant rainfall in Suffolk on top of an already wetter than average October. This caused internal flooding to properties, residential and commercial, across the county from various flooding sources. Somersham was impacted with 6 properties reporting internal flooding. Flood water was described as coming from multiple sources including surface water runoff from surrounding fields (pluvial) and the overtopping of local watercourses (fluvial).

For the purposes of this investigation the areas affected by flooding have been separated into three distinct locations (see Figure 4). The locations are as follows:

1. Main Road
2. Watering Close
3. Springfield Road

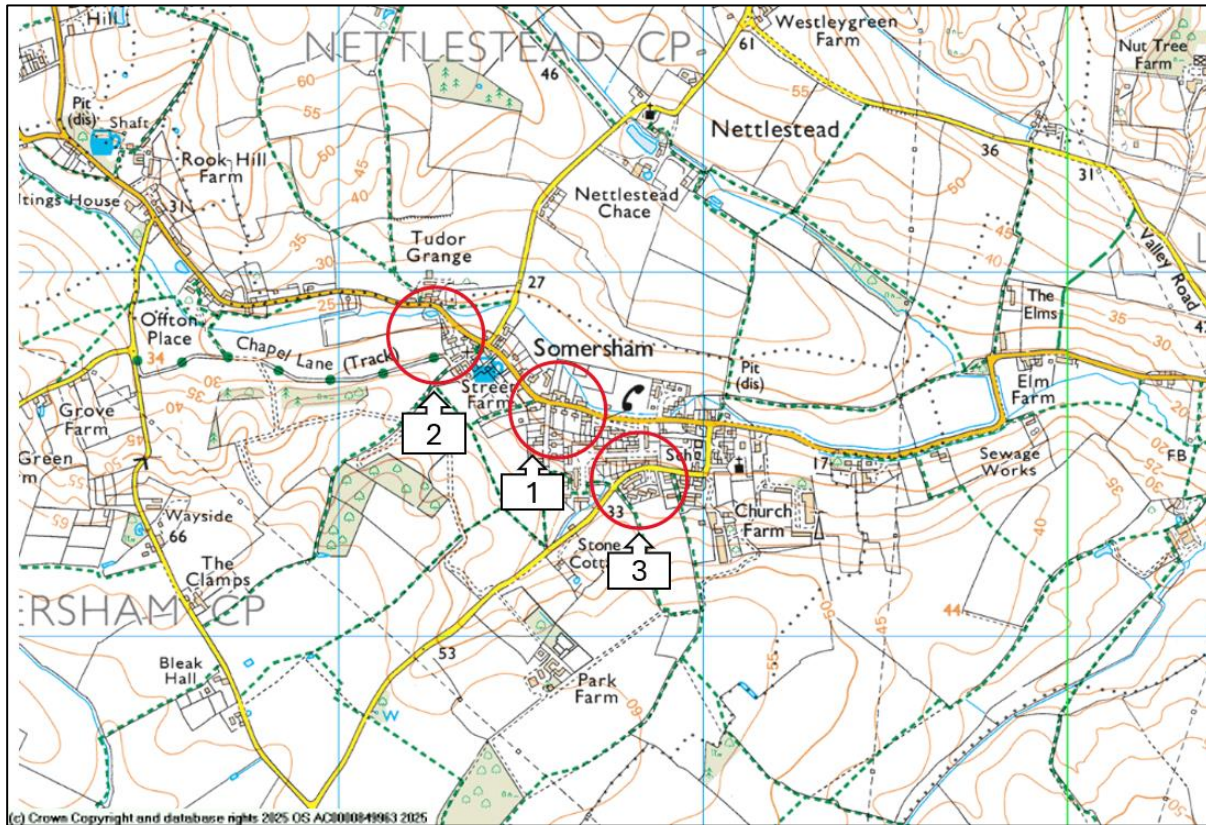


Figure 4. Somersham investigation area map with locations affected by flooding

4. Records of any historical flooding

The Environment Agency hold no historical flood data for the location of Somersham.

Suffolk Highways have received occasional reports of flooding on Main Road in the past.

5. Predicted Flood Risk

Several areas of Somersham are at risk of flooding from pluvial and fluvial sources.

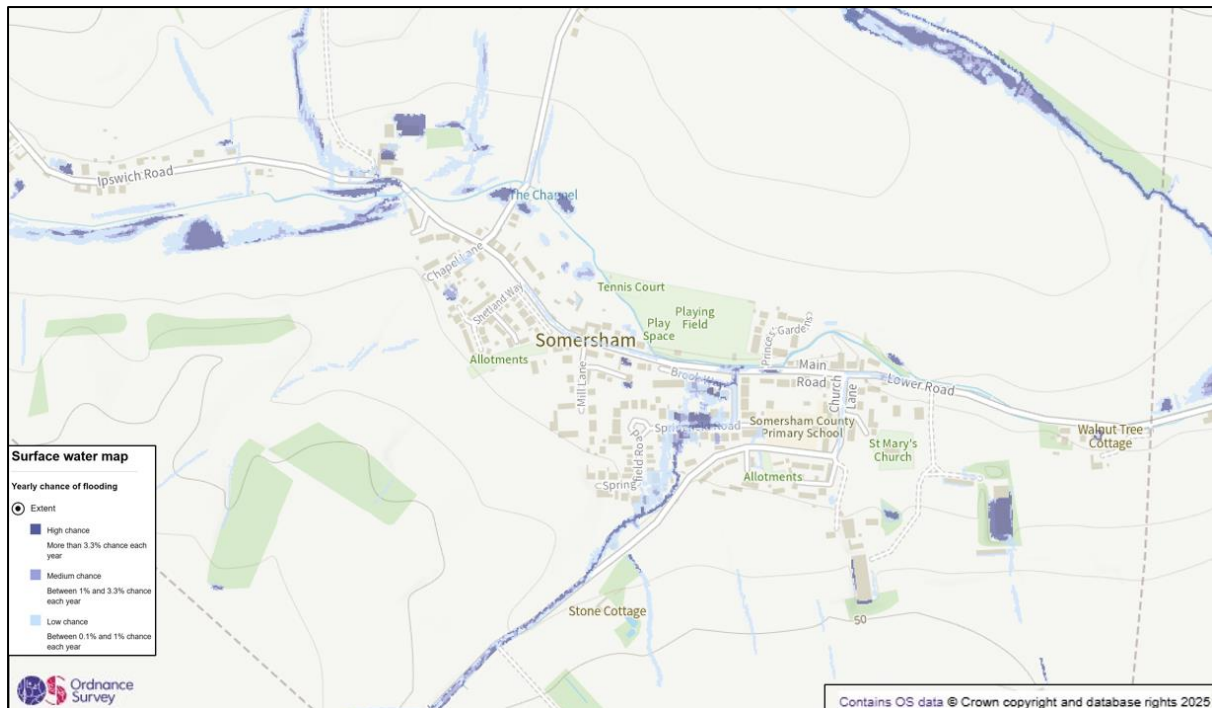


Figure 5. Surface water flood risk

Figure 5 highlights the predicted pluvial (surface water run-off from surrounding land and highway) flood risk in Somersham. One of the major surface water flow paths travels south to north before discharging into The Channel adjacent to Main Road. A few isolated flow paths occur to the west and north of Somersham before they flow into The Channel (designated main river).

There is a high chance of surface water flooding on Flowton Road, Springfield Road and parts of Brook Way. Several properties on Springfield Road were reported to have been impacted by flooding during Storm Henk (January 2024).

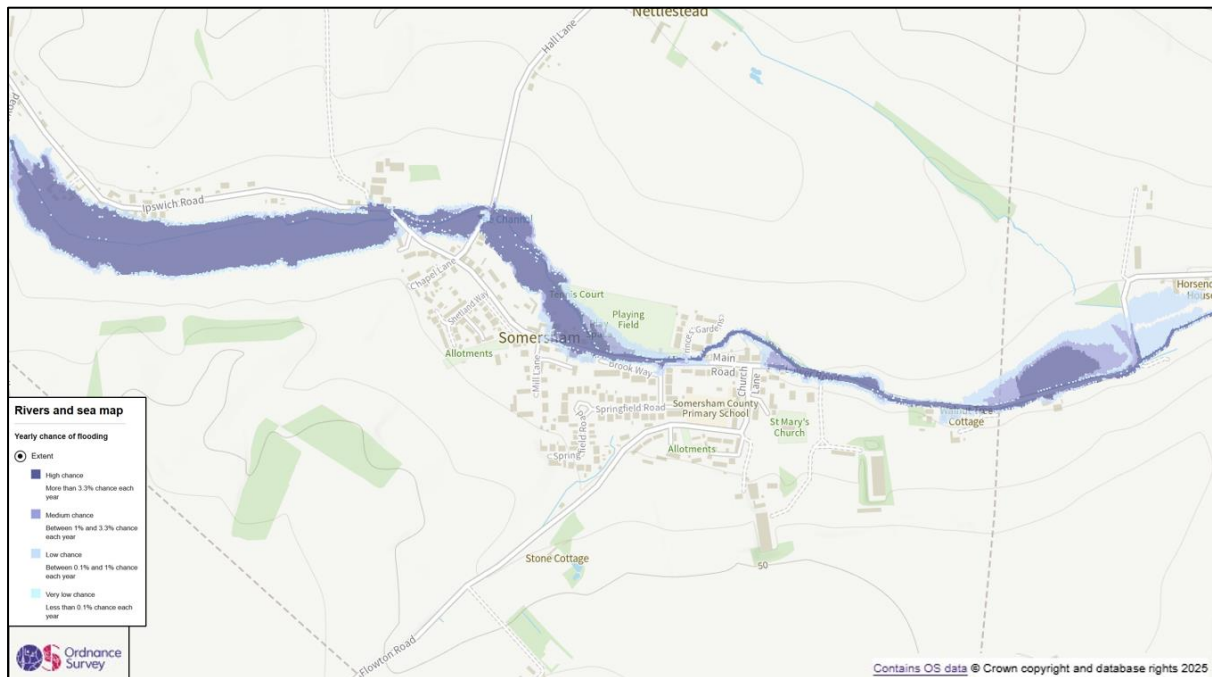


Figure 6. Flood risk from rivers and sea

Figure 6 shows the predicted fluvial (from designated main river and ordinary watercourses) flood risk in Somersham. The fluvial flood risk in Somersham is associated with The Channel which runs through the village travelling from west to east.

There is a medium to high chance of fluvial flooding on sections of Main Road. Some properties on Watering Close show a low to medium chance of fluvial flooding. Both of these areas were affected by flooding during Storm Babet.

6. Catchment characteristics

Somersham is surrounded by higher ground to the north and south with the village itself being situated much lower in a valley. Figure 7 shows the topography surrounding Somersham with gradient changes across the wider region. The main river 'The Channel' flows west to east through the village, and eventually into the river Gipping to the east.

The low-lying nature of Somersham means that during high rainfall events, considerable overland flowpaths from the south and northwest travel through the village and merge with The Channel. Flooding can be experienced from these surface water flow paths as well as fluvial flooding directly from the river. Overwhelmed drainage infrastructure may also be observed during these intense rainfall events.

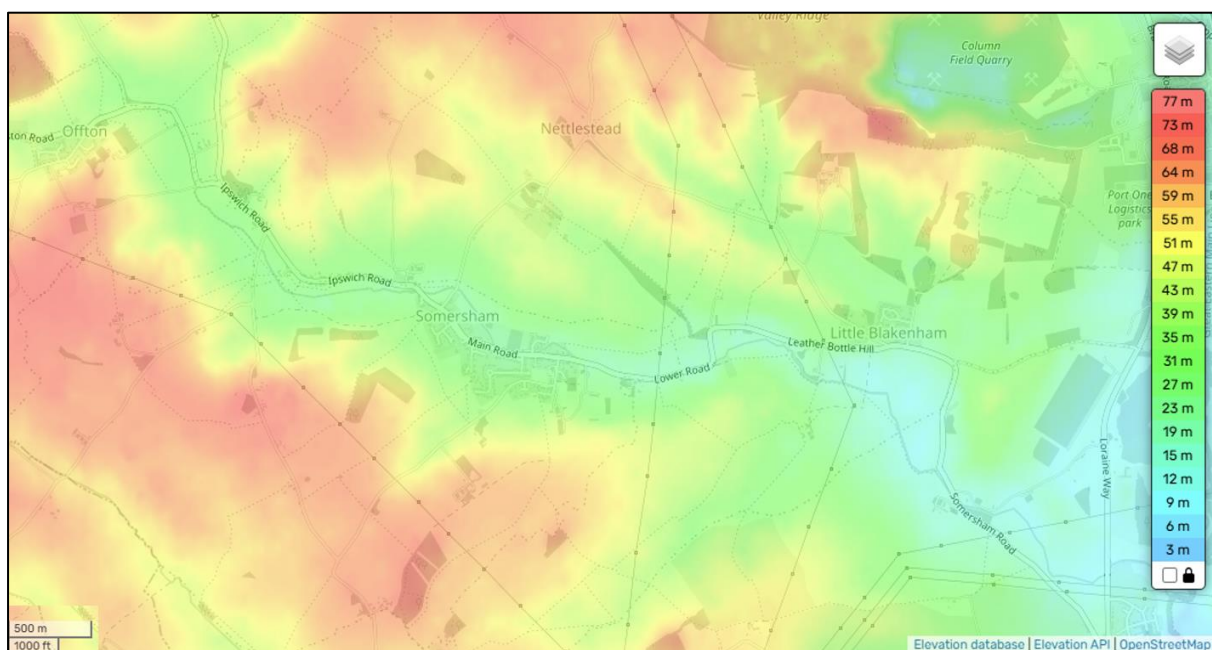


Figure 7. Somersham and surrounding topography (TessaDEM as cited in topographic-map.com)

Somersham village is situated low in the landscape generally and some of the lowest points in the village are along Main Road. This location was identified as being the worst affected area during Storm Babet.

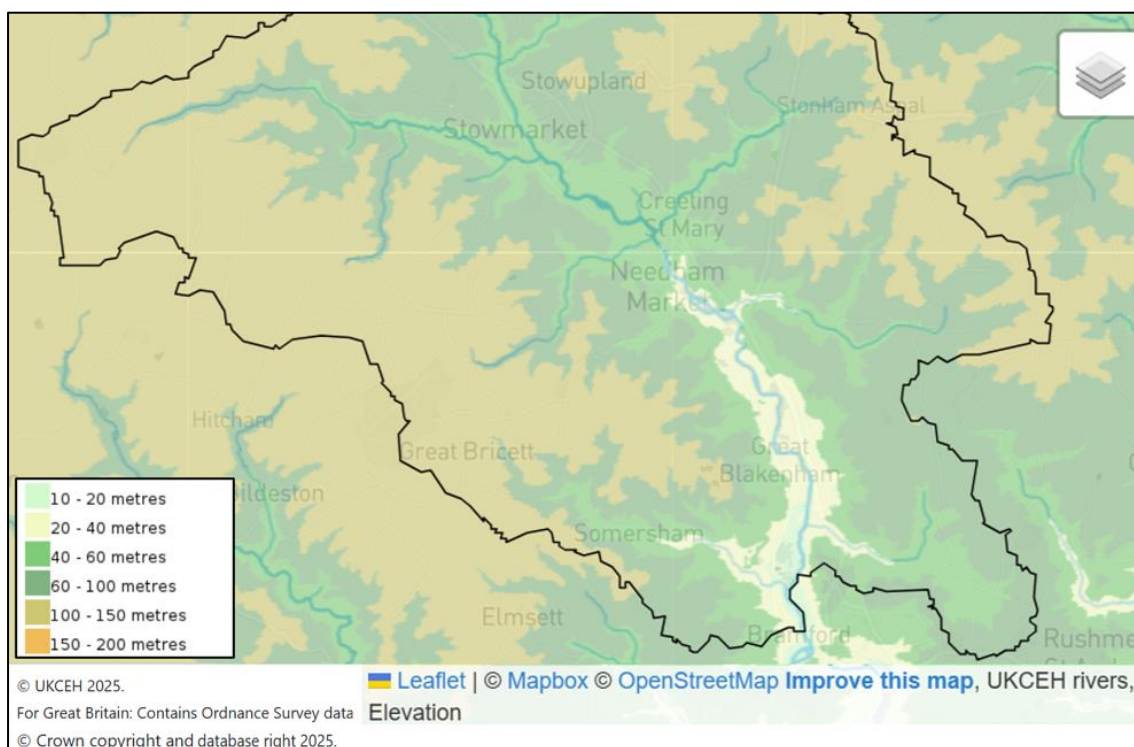


Figure 8. Elevation map of river Gipping catchment area upstream of 35010 - Gipping at Bramford gauging station (National River Flow Archive)



Figure 9. Soil map (LandIS Soils)

The soils immediately surrounding Somersham are predominantly freely draining, slightly acid loamy soils, meaning it holds moisture and nutrients well but also allows excess water to pass through easily, preventing waterlogging.

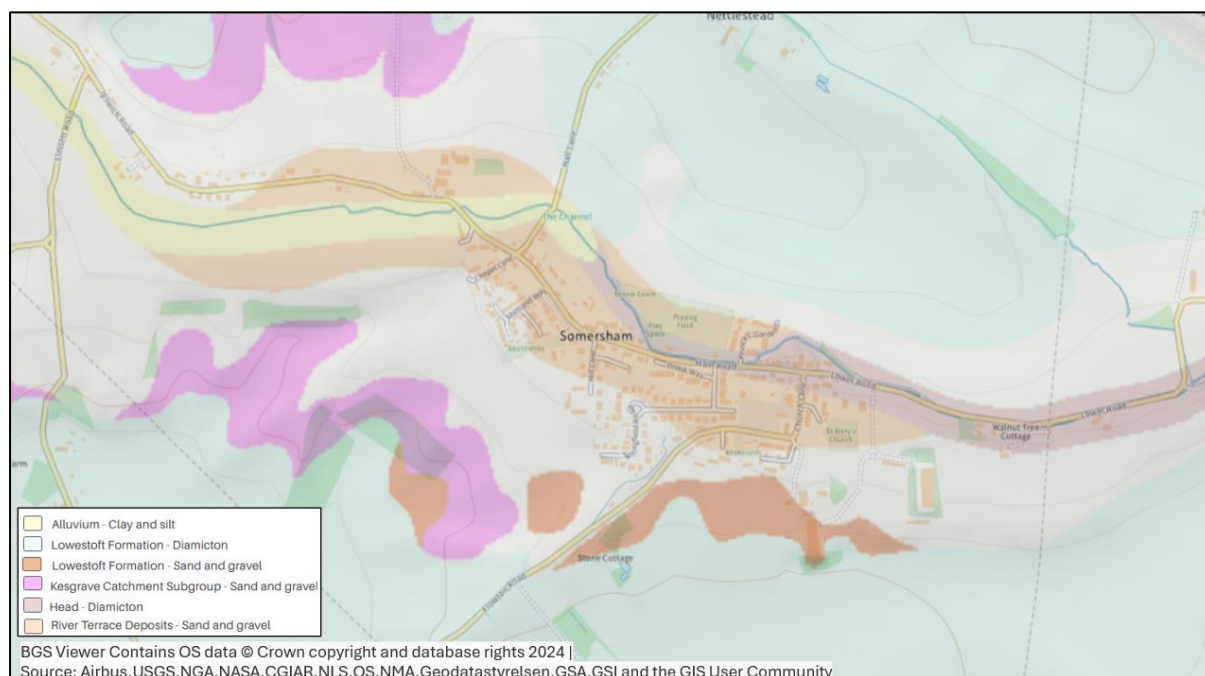


Figure 10. Superficial Geology (BGS Viewer)

Lowestoft Formation 'Diamicton' surrounds the wider Somersham area, which is described by the British geological survey as a diverse mixture of clay, sand, gravel, and boulders varying widely in size and shape. This generally has a low permeability, meaning water will tend to flow off it before it can be infiltrated.

The low-lying nature of much of Somersham, and the low permeability of the surrounding wider geology, make it susceptible to flooding in extreme rainfall events.

Flooding Source(s), Pathway(s) & Receptor(s)

Storm Babet was an extreme event which came at a time when Suffolk had experienced a significant amount of rainfall in the preceding week.

Storm Babet delivered significant rainfall in the River Gipping catchment between 19 and 22 October. At the Needham Market rainfall gauge there was 58.6mm of rain in 24hrs between 19 Oct 19:45 and 20 Oct 19:30. 28mm of rainfall was received in 5hrs from 07:00 to 11:45 on the morning of 20 October. River levels on the Gipping were the highest on record.

The Environment Agency issue two types of warning when flooding is possible from a main river. These are:

1. Flood Alert – Flooding is possible. Be prepared. - usually issued between 2 and 12 hours before flooding.
2. Flood Warning - Flooding is expected. Immediate action required – usually issued 30 minutes to 2 hours before flooding.

A Flood Alert was issued on 20th October 2023 at 13:13pm and remained in force until it was removed on 24th October 2023.

The Environment Agency is unable to offer Flood Warnings for this area.

The description of the flood events described below will discuss the probable sources of flooding, the observed flow paths through the community and the receptors which have been affected. The term 'floodwater' may be used to describe both fluvial (water from a watercourse) and pluvial (surface water run-off) flooding. This section has been prepared using reports submitted to Suffolk County Council via the online Highways Reporting Tool and information gathered by Risk Management Authorities (RMAs) and the community.

Detailed descriptions of each investigation area can be found in the following section.

1. Main Road

The primary cause of flooding on Main Road was fluvial flooding. On 20 October 2023, intense rainfall caused huge amounts of floodwater to flow down from the catchments above Somersham towards the village. The internal property flooding on Main Road was caused by the watercourse known as The Channel overtopping and flowing directly across gardens and into properties (see Figure 11).

Multiple resident's reports describe the watercourse 'bursting its banks' to the rear of the properties, with floodwater moving up gardens and impacting the houses. Many

gardens were completely submerged with garages and outbuildings flooded. Whole ground floors were internally flooded, with floodwater depths of up to 600mm in places.

The capacity of The Channel was clearly exceeded by the amount of water flowing into the watercourse. Residents reported that the watercourse had been poorly maintained leading up to the storm. Overgrown vegetation and loose debris in the channel may have reduced the capacity in places and exacerbated the flooding. A footbridge over the watercourse with abutments in the channel, may also reduce conveyance in this location during high flows. The Environment Agency currently carries out an annual in-channel vegetation cut and clear of the watercourse through the village.

Sections of the highway along Main Road were also completely submerged in floodwater, to the front of properties. Traffic attempting to drive through the floodwater caused waves to lap against the front elevation of some properties and caused additional water ingress. Some of the properties were also affected by internal flooding during Storm Henk in early January 2024.

During both Storm Babet and Storm Henk, the existing highway drainage assets on Main Road were overwhelmed by the sheer amount of floodwater present. It is likely the water had nowhere to drain to, as The Channel into which the gullies drain, was so high and flooding out of bank itself.

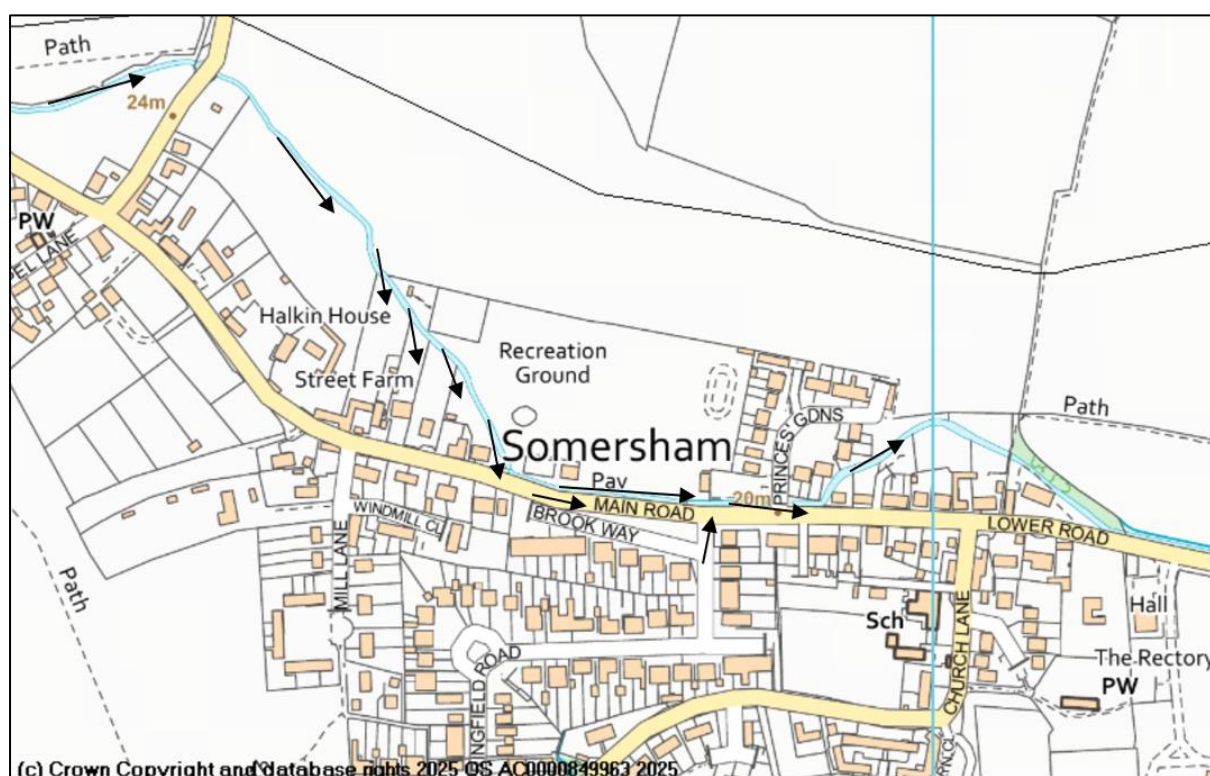


Figure 11. Approximate flood water flow routes on Main Road

The floodwater flowpaths observed on Main Road during Storm Babet closely match the national fluvial flood risk mapping (see Figure 12). Sections of Main Road are characterised as having a high chance of fluvial flooding.



Figure 12. Fluvial flood risk on Main Road and Watering Close

In Summary:

- The primary cause of internal flooding on Main Road was fluvial flooding caused by the watercourse known as The Channel overtopping and flowing directly across gardens and into properties.
- Intense rainfall caused huge amounts of floodwater to flow down from the catchments above Somersham towards the village.
- Sections of the highway along Main Road were also completely submerged in floodwater. Traffic attempting to drive through the floodwater caused additional flooding to the front of some properties.

LLFA recommended action(s):

- Residents to consider installing Property Flood Resilience (PFR) measures.
- Riparian landowners to carry out appropriate open and piped watercourse maintenance to reduce flood risk as necessary as per their riparian responsibilities.

- Explore potential NFM projects to 'slow the flow' and attenuate water on overland flow paths north and northwest of Main Road, E.g. leaky dams, woody debris installation, restoration of watercourses, storage ponds, wetland areas.
- Suffolk Highways to ensure the completion of highway drainage asset cyclic maintenance on Main Road.
- Somersham Parish Council to utilise the Community Self Help scheme to be able to set out flood warning signage on the highway.

2. Watering Close

Following the sustained heavy rainfall on the morning of 20 October, water levels exceeded the capacity of The Channel in multiple locations and flowed across land and onto the highway.

On Watering Close one property was flooded directly from the overwhelmed main river. Large amounts of floodwater flowed down The Channel from the northwest, exceeding the capacity of the channel (see Figure 13). The floodwater spilled out on to the adjacent land and merged with surface water run-off, spreading towards the rear of properties on Watering Close. Floodwater flowed across the back garden and entered the property from the rear.

This area also experienced flooding during the subsequent named storm event, Storm Ciaran in November 2023. Parts of Watering Close Lane are shown to be at a low to medium chance of fluvial flooding (see Figure 12).

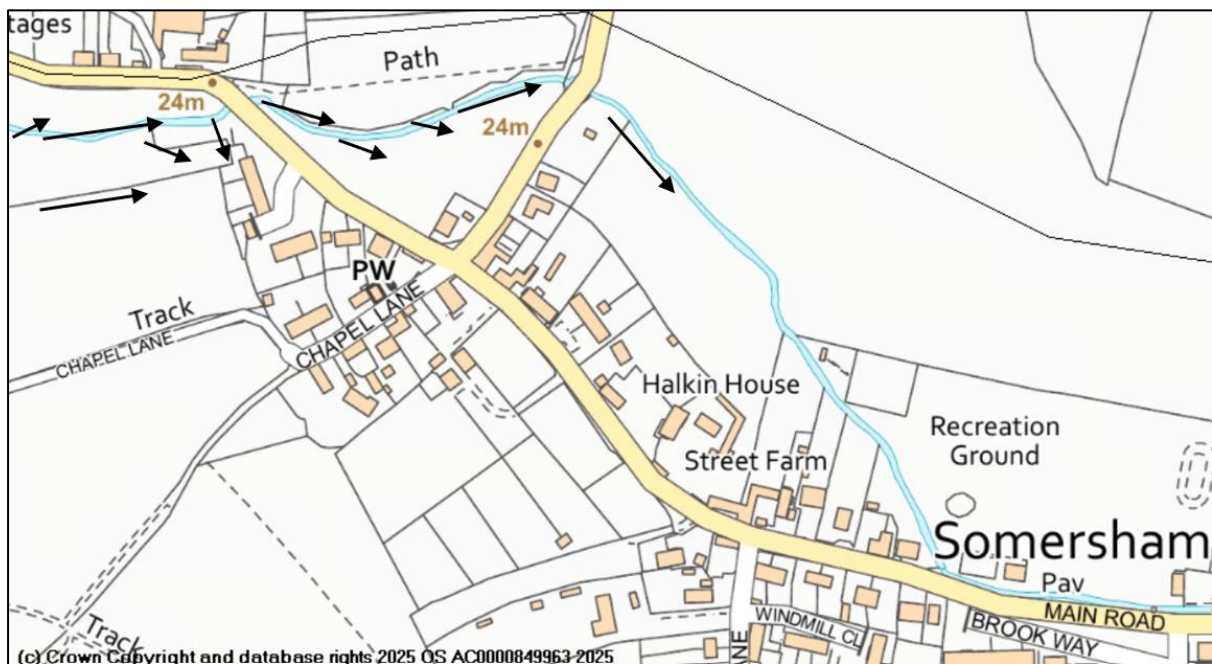


Figure 13. Approximate flood water flow routes on Watering Close

In Summary:

- Following heavy rainfall on the morning of 20 October, water levels exceeded the capacity of The Channel in multiple locations and flowed across land and onto the highway.
- The floodwater spilled out on to the adjacent land and merged with surface water run-off, spreading towards the rear of properties on Watering Close. Floodwater flowed across the back gardens and entered one property from the rear.

LLFA recommended action(s):

- Residents to consider installing Property Flood Resilience (PFR) measures.
- Riparian landowners to carry out appropriate open and piped watercourse maintenance to reduce flood risk as necessary as per their riparian responsibilities.
- Explore potential NFM projects to 'slow the flow' and attenuate water on overland flow paths north and northwest of Watering Close, E.g. leaky dams, woody debris installation, restoration of watercourses, storage ponds, wetland areas.
- Suffolk Highways to ensure the completion of highway drainage asset cyclic maintenance on Watering Close.

3. Springfield Road

During Storm Henk (first week of January 2024) multiple properties on Springfield Road experienced internal flooding. Following heavy rainfall, surface water flowed overland and down the watercourse along Flowton Road from the catchments south of Somersham (see Figure 15).

The open watercourse flows into a culvert to the rear of properties on the south side of Springfield Road. The culvert overflowed as its capacity was likely exceeded due to the sheer amount of floodwater and its inlet may have been blocked with loose debris from the floodwater. The main river, 'The Channel' into which the culvert drains was also at full capacity adding to the water backing up and overflowing from the culvert.

Residents described a deluge of floodwater flowing across their rear gardens and entering properties. The floodwater reached depths of 900mm as it surrounded the properties and flowed down driveways towards Springfield Road. Sections of Springfield Road were flooded, impacting additional properties from the front, while the Main Road adjacent to the main river Channel was completely submerged (see Figure 14).

In Summary:

- Following heavy rainfall, surface water flowed overland and down the watercourse along Flowton Road from the catchments south of Somersham.
- The open watercourse flows into a culvert to the rear of properties on the south side of Springfield Road. The capacity of the culvert was exceeded by the massive volume of floodwater.
- Huge amounts of floodwater backed up and overflowed into nearby gardens and entered properties.
- Large sections of Springfield Road and Main Road were completely submerged in floodwater.

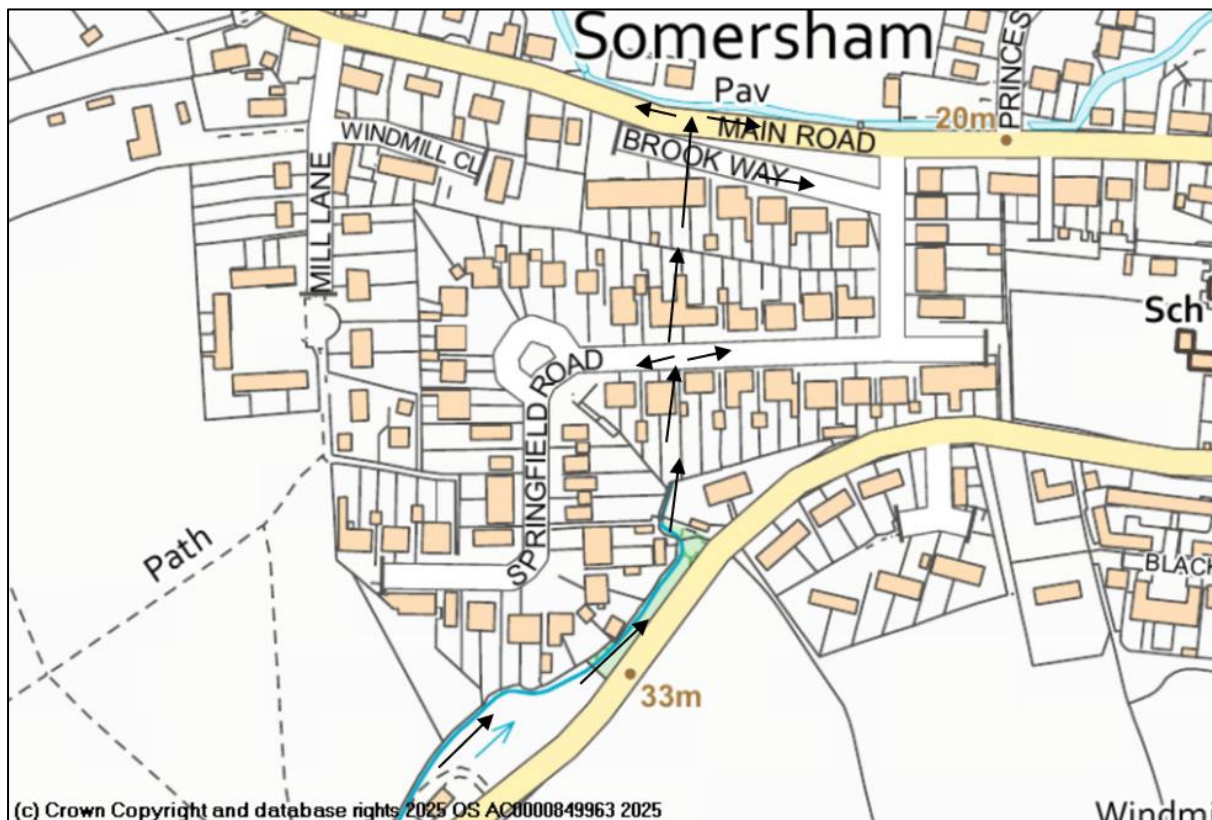


Figure 14. Approximate flood water flow routes on Springfield Road

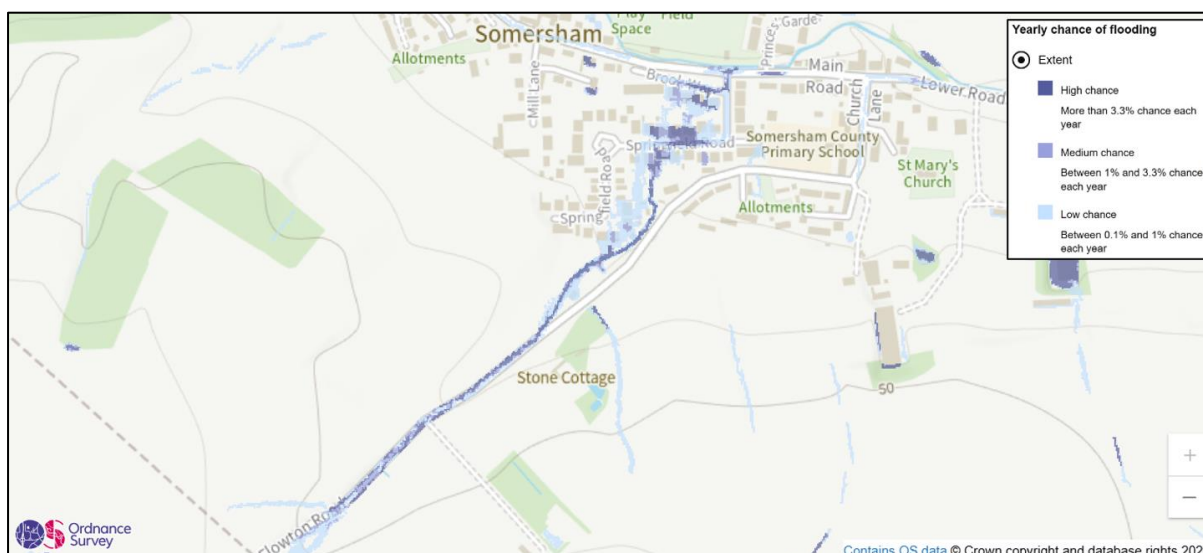


Figure 15. Surface water flood risk on Springfield Road

LLFA recommended action(s):

- Residents to consider installing Property Flood Resilience (PFR) measures.
- Riparian landowners to carry out appropriate open and piped watercourse maintenance to reduce flood risk as necessary as per their riparian responsibilities.
- Explore potential NFM projects to 'slow the flow' and attenuate water on overland flow paths south of Springfield Road, E.g. leaky dams, woody debris installation, restoration of watercourses, storage ponds, wetland areas.
- Suffolk Highways to ensure the completion of highway drainage asset cyclic maintenance on Springfield Road.

Risk Management Authorities, Non Risk Management Authority and flood risk function(s)

The following section acknowledges both RMA's and Non-RMA's relevant to the location and provide an overview of their flood risk functions. The table has been compiled from information collated as part of the investigation. It is not exhaustive and it should be acknowledged additional organisations and groups may be active within the community.

Risk Management Authority	Relevant Flood Risk Function(s)
Suffolk County Council	Lead local Flood Authority (LLFA), Highways Authority & Asset Owner
The Environment Agency (EA)	Lead organisation for providing flood risk management under its permissive powers and issuing warnings of flooding from main river
Anglian Water	Asset owner supplying water and water recycling services
Mid Suffolk District Council	Local Planning Authority (LPA) & Asset Owner
Non-Risk Management Authority	Relevant Flood Risk Function(s)
Private Landowners	Riparian responsibilities and management of water from land or watercourses
Private Homeowners	Improving flood resilience to property and some riparian responsibilities if adjacent to watercourses.
Somersham Parish Council	Manage flood risk at a community level, prepare and produce flood action plans and maintain watercourses where present on land they own

Action(s) completed to date:

The following section acknowledges actions that RMA's and Non-RMAs have implemented or are currently in progress since Storm Babet and prior to publishing of this report.

Action	Risk Management Authority	Progress
Offer of Property Flood Resilience (PFR) measures to the properties that flooded during Storms Babet.	Suffolk County Council Lead Local Flood Authority	Application window now closed. Installation of PFR measures on approved applications has been extended to December 2025.
Ensure riparian landowner responsibilities are understood with regard to watercourse management.	Suffolk County Council Lead Local Flood Authority	SCC published " Flood Smart Living " online and hard copy guide to increasing flood resilience for residents, landowners and communities, December 2024.
Understand the annual event probability of the rainfall & river flow across the region.	The Environment Agency (EA)	Complete. Details of the report can be found on the SCC website or at the following https://www.suffolk.gov.uk/roads-and-transport/flooding-and-drainage/storm-babet
Maintenance of approximately 2.8 km of the main river, from upstream of Somersham near Elmsett Road to downstream near the sewage treatment works.	The Environment Agency (EA)	The Environment Agency met with the community after the flooding experienced in Storm Babet and the level of maintenance on the main river was determined appropriate. Maintenance is also scheduled on our programme for 2025-26.

LLFA Recommended Action(s):

The following section provides a range of flood mitigation measures that could be implemented to reduce the risk of flooding in Somersham. They have been derived from data and evidence collated as part of the report and have been included having been considered realistic in their implementation. The implementation of actions falls to the responsible party. Progress on the action will be monitored by Suffolk County Council, but it should be acknowledged that the council has limited powers to enforce the implementation of recommended actions.

Action	Responsible Party	Timescale for response	Latest Progress Update for Actions
Short Term Actions (e.g. standard maintenance activity and initial investigation of options that can be undertaken with limited need for forward planning)			
Establish a Community Emergency Plan that includes plans to manage future flood events – Liaison with Suffolk Joint Emergency Planning Unit.	Somersham Parish Council	6 months	
Residents to consider installing Property Flood Resilience (PFR) measures to property to reduce damage caused by flooding.	SCC LLFA / Residents	N/A	DEFRA PFR Grant has now closed for new applications. Installation of PFR measures on approved applications has been extended to December 2025. Further information on PFR measures can be found within SCC published "Flood Smart Living" handbook. There is currently no active PFR schemes being managed by the LLFA in Suffolk.
Riparian landowners to carry out appropriate open and piped watercourse maintenance to reduce flood risk	Riparian landowners	N/A	Further information on Riparian Ownership can be found within SCC published "Flood Smart Living" handbook.

as necessary as per their riparian responsibilities (See Appendix A).			
Suffolk Highways to ensure the completion of highway drainage asset cyclic maintenance on Main Road, Watering Close and Springfield Road.	Suffolk Highways	Annually	Ongoing. Routine cleansing of the gullies will be completed in line with the set cycles (annual or biennial).
Utilise the Community Self Help scheme to undertake minor highway maintenance activities like setting out flood warning signage on the highway.	Somersham Parish Council / Suffolk Highways	6 -12 months	Further information can be found at the following https://www.suffolk.gov.uk/roads-and-transport/highway-maintenance/community-self-help-scheme
Medium Term Actions (e.g. longer planning timescales and potential need to source funding but potential for greater impact)			
Explore potential NFM measures which aim to attenuate water and 'slow the flow' on overland flow paths in the catchments north, northwest and south of Somersham e.g. storage ponds, wetland areas, leaky dams, woody debris installation and restoration of watercourses. (see appendix A)	Landowners, supported by relevant authority, resource dependant (SCC LLFA, EA)	12 - 24 months	
Investigate opportunities to update	Local Planning Authority, SCC LLFA	12 months+	

development plan policy in Neighbourhood Plans or any potential Joint Local Plan site allocation(s) which identify risks and opportunities to mitigate flood risk issues as development comes forward.			
Long Term actions (significantly longer timescale and budget required with potentially greater positive impact)			
Installation of NFM features within upper catchments to attenuate and slow flood water if investigation works suggest it is viable. (see appendix A).	Landowners, supported by relevant authority, resource dependant (SCC LLFA, EA)	TBC	
Deliver any capital Interventions that are economically, technically and environmentally feasible and acceptable to improve the flood resilience of the village.	Landowners, supported by relevant authority, resource dependant (SCC LLFA, EA)	TBC	

Approval

This report will be reviewed and updated every 6 months until actions are marked as complete.

Reviewer	Date of Review

Disclaimer

This report has been prepared and published as part of Suffolk County Council's responsibilities under Section 19 of the Flood and Water Management Act 2010. It is intended to provide context and information to support the delivery of the local flood risk management strategy and should not be used for any other purpose.

The findings of the report are based on a subjective assessment of the information available by those undertaking the investigation and therefore while all reasonable efforts have been made to gather and verify such information may not include all relevant information. As such it should not be considered as a definitive assessment of all factors that may have triggered or contributed to the flood event. Should there be additional information available to develop the report, please email to floodinvestigations@suffolk.gov.uk

The opinions, conclusions and recommendations in this Report are based on assumptions made by Suffolk County Council when preparing this report, including, but not limited to those key assumptions noted in the Report, including reliance on information provided by third parties.

Suffolk County Council expressly disclaims responsibility for any error in, or omission from, this report arising from or in connection with any of the assumptions being incorrect.

The opinions, conclusions and any recommendations in this report are based on conditions encountered and information reviewed at the time of preparation and Suffolk County Council expressly disclaims responsibility for any error in, or omission from this report arising from or in connection with those opinions, conclusions, and any recommendations.

The implications for producing Flood Investigation Reports and any consequences of blight have been considered. The process of gaining insurance for a property and/or purchasing/selling a property and any flooding issues identified are considered a separate and legally binding process placed upon property owners and this is independent of and does not relate to Suffolk County Council highlighting flooding to properties at a street level. Property owners and prospective purchasers or occupiers of property are advised to seek and rely on their own surveys and reports regarding any specific risk to any identified area of land.

Suffolk County Council forbids the reproduction of this report or its contents by any third party without prior agreement.

Appendix A – Indicative locations for NFM and watercourse maintenance

