



Appendix A

Water Cycle Study Sites



Table A.1 Potential and Allocated Developments in SCDC

ID Number	Address	Status	Development Type	Details
SCDC 0	Petrol & Filling Station, land adj, Station Road, Framlingham	Permission	Employment	1079 sqm, Use Class: B1c - 368 sqm B8 - 711 sqm
SCDC 1	Land at Candlet Road, Felixstowe	Permission	Employment	557 sqm, Use Class: B1. Existing building to be demolished - B2 use (7600 sqm)
SCDC 2	Snape Maltings, Snape Bridge, Tunstall	Permission	Employment	935 sqm, Use Class: B1a.
SCDC 3	Land at junction of Station Road & Wilford Bridge Road, Melton	Permission	Employment	10406 sqm, Use Class: B1a. Existing building demolished - B2 use (3400 sqm)
SCDC 4	Deben Mill, High Street, Wickham Market	Permission	Employment	336 sqm, Use Class: B1a - 48 sqm B8 - 233 sqm.
SCDC 5	Indo European Food Ltd, Langer Road, Felixstowe	Permission	Employment	5070 sqm, Use Class: B1c - 3086 sqm B2 - 1984 sqm. Phase 1 completed 8 February 2008
SCDC 6	Site of former Factory Warehouse, Melton Road, Melton	Permission	Employment	540 sqm, Use Class: B1.
SCDC 7	Carlton Park, Main Road, Kelsale cum Carlton	Carried Allocation	Employment	2.46 ha Use Class: B1/B2/B8
SCDC 8	Rendlesham (Bentwaters)	Carried Allocation	Employment	0 ha Use Class: B1/B2/B8, agricultural storage & film recording
SCDC 9	Port of Felixstowe	Carried Allocation	Employment	
SCDC 10	Land at Carr Road/Langer Road, Felixstowe	Carried Allocation	Employment	0.42 ha Use Class: B1/B2
SCDC 11	Woodbridge Road, Framlingham	Neighbourhood Plan Allocation	Employment	1.08 ha Use Class: B1/B2
SCDC 12	Station Road East, Framlingham	Neighbourhood Plan Allocation	Employment	0.4 ha Use Class: B1/B2
SCDC 13	Sandy Lane, Martlesham	Neighbourhood Plan Allocation	Employment	0 ha, Use Class: B1/ B2
SCDC 14	Wilford Bridge Road, Melton	Neighbourhood Plan Allocation	Employment	0 ha Use Class: B1/B2/B8
SCDC 15	Melton Road (Deben Mill), Melton	Neighbourhood Plan Allocation	Employment	0 ha Use Class: B1
SCDC 16	Station Road, Melton	Neighbourhood Plan Allocation	Employment	1.86 ha Use Class: B1 (office & light industrial)
SCDC 17	MEL20 Residential Only	Neighbourhood Plan Allocation	Housing	55 Dwellings

ID Number	Address	Status	Development Type	Details
SCDC 18	Land at Street Farm Ipswich Road	Carried Allocation	Housing	20 Dwellings
SCDC 19	Eastward Ho, Grove Road, Felixstowe	Proposed Allocation	Housing	1500 Dwellings
SCDC 21	Land north west of Eastlands Road	Permission	Employment	1044 sqm, Use Class: B1c. Proposal was for six industrial units - 5 have been built, with 1 remaining unbuilt.
SCDC 22	Decoy Farm, Old Church Road, Melton	Permission	Employment	283 sqm, Use Class: B1c - 151 sqm B2 - 16 sqm B1a - 51 sqm B8c - 65 sqm.
SCDC 23	Hillside Farm, Thisleton Hall Road, Burgh	Permission	Employment	300 sqm, Use Class: B1a 150 sqm B1c - 54 sqm B8a - 96 sqm.
SCDC 24	Industrial Unit, Charnwood, Peppers Wash Lane, Framlingham	Permission	Employment	162 sqm, Use Class: B1a.
SCDC 25	J C Harvey Agricultural Engineers, Parham Airfield, Marlesford	Permission	Employment	1190 sqm, Use Class: B2.
SCDC 26	Seven Spar Farm, Sandy Lane, Letheringham	Permission	Employment	284 sqm, Use Class: B8.
SCDC 27	Seven Spar Farm, Sandy Lane, Letheringham	Permission	Employment	284 sqm, Use Class: B1a.
SCDC 28	John Woods Nursery Loudham Hall Road Pettistree Suffolk IP13 0NQ	Permission	Employment	2391 sqm, Use Class: B8.
SCDC 29	Durbans Farm High Road Framlingham Suffolk IP13 9RP	Permission	Employment	1677 sqm, Use Class: B2
SCDC 30	Land at Old Station Works, Main Road, Westerfield	Permission	Employment	1120 sqm, Use Class: B1a. Existing building to be demolished - B8 use (500 sqm)
SCDC 31	6 Levington Lane, Bucklesham	Permission	Employment	900 sqm, Use Class: B1a. Existing buildings to be demolished - B2/B8 uses (505 sqm)
SCDC 32	Orwell Crossing Service Area, A14, Purdis Farm	Permission	Employment	375 sqm, Use Class: B2.
SCDC 33	Land at Abbey Road, Leiston	Permission	Employment	1000 sqm, Use Class: B1. Application site includes 100 residential units, B1 employment units and A3/A4 restaurant/pub.
SCDC 34	Bentwaters Business Park, Rendlesham	Permission	Employment	1082 sqm, Use Class: B1. Replacement of existing B use class units - no information of exact breakdown of floorspace figures, only that the previous use was 3118 sq m of B uses. New application for 4200 sq m, so

ID Number	Address	Status	Development Type	Details
				maximum increase of floorspace would be 1
SCDC 35	Suffolk Sportscars Car Workshop, The Street, Pettistree	Permission	Employment	480 sqm, Use Class: B8.
SCDC 36	Sizewell Crossing Industrial Estate, King Georges Avenue, Leiston	Permission	Employment	144 sqm, Use Class: B8.
SCDC 37	Hillview, Church Road, Otley	Permission	Employment	900 sqm, Use Class: B1a. Existing building demolished - B2 use (7600 sqm)
SCDC 38	Three Rivers Business Centre, Felixstowe Road, Foxhall	Permission	Employment	330 sqm, Use Class: B1a.
SCDC 39	Plot 1, Yew Tree Courtyard, Framlingham Road, Earl Soham	Permission	Employment	1350 sqm, Use Class: B1a - 334 sqm B8 - 1016 sqm.
SCDC 40	Anzani House, Anzani Avenue, Felixstowe	Permission	Employment	93 sqm, Use Class: B8. Demolition of existing office building (B1a) - loss of 19,540 sqm. New development is for a distribution and storage facility (B8)
SCDC 41	Unit 34-36, Ronald Lane, Carlton Park Industrial Estate, Kelsale cum Carlton	Permission	Employment	2500 sqm, Use Class: B1.
SCDC 42	The Firs, Ferry Road, Sudbourne	Permission	Employment	185 sqm, Use Class: B1c.
SCDC 43	The Knackers Yard, Valley Farm Road, Melton	Permission	Employment	117 sqm, Use Class: B1a.
SCDC 44	Plot 2, Yew Tree Courtyard, Framlingham Road, Earl Soham	Permission	Employment	288 sqm, Use Class: B1a - 72 sqm B8 - 216 sqm.
SCDC 45	Saxtead Business Centre, Marlborough Road, Saxtead	Permission	Employment	292 sqm, Use Class: B1 - 100 sqm B8 - 192 sqm.
SCDC 46	Saxtead Business Centre, Marlborough Road, Saxtead	Permission	Employment	144 sqm, Use Class: B8.
SCDC 47	Newnham Business Park, Saxtead Road, Framlingham	Permission	Employment	5959 sqm, Use Class: B1. Application site area is larger than the allocated site in the Framlingham NP - FRAM20.
SCDC 48	Bealings Station, The Street, Little Bealings	Permission	Employment	300 sqm, Use Class: B1a.
SCDC 49	Carlton Park Industrial Estate, Roland Lane, Kelsale cum Carlton	Permission	Employment	378 sqm, Use Class: B8.
SCDC 50	Plot 4 & 4a, Yew Tree Courtyard, Framlingham Road, Earl Soham	Permission	Employment	373 sqm, Use Class: B1a - 93 sqm B8 - 280 sqm.
SCDC 51	21 Carlton Park Industrial Estate, Main Road, Kelsale-cum-Carlton	Permission	Employment	2497 sqm, Use Class: B2 - 1313 sqm B8 - 1312 sqm.

ID Number	Address	Status	Development Type	Details
SCDC 52	Seven Spar Farm, Sandy Lane, Letheringham	Permission	Employment	668 sqm, Use Class: B8.
SCDC 53	The Firs, Ferry Road, Sudbourne	Permission	Employment	230 sqm, Use Class: B1c.
SCDC 54	Walk Farm, Old Felixstowe Road, Levington	Permission	Employment	475 sqm, Use Class: B1c.
SCDC 55	Three Rivers Business Centre, Felixstowe Road, Foxhall	Permission	Employment	195 sqm, Use Class: B1a. COU from D2 to B1a
SCDC 56	Yew Tree Courtyard, Framlingham Road, Plot 3, 5 & Church and Gooderham, Earl Soham	Permission	Employment	422 sqm, Use Class: B1a - 322 sqm B1c - 100 sqm.
SCDC 57	Os 9854 Peppers Wash Lane Framlingham	Permission	Employment	4000 sqm, Use Class: B1a - 1100 sqm B1c - 1000 sqm B2 - 600 sqm B8 - 1300 sqm
SCDC 58	Moat Farm, Framlingham Road, Earl Soham	Permission	Employment	305 sqm, Use Class: B1a.
SCDC 59	Walton Avenue, Felixstowe	Permission	Employment	Use Class: B1, B2, B8, food retail and fast food outlet. Land to the east of Cory House is vacant and undeveloped land - the area measures 2.55 ha.
SCDC 60	Walton Green North, Felixstowe	Permission	Housing	385 Dwellings
SCDC 61	Land south and east of BT Adastral Park, Martlesham	Permission	Mixed Use	2000 Dwellings
SCDC 62	Land at Haven Exchange, Felixstowe	Carried Allocation	Employment	0 ha Use Class: B1, B2, B8, food retail and fast food outlet
SCDC 63	Ransomes, Nacton Heath	Carried Allocation	Employment	23.45 ha Use Class: B1/B2/B8
SCDC 64	Clopton Commerical Park	Carried Allocation	Employment	0 ha Use Class: B1/B2/B8
SCDC 65	Levington Park, Levington	Carried Allocation	Employment	0 ha Use Class: B1/B8
SCDC 66	Land at Silverlace Green (former airfield) Parham	Carried Allocation	Employment	0.98 ha Use Class: B1/B2
SCDC 67	Former airfield Parham	Carried Allocation	Employment	1.67 ha Use Class: B1/B2
SCDC 68	Riverside Industrial Estate, Border Cot Lane, Wickham	Carried Allocation	Employment	0 ha Use Class: B1/B2
SCDC 69	Land at Bridge Road, Felixstowe	Carried Allocation	Employment	0 ha Use Class: B1/B2

ID Number	Address	Status	Development Type	Details
SCDC 70	Land off Woodbridge Road, Framlingham	Neighbourhood Plan Allocation	Employment	3.7 ha Use Class: B1/B2/B8
SCDC 71	Masterlord Industrial Estate	Neighbourhood Plan Allocation	Employment	0.94 ha Use Class: B1/B2/B8
SCDC 72	Eastlands Industrial Estate	Neighbourhood Plan Allocation	Employment	0.99 ha Use Class: B1/B2/B8
SCDC 73	Martlesham Heath General Employment Area	Neighbourhood Plan Allocation	Employment	1.62 ha, Use Class: B1/ B2 /B8
SCDC 75	Land at Innocence Farm	Proposed Allocation	Employment	
SCDC 76	Land at Felixstowe Road	Proposed Allocation	Employment	
SCDC 77	Land off Victoria Mill Road	Neighbourhood Plan Allocation	Housing	30 Dwellings
SCDC 78	The Old Gas Works site	Neighbourhood Plan Allocation	Housing	7 Dwellings
SCDC 79	IN2 , Leiston	Neighbourhood Plan Allocation	Mixed Use	Policy in the NP states the use of the site could be any of the following - hall and meeting rooms, a cafe and catering facilities, public toilets or suitable parking provision for users
SCDC 80	TC2 Leiston	Neighbourhood Plan Allocation	Mixed Use	Policy in the NP states the use of the site could be any of the following - a mix of uses including retail (A-class) and leisure (Class D1 and D2) are provided; and residential uses; and a market square is created
SCDC 81	Land to the west of Garden Square	Carried Allocation	Housing	50 Dwellings
SCDC 82	Land opposite Townsfield Cottages Laxfield Road	Proposed Allocation - First Draft Local Plan - not taken forward	Housing	0 Dwellings
SCDC 83	Land north east of Street Farm	Carried Allocation	Housing	40 Dwellings
SCDC 84	Land to the rear of Rose Hill, Saxmundham Road	Carried Allocation	Housing	10 Dwellings
SCDC 85	Land off Howlett Way,	Carried Allocation	Housing	360 Dwellings
SCDC 86	Land North of Conway Close,	Carried Allocation	Housing	150 Dwellings

ID Number	Address	Status	Development Type	Details
SCDC 87	Land north of Mill Close,	Carried Allocation	Housing	10 Dwellings
SCDC 88	Land south of Ambleside, Main Road	Carried Allocation	Housing	30 Dwellings
SCDC 89	Land south of Lower Road,	Carried Allocation	Housing	20 Dwellings
SCDC 90	Land to the east of Aldeburgh Road	Carried Allocation	Housing	40 Dwellings
SCDC 91	Land East of Redwald Road,	Carried Allocation	Housing	50 Dwellings
SCDC 92	Land opposite The Sorrel Horse, The Street	Carried Allocation	Housing	30 Dwellings
SCDC 93	Land off Laxfield Road, Dennington	Proposed Allocation	Housing	50 Dwellings
SCDC 94	South Saxmundham Garden Neighbourhood	Proposed Allocation	Housing	800 Dwellings
SCDC 95	Land to the south of Eyke CoE Primary School and East of The Street, Eyke	Proposed Allocation	Housing	45 Dwellings
SCDC 96	Land adjacent to Reeve Lodge, High Road, Trimley St Martin	Proposed Allocation	Housing	150 Dwellings
SCDC 97	Land to the south of Darsham Station	Proposed Allocation	Housing	120 Dwellings
SCDC 98	Land West of B1125, Westleton	Proposed Allocation	Housing	35 Dwellings
SCDC 99	Land South of Forge Close between Main Road and Ayden, Benhall	Proposed Allocation	Housing	50 Dwellings
SCDC 100	Land to the South East of Levington Lane, Bucklesham	Proposed Allocation	Housing	30 Dwellings
SCDC 101	land to the south of Station Road, Campsea Ashe	Proposed Allocation	Housing	12 Dwellings
SCDC 102	Land behind 15 St Peters Close, Charsfield	Proposed Allocation	Housing	20 Dwellings
SCDC 103	Land Bounded by Helmingham Road & Ipswich Road, Otley	Proposed Allocation - First Draft Local Plan - not taken forward	Housing	20 Dwellings
SCDC 104	Land at Chapel Road, Otley	Proposed Allocation - First Draft Local Plan - not taken forward	Housing	35 Dwellings
SCDC 105	Land at The Street & Mill Lane, Brandeston,	Proposed Allocation - First Draft Local	Housing	30 Dwellings

ID Number	Address	Status	Development Type	Details
		Plan - not taken forward		
SCDC 106	Land to the west of Ipswich Road, Grundisburgh	Proposed Allocation - First Draft Local Plan - not taken forward	Housing	56 Dwellings
SCDC 107	Land north of the Street, Kettleburgh	Proposed Allocation	Housing	16 Dwellings
SCDC 108	Land off Keightley Way, Tuddenham	Proposed Allocation	Housing	35 Dwellings
SCDC 109	Land between High Street and Chapel Lane	Proposed Allocation	Housing	120 Dwellings
SCDC 110	Land at Mow Hill, Winesham	Proposed Allocation	Housing	20 Dwellings
SCDC 111	Land adjacent Levington Park, Bridge Road, Levington	Proposed Allocation	Housing	20 Dwellings
SCDC 112	land south of Sutton Walks, Sutton	Proposed Allocation - First Draft Local Plan - not taken forward	Housing	12 Dwellings
SCDC 113	Land north of The Street, Darsham	Proposed Allocation	Housing	25 Dwellings
SCDC 114	Land to the rear of 31-37 Bucklesham Road, Kirton	Proposed Allocation	Housing	12 Dwellings
SCDC 115	Brackenbury Sports Centre, High Road East, Felixstowe	Proposed Allocation	Housing	80 Dwellings
SCDC 116	85-93 St Andrews Road	Permission	Housing	5 Dwellings
SCDC 119	Land north of Woods Lane	Permission	Housing	73 Dwellings
SCDC 120	15 High Street	Permission	Housing	7 Dwellings
SCDC 121	Land at Old Station Works, Main Road, Westerfield	Permission	Housing	35 Dwellings
SCDC 122	Former County Primary School, Fairfield Road	Permission	Housing	16 Dwellings
SCDC 123	Land at Abbey Road, Leiston	Permission	Housing	100 Dwellings
SCDC 124	The White Horse, 27 Well Close Square	Permission	Housing	4 Dwellings
SCDC 125	28 Old Kirton Road (1-6 Durban Mews)	Permission	Housing	5 Dwellings

ID Number	Address	Status	Development Type	Details
SCDC 126	Land south of Corner Cottages & Forge Close, Main Road	Permission	Housing	9 Dwellings
SCDC 127	Stowe House, 105 Cliff Road	Permission	Housing	9 Dwellings
SCDC 128	210,212,216a & land surrounding, High St	Permission	Housing	7 Dwellings
SCDC 129	Land to the rear of 1 & 2 Chapel Cottages adjoining, The Street	Permission	Housing	20 Dwellings
SCDC 130	Land east of Warren Avenue, Church Hill	Permission	Housing	170 Dwellings
SCDC 131	Easton Primary School and land adjacent The Street	Permission	Housing	14 Dwellings
SCDC 132	Os 9634, Brook Lane	Permission	Housing	14 Dwellings
SCDC 133	Johnsons Farm, Saxmundham Road	Permission	Housing	187 Dwellings
SCDC 134	Land adj. to 45 & 50 Watson Way	Permission	Housing	10 Dwellings
SCDC 135	Land at junction of Garrison Lane & High Road West	Permission	Housing	10 Dwellings
SCDC 136	26 Fore Street	Permission	Housing	8 Dwellings
SCDC 137	Land adj. 11 Penfold Road	Permission	Housing	5 Dwellings
SCDC 138	Land between 1 Potash Cottages & Woodroyd Cottage, Woods Lane	Permission	Housing	11 Dwellings
SCDC 139	Land south east of Rawlings Cottage, Saxtead Road	Permission	Housing	10 Dwellings
SCDC 141	Os 4300 north of Fullers Field	Permission	Housing	11 Dwellings
SCDC 142	Former The Buregate Public House, Sea Road	Permission	Housing	5 Dwellings
SCDC 143	Hillview, Church Road, Otley	Permission	Housing	35 Dwellings
SCDC 144	Land south of Solomans Rest, The Street	Permission	Housing	10 Dwellings
SCDC 145	21-24 Old Post Office Lane	Permission	Housing	5 Dwellings
SCDC 146	Land r/o 82-94 Woodbridge Rd & 14-18 Playford Rd	Permission	Housing	5 Dwellings

ID Number	Address	Status	Development Type	Details
SCDC 147	Marlborough Hotel, Sea Road	Permission	Housing	24 Dwellings
SCDC 148	Land adjacent 155 The Street	Permission	Housing	14 Dwellings
SCDC 149	38-40 Victoria Street	Permission	Housing	5 Dwellings
SCDC 150	Site of former Factory Warehouse, Melton Road	Permission	Housing	54 Dwellings
SCDC 151	Dorincourt Court House, 41 Undercliff Road West	Permission	Housing	4 Dwellings
SCDC 152	Land off Fairfield Road	Permission	Housing	163 Dwellings
SCDC 153	North Sea Hotel, Sea Road	Permission	Housing	23 Dwellings
SCDC 154	Land/buildings at Chillesford Lodge Estate	Permission	Housing	20 Dwellings
SCDC 155	Land at Candlet Road, Felixstowe	Permission	Housing	560 Dwellings
SCDC 156	Land north of New Quay Court, Old Maltings Approach	Permission	Housing	5 Dwellings
SCDC 157	Snape Maltings, Snape Bridge, Tunstall	Permission	Housing	73 Dwellings
SCDC 158	Land at and adj. to Mushroom Farm, High Road	Permission	Housing	66 Dwellings
SCDC 159	Land off South Entrance	Permission	Housing	5 Dwellings
SCDC 160	Fynn Valley Golf Club, Rose Hill	Permission	Housing	14 Dwellings
SCDC 161	Land at High Road	Permission	Housing	69 Dwellings
SCDC 162	Os 4300 north of Fullers Field	Permission	Housing	12 Dwellings
SCDC 163	Land at Emerald Close	Permission	Housing	9 Dwellings
SCDC 164	The Barn, Mill Road	Permission	Housing	10 Dwellings
SCDC 165	Bakery, back of Market Place (1-6 Bakers Mews)	Permission	Housing	6 Dwellings
SCDC 166	Vacant site, Redwald Road	Permission	Housing	7 Dwellings

ID Number	Address	Status	Development Type	Details
SCDC 167	Former Walled Garden, Sudbourne Park	Permission	Housing	10 Dwellings
SCDC 168	Phase 6,7 & site A, Bixley Farm	Permission	Housing	63 Dwellings
SCDC 169	Glebe House Residential Care Home, Rectory Road	Permission	Housing	10 Dwellings
SCDC 170	Land rear of 23-37 Hall Farm Road	Permission	Housing	8 Dwellings
SCDC 171	Suffolk Private Retirement Home, 9 Sea Road *Former C2 care home - see separate tab*	Permission	Housing	8 Dwellings
SCDC 172	Former Police Station, Grundisburgh Road	Permission	Housing	13 Dwellings
SCDC 173	Land at Colonial House, Station Road	Permission	Housing	6 Dwellings
SCDC 174	Land to the east of Water Tower, Spriteshall Lane	Permission	Housing	6 Dwellings
SCDC 175	Land opposite 57 to 61 Judith Avenue	Permission	Housing	8 Dwellings
SCDC 176	1-6, 9 & 10 Ullswater Road	Permission	Housing	12 Dwellings
SCDC 177	Land at Mallard Way, Off Rectory Road	Permission	Housing	16 Dwellings
SCDC 178	Land east of St Peters Close	Permission	Housing	20 Dwellings
SCDC 179	Pt land at Crown Nurseries, High Street	Permission	Housing	31 Dwellings
SCDC 180	The Woodyard, Vyces Road	Permission	Housing	5 Dwellings
SCDC 181	Land at Mount Pleasant	Permission	Housing	95 Dwellings
SCDC 182	School Lane	Permission	Housing	13 Dwellings
SCDC 183	6 Levington Lane, Bucklesham	Permission	Housing	11 Dwellings
SCDC 184	Land adj. to Mill Farm, Thomas Avenue	Permission	Housing	50 Dwellings
SCDC 185	Land at the rear of St Margarets Crescent	Permission	Housing	77 Dwellings
SCDC 186	Land west of Street Farm, School Road	Permission	Housing	33 Dwellings

ID Number	Address	Status	Development Type	Details
SCDC 187	Os 4700, Saxtead Road	Permission	Housing	24 Dwellings
SCDC 188	Cliff House, Chevalier Rd, Hamilton House & Car Park, Hamilton Rd	Permission	Housing	69 Dwellings
SCDC 189	Land between Treetops and Candlet Road	Permission	Housing	6 Dwellings
SCDC 190	Land at Notcutts Garden Centre, Ipswich Road	Permission	Housing	95 Dwellings
SCDC 191	Land at Warrens Barn, Jacks Field, The Street	Permission	Housing	6 Dwellings
SCDC 192	Heath Dairy Farm, Melton Road	Permission	Housing	9 Dwellings
SCDC 193	Land off Station Road	Permission	Housing	99 Dwellings
SCDC 194	1 Quay Street	Permission	Housing	4 Dwellings
SCDC 195	The Old School Site, The Street	Permission	Housing	7 Dwellings
SCDC 196	Land west of Mill Cottage, Valley Road	Permission	Housing	18 Dwellings
SCDC 197	Land off Blacktiles Lane	Permission	Housing	47 Dwellings
SCDC 198	Police Station, Badingham Road	Permission	Housing	4 Dwellings
SCDC 199	Phase 1 - Land north of Woods Lane	Permission	Housing	107 Dwellings
SCDC 200	Former Gas Works, Carr Avenue	Permission	Housing	20 Dwellings
SCDC 201	Pt land at Crown Nurseries, High Street	Permission	Housing	3 Dwellings
SCDC 202	Atlasfram Group Ltd, New Road	Permission	Housing	16 Dwellings
SCDC 203	23 & 25 Crescent Road	Permission	Housing	18 Dwellings
SCDC 204	Land between 36 & 38 Leiston Road	Permission	Housing	5 Dwellings
SCDC 205	Land on the south side of Thurmans Lane	Permission	Housing	98 Dwellings
SCDC 206	Meri Rauha, 1 High Beach	Permission	Housing	4 Dwellings

ID Number	Address	Status	Development Type	Details
SCDC 207	Land south of High Road	Permission	Housing	70 Dwellings
SCDC 208	Land north of The Mount, Church Lane	Permission	Housing	5 Dwellings
SCDC 209	Land west of Ferry Road Residential Centre, Ferry Road	Permission	Housing	197 Dwellings
SCDC 210	Queens House, Woodbridge School, Burkett Road	Permission	Housing	31 Dwellings
SCDC 212	Land west of Clovelly Close	Permission	Housing	6 Dwellings
SCDC 213	Walton Green South, High Street	Permission	Housing	186 Dwellings
SCDC 214	64-66 New Street	Permission	Housing	5 Dwellings
SCDC 215	Police Station, Leiston Road	Permission	Housing	19 Dwellings
SCDC 216	101 Bath Road	Permission	Housing	4 Dwellings
SCDC 217	Abbey View Lodges, 105 Abbey Road	Permission	Housing	8 Dwellings
SCDC 218	34 Grundisburgh Road	Permission	Housing	5 Dwellings
SCDC 219	Land to the south of Red House Lane	Permission	Housing	65 Dwellings
SCDC 220	Aldeburgh Brickworks, Saxmundham Road	Permission	Housing	15 Dwellings
SCDC 221	Land fronting Old Homes Road	Permission	Housing	10 Dwellings
SCDC 222	Duck Corner / Rectory Road	Permission	Housing	63 Dwellings
SCDC 223	Land at Hill Farm, Yarmouth Road	Permission	Housing	7 Dwellings
SCDC 224	Bixley Farm (b)	Permission	Housing	126 Dwellings
SCDC 225	OS 0960 Mill View Farm, Mill Road	Permission	Housing	5 Dwellings
SCDC 226	land adjacent to Cherry Trees	Permission	Housing	5 Dwellings
SCDC 227	Land at Felixstowe Sunday Market Site, Sea Road, Felixstowe	Proposed Allocation	Mixed Use	40 Dwellings



ID Number	Address	Status	Development Type	Details
SCDC 228	Land at Abbey Road	Neighbourhood Plan Allocation	Mixed Use	See FID33 & 123
SCDC 229	Land off Vyces Road/Brook Lane	Permission	Mixed Use	See FID132
SCDC 230	Martlesham Hi-Tech Cluster	Permission	Employment	



Table A.2 Potential and Allocated Developments in IBC

ID Number	Address	Status	Development Type	Details
IBC 0	30 Lower Brook Street	Commenced Permission	Housing	62 Dwellings
IBC 1	84 Princes Street	Commenced Permission	Housing	25 Dwellings
IBC 2	Depot, Beaconsfield Road	Potential Allocation	Housing	15 Dwellings
IBC 3	Land between railway junction and Hadleigh Road	Potential Allocation	Employment	Land allocated for Employment Use. Suitable for B1, B2 or B8 (excluding B1a office use) and appropriate employment-generating sui generis uses as defined through policy DM25
IBC 4	Bus Depot, Sir Alf Ramsey Way	Potential Allocation	Mixed	48 Dwellings
IBC 5	Smart Street/Foundation Street	Potential Allocation	Mixed	44 Dwellings
IBC 6	West End Road Surface Car Park	Potential Allocation	Housing	43 Dwellings
IBC 7	Burrell Road	Potential Allocation	Housing	28 Dwellings
IBC 9	Island Site	Potential Allocation	Housing	421 Dwellings
IBC 10	Land between Lower Orwell Street and Star Lane	Potential Allocation	Mixed	29 Dwellings
IBC 11	Land between Old Cattle Market and Star Lane	Potential Allocation	Housing	31 Dwellings
IBC 13	Handford Road (east)	Potential Allocation	Housing	20 Dwellings
IBC 14	Transco, south of Patteson Road	Potential Allocation	Housing	51 Dwellings
IBC 15	Silo, College Street	Potential Allocation	Housing	48 Dwellings
IBC 16	Land between Gower Street and Great Whip Street	Potential Allocation	Housing	43 Dwellings
IBC 17	South of Felaw Street	Potential Allocation	Housing	33 Dwellings
IBC 18	Bridge Street, Northern Quays (west)	Potential Allocation	Mixed	73 Dwellings
IBC 19	Burton's College Street	Potential Allocation	Housing	125 Dwellings
IBC 20	Commercial Bldgs & Jewish Burial Ground, Star Ln	Potential Allocation	Mixed	50 Dwellings
IBC 21	Arclion House and Elton Park Industrial Estate, Hadleigh Road	Potential Allocation	Housing	103 Dwellings



ID Number	Address	Status	Development Type	Details
IBC 22	Webster's saleyard site, Dock Street	Potential Allocation	Housing	9 Dwellings
IBC 23	23-25 Burrell Road	Potential Allocation	Housing	14 Dwellings
IBC 24	Cranfields	Potential Allocation	Housing	135 Dwellings
IBC 25	Regatta Quay	Potential Allocation	Housing	157 Dwellings
IBC 28	Old Cattle Market site, Portman Road (South)	Potential Allocation	Employment	Land allocated for Employment Use 80% (1.8ha) B1a and 20% (0.4ha) main town centre uses such as hotel/leisure (excluding retail). Assumed WRC will be Cliff Quay although geographically SPROUGHTON is closest.
IBC 30	Helena Road	Potential Allocation	Housing	337 Dwellings
IBC 32	Land between Cliff Quay and Landseer Road	Potential Allocation	Housing	222 Dwellings
IBC 37	Land at Commercial Road	Potential Allocation	Housing	103 Dwellings
IBC 44	Holywells Road (east)	Potential Allocation	Housing	66 Dwellings
IBC 45	Banks of river, upriver from Princes Street	Potential Allocation	Housing	14 Dwellings
IBC 46	Rear of Grafton House, Russell Road	Potential Allocation	Mixed	0 Dwellings
IBC 47	Bath Street (Griffin Wharf)	Potential Allocation	Housing	113 Dwellings
IBC 48	Thurleston Lane area	Potential Allocation	Housing	268 Dwellings
IBC 50	The Railway PH, Foxhall Road	Commenced Permission	Housing	7 Dwellings
IBC 51	Rear of Maypole PH, Old Norwich Road	Not started Permission	Housing	7 Dwellings
IBC 52	Burlington Road	Commenced Permission	Housing	9 Dwellings
IBC 53	Barrack Corner	Not started Permission	Housing	6 Dwellings
IBC 54	Gibbons Street	Commenced Permission	Housing	6 Dwellings
IBC 55	31 Stoke Street	Not started Permission	Housing	6 Dwellings
IBC 56	19 Elm Street	Not started Permission	Housing	17 Dwellings

ID Number	Address	Status	Development Type	Details
IBC 57	Crown PH, Felixstowe Road	Commenced Permission	Housing	8 Dwellings
IBC 58	Westerfield House, Humber Doucy Lane	Not started Permission	Housing	7 Dwellings
IBC 59	Lower Brook Street	Not started Permission	Housing	8 Dwellings
IBC 60	Arcade Street/Museum Street	Not started Permission	Housing	9 Dwellings
IBC 61	7-15 Queen Street	Commenced Permission	Housing	19 Dwellings
IBC 62	31-37 St Helen's Street	Commenced Permission	Housing	15 Dwellings
IBC 63	County Hall, St Helen's Street	Not started Permission	Housing	16 Dwellings
IBC 64	17-19 St Helen's Street	Not started Permission	Housing	9 Dwellings
IBC 65	Former site of 2 to 6 Central Avenue	Not started Permission	Employment	Land with Planning Permission. Construction of two buildings totalling 12,567sqm of Employment use (B1c, B2 & B8)
IBC 66	Land at Whitton Lane, Fisks Lane, Old Norwich Rd	Not started Permission	Employment	Land with Planning Permission. Construction of regional distribution centre comprising 11,508sqm of warehousing (B8) with 1,850sqm of ancillary offices
IBC 67	Rear of Jupiter Road and Reading Road	Potential Allocation	Housing	13 Dwellings
IBC 68	Former Tooks Bakery, Old Norwich Road	Potential Allocation	Mixed	60 Dwellings
IBC 69	Victoria Nurseries, Westerfield Road	Potential Allocation	Housing	12 Dwellings
IBC 70	Opposite 674-734 Bramford Road	Potential Allocation	Housing	45 Dwellings
IBC 71	Land at Bramford Road (Stock's site)	Potential Allocation	Housing	46 Dwellings
IBC 72	Lavenham Road School site	Potential Allocation	Housing	30 Dwellings
IBC 73	J J Wilson, White Elm Street	Potential Allocation	Housing	47 Dwellings
IBC 74	King George V Field, Old Norwich Road	Potential Allocation	Housing	99 Dwellings
IBC 75	Waterworks Street	Potential Allocation	Housing	23 Dwellings
IBC 76	Peter's Ice Cream etc, Grimwade Street	Potential Allocation	Housing	29 Dwellings

ID Number	Address	Status	Development Type	Details
IBC 77	240 Wherstead Road	Potential Allocation	Housing	27 Dwellings
IBC 78	Co-op Depot, Felixstowe Road	Potential Allocation	Housing	75 Dwellings
IBC 79	Felixstowe Road	Potential Allocation	Housing	62 Dwellings
IBC 80	St Clement's Hospital Grounds	Commenced Allocation	Housing	196 Dwellings
IBC 81	Milton Street	Potential Allocation	Housing	9 Dwellings
IBC 82	Eastway Business Park, Europa Way	Commenced Allocation	Housing	94 Dwellings
IBC 83	Waterford Road	Potential Allocation	Housing	12 Dwellings
IBC 84	Smart Street/Foundation Street (former Gym and Trim)	Potential Allocation	Housing	14 Dwellings
IBC 85	Church and land at Upper Orwell Street	Potential Allocation	Housing	9 Dwellings
IBC 86	79 Cauldwell Hall Road	Potential Allocation	Housing	17 Dwellings
IBC 87	BT Depot, Woodbridge Road	Potential Allocation	Housing	39 Dwellings
IBC 88	Old Foundry Road	Potential Allocation	Housing	12 Dwellings
IBC 89	Arcade Street	Potential Allocation	Housing	7 Dwellings
IBC 90	Former British Energy Site, Cliff Quay (south)	Potential Allocation	Employment	Land allocated for Employment Use. 4.18ha suitable for B1 (excluding office use B1a), B2 or B8 and appropriate employment-generating sui generis uses as defined through policy DM25. Uses should be compatible with residential
IBC 91	Land north of Whitton Lane	Potential Allocation	Employment	Land allocated for Employment Use. 3.8ha suitable for B1, B2 and B8 and appropriate employment-generating sui generis uses as defined through policy DM25. Assumed WRC will be Cliff Quay although geographically SPROUGHTON is closest.
IBC 92	Airport Farm Kennels, north of A14	Potential Allocation	Employment	Land allocated for Employment Use. 7.37ha site for longer term development subject to access improvements. Suitable for B1 (excluding office use B1a), B2 or B8 and appropriate employment-generating sui generis uses as defined through policy DM25

ID Number	Address	Status	Development Type	Details
IBC 93	Land south of Ravenswood fronting Nacton Road	Potential Allocation	Employment	Land allocated for Employment Use.1.2ha suitable for B1 and appropriate employment-generating sui generis uses as defined through policy DM25
IBC 100	Land south of Ravenswood (Sports Park)	Potential Allocation	Employment	Land allocated for Leisure Use. 7.8ha Sports Park.
IBC 101	Duke Street	Potential Allocation	Housing	44 Dwellings
IBC 102	Mint Quarter/Cox Lane East	Potential Allocation	Housing	47 Dwellings
IBC 104	112-116 Bramford Road	Potential Allocation	Housing	14 Dwellings
IBC 105	15-19 St Margaret's Street	Potential Allocation	Housing	9 Dwellings
IBC 106	Sports Club, Henley Road	Potential Allocation	Housing	28 Dwellings
IBC 107	Former Police Station, Civic Drive	Potential Allocation	Housing	46 Dwellings
IBC 109	Areas U, V & W Ravenswood, Nacton Road	Potential Allocation	Housing	94 Dwellings
IBC 110	2 Park Road	Potential Allocation	Housing	13 Dwellings
IBC 111	Land at Futura Park, Nacton Road	Potential Allocation	Employment	Land allocated for Employment Use. 4.82ha suitable for employment uses B1b, B1c, B2, B8 and appropriate sui generis uses as defined through policy DM25. Assumed WRC will be Cliff Quay although geographically SPROUGHTON is closest.
IBC 113	Car Park, Smart Street/Foundation Street	Potential Allocation	Housing	7 Dwellings
IBC 114	Hope Church, Fore Hamlet	Potential Allocation	Housing	23 Dwellings
IBC 116	Mint Quarter/Cox Lane West regeneration area	Potential Allocation	Housing	42 Dwellings
IBC 117	Former British Energy Site, Cliff Quay (north)	Potential Allocation	Housing	17 Dwellings
IBC 118	Former Norsk Hydro, Sandy Hill Lane	Potential Allocation	Housing	85 Dwellings
IBC 119	Ravenswood (south of Alnesbourne Crescent off Edith Cook Way)	Potential Allocation	Housing	126 Dwellings
IBC 120	Ravenswood	Potential Allocation	Housing	34 Dwellings
IBC 121	Civic Centre area, Civic Drive	Potential Allocation	Mixed	59 Dwellings

ID Number	Address	Status	Development Type	Details
IBC 122	Prince of Wales Drive	Potential Allocation	Housing	12 Dwellings
IBC 129	Humber Doucy Lane area	Potential Allocation	Housing	375 Dwellings
IBC 130	Whitton Church Lane area	Potential Allocation	Housing	300 Dwellings
IBC 131	Land west of Greyfriars Road (Jewsons)	Potential Allocation	Housing	34 Dwellings
IBC 132	Waste tip north of Sir Alf Ramsey Way	Potential Allocation	Housing	114 Dwellings
IBC 133	Land bounded by Cliff Road, Toller Road and Holywells Road	Potential Allocation	Housing	148 Dwellings (addition November 2018: + Employment on 20% of site)
IBC 134	Former BT office, Bibb Way	Not started Permission	Housing	104 Dwellings
IBC 135	Land east of West End Road	Potential Allocation	Housing	38 Dwellings
IBC 136	Land west of West End Road	Potential Allocation	Housing	74 Dwellings
IBC 138	Ipswich Garden Suburb Phase N3a	Potential Allocation	Housing	1085 Dwellings
IBC 139	Ipswich Garden Suburb Phase N3b	Potential Allocation	Housing	100 Dwellings
IBC 140	Ipswich Garden Suburb Phase N2b	Potential Allocation	Housing	40 Dwellings
IBC 141	Ipswich Garden Suburb Phase N2a	Potential Allocation	Housing	1100 Dwellings
IBC 142	Ipswich Garden Suburb Phase N1a	Potential Allocation	Housing	815 Dwellings
IBC 143	Ipswich Garden Suburb Phase N1b	Potential Allocation	Housing	360 Dwellings



Appendix B

Flood Risk Summary Table



Table B.1 SCDC Development Sites and Flood Risk

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability			
					Flood Zone 1		Flood Zone 2		Flood Zone 3		High Risk	Medium Risk	Low Risk					% of this site		
					Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)					% of this site	0.00	0.15
SCDC 7	Carlton Park, Main Road, Kelsale cum Carlton	EMP	7.82	FZ3	6.14	79%	1.58	20%	0.10	1%	0.00	0.15	0.30	0.60	0.90	> 1.20	Minimal infiltration potential, infiltration testing not recommended	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.		
					0.00	0.15	0.30	0.60	0.90	1.20	0.50 - 0.75	Yes	Yes	Yes	5.0	2.4			0.5	0.0
SCDC 8	Rendlesham (Bentwaters)	EMP	382.25	FZ3	381.31	100%	0.17	0%	0.76	0%	0.00	0.8	2.4	1.1	0.3	0.1	0.2	> 2.00	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
					0.00	0.15	0.30	0.60	0.90	1.20	0.50 - 0.75	Yes	Yes	Yes	0.8	2.4	1.1	0.3		
SCDC 9	Port of Felixstowe	EMP	466.73	FZ3	129.89	28%	301.32	65%	35.52	8%	0.00	2.5	8.6	4.5	0.8	0.2	0.6	> 2.00	Variable infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage there is potential for infiltration SuDS at the site, although investigation is required as part of the drainage strategy.
					0.00	0.15	0.30	0.60	0.90	1.20	0.50 - 0.75	Yes	Yes	Yes	2.5	8.6	4.5	0.8		
SCDC 10	Land at Carr Road/Langer Road, Felixstowe	EMP	10.44	FZ3	0.00	0%	1.76	17%	8.67	83%	0.00	0.4	16.1	24.0	11.2	3.7	0.2	0.50 - 0.75	Variable infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. In terms of on-site drainage there is potential for infiltration SuDS at the site, although investigation is required as part of the drainage strategy.
					0.00	0.15	0.30	0.60	0.90	1.20	0.50 - 0.75	Yes	Yes	Yes	0.4	16.1	24.0	11.2		

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability							
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site													
					Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	0.00 - 0.15					0.15 - 0.30	0.30 - 0.60	0.60 - 0.90	> 0.90			
SCDC 11	Woodbridge Road, Framlingham	EMP	4.21	FZ3	3.45	82%	0.71	17%	0.06	1%	Yes	Yes	Yes	0.3	1.7	5.9	4.4	6.0	22.5	> 2.00	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. Surface water flood risk high in parts. In terms of on-site drainage, infiltration SuDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.
SCDC 12	Station Road East, Framlingham	EMP	3.37	FZ3	0.76	23%	1.45	43%	1.16	34%	Yes	Yes	Yes	0.5	2.4	19.8	18.7	14.1	16.9	> 2.00	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. Surface water flood risk high in parts. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 13	Sandy Lane, Martlesham	EMP	4.13	FZ3	0.02	0%	0.15	4%	3.97	96%	Yes	Yes	Yes	5.2	8.1	3.6	0.2	0.0	0.0	> 2.00	No	Bedrock geology is London Clay; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 14	Wilford Bridge Road, Melton	EMP	4.61	FZ3	1.08	23%	0.77	17%	2.77	60%	Yes	Yes	Yes	5.4	12.7	8.8	2.9	0.1	0.0	0.50 - 0.75	Yes	Bedrock geology is London Clay; Superficial geology is Crag Group.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage, infiltration SuDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability	
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site							
					Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site				0.00 - 1.20	0.00 - 1.20	0.00 - 1.20					
SCDC 15	Melton Road (Deben Mill), Melton	EMP	1.05	FZ3	0.00	0.00	1.05	Yes	Yes	Yes	1.0	5.3	3.3	0.2	0.0	0.0	0.0	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and on-site drainage, infiltration SUDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.
					0.70	0.32	0.77%	7%	0.32	7%	3.49	77%	8.9	12.9	14.9	3.3	0.2	
SCDC 16	Station Road, Melton	EMP	4.51	FZ3	0.70	0.32	7%	Yes	Yes	Yes	8.9	12.9	14.9	3.3	0.2	0.0	0.0	This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and on-site drainage, infiltration SUDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.
					1.99	0.14	5%	No	Yes	Yes	0.4	0.9	0.8	0.0	0.0	0.0	0.0	
SCDC 17	MEL20 Residential Only	RESI	2.75	FZ3	1.99	0.14	5%	No	Yes	Yes	0.4	0.9	0.8	0.0	0.0	0.0	0.0	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SUDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
					0.54	0.03	4%	Yes	Yes	2.7	6.3	22.1	15.2	5.9	4.4	> 2.00	Yes	
SCDC 18	Land at Street Farm Ipswich Road	RESI	0.70	FZ3	0.54	0.03	4%	Yes	Yes	Yes	2.7	6.3	22.1	15.2	5.9	4.4	> 2.00	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. Surface water flood risk high in parts. It is likely that infiltration SUDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
					0.54	0.03	4%	Yes	Yes	2.7	6.3	22.1	15.2	5.9	4.4	> 2.00	Yes	

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability							
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site													
				Area (ha)	Area (ha)	Area (ha)	% of this site	% of this site	% of this site	0.00 - 0.15	0.30 - 0.60	0.60 - 1.20											
SCDC 19	Eastward Ho, Grove Road, Felkstone	RESI	143.53	138.64	97%	1.33	1%	3.55	2%	Yes	Yes	Yes	1.2	1.0	0.9	0.5	0.3	0.2	> 2.00	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Crag Group.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 62	Land at Haven Exchange, Felkstone	EMP	5.09	4.63	91%	0.46	9%			No	No	Yes	0.0	0.1	0.0	0.0	0.0	0.0	0.75	No	Bedrock geology is London Clay. Superficial geology is Crag Group.	Good infiltration potential, infiltration testing required	This site is located within an area with moderate tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 63	Ransomes, Nacton Heath	EMP	29.95	29.95	100%					Yes	Yes	Yes	4.1	3.3	1.2	0.0	0.0	0.0	0.75	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 64	Clopton Commercial Park	EMP	10.96	10.96	100%					Yes	Yes	Yes	1.5	2.3	0.8	0.0	0.0	0.0	0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 65	Levington Park, Levington	EMP	4.23	4.23	100%					No	Yes	Yes	0.1	0.6	0.0	0.0	0.0	0.0	0.75	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 66	Land at Silverace Green (former airfield) Parham	EMP	2.26	2.26	100%					No	No	Yes	0.0	0.0	0.0	0.0	0.0	0.0	0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability						
				Flood Zone	Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site	% of this site					% of this site					
				Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	0.00 - 0.15					0.30 - 0.60	0.60 - 1.20				
SCDC 67	Former airfield Parham	EMP	5.74	FZ1	5.74	100%				No	Yes	Yes	0.00 - 0.15	0.30 - 0.60	0.60 - 0.90	> 1.20	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.	
SCDC 68	Riverside Industrial Estate, Border Cot Lane, Wickham	EMP	2.01	FZ1	2.01	100%				No	Yes	Yes	3.1	5.7	0.1	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.
SCDC 69	Land at Bridge Road, Felixstowe	EMP	0.73	FZ1	0.73	100%				No	Yes	Yes	0.1	1.1	0.1	0.0	0.0	0.50 - 0.75	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Crag Group.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation.
SCDC 70	Land off Woodbridge Road, Framlingham	EMP	4.59	FZ1	4.59	100%				Yes	Yes	Yes	1.5	1.3	0.1	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 71	Masterford Industrial Estate	EMP	6.82	FZ1	6.82	100%				No	Yes	Yes	2.3	2.6	0.2	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.
SCDC 72	Eastlands Industrial Estate	EMP	7.15	FZ1	7.15	100%				Yes	Yes	Yes	0.9	2.5	0.3	0.0	0.0	0.50 - 0.75	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability	
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site							
				Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site				0.00 - 0.15	0.30 - 0.60	0.60 - 1.20					Hazard
SCDC 73	Martlesham Heath General Employment Area	EMP	35.36	FZ1													A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 75	Land at Innocence Farm	EMP	115.64	FZ1													A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 76	Land at Felkstone Road	EMP	22.53	FZ1													A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 77	Land off Victoria Mill Road	RESI	2.61	FZ1													A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 78	The Old Gas Works site	RESI	0.13	FZ1													This site could be permitted subject to LPA/LIFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 79	INZ, Leiston	MX	1.25	FZ1													A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, but may be dependant on the final use of this site. Further investigation and details on the on-site SuDS should be included in the drainage strategy. Consultation required with Water Company on SPZ

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability			
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	High	Medium	Low					Hazard		
				Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	0.00 - 0.15	0.30 - 0.60	0.60 - 1.20					0.00 - 1.20		
SCDC 80	TC2 Leiston	MX	1.08	FZ1			No	Yes	Yes	10.0	15.7	1.9	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site but may be dependant on the final use of this site. Further investigation and details on the on-site SuDS should be included in the drainage strategy. Consultation required with Water Company on SPZ.
SCDC 81	Land to the west of Garden Square	RESI	5.05	FZ1			No	Yes	Yes	0.4	2.5	0.2	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 82	Land opposite Townsfield Cottages Laxfield Road	RESI	0.60	FZ1			Yes	Yes	Yes	0.3	0.1	0.1	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 83	Land north east of Street Farm	RESI	2.19	FZ1			Yes	Yes	Yes	5.9	1.7	0.4	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 84	Land to the rear of Rose Hill, Saxmundham Road	RESI	3.00	FZ1			Yes	Yes	Yes	0.2	2.3	0.7	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
SCDC 85	Land off Howlett Way,	RESI	10.64	FZ1			Yes	Yes	Yes	0.7	2.0	1.4	0.4	0.1	0.50 - 0.75	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability		
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site								
					Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	0.00 - 0.15	0.30 - 0.60	0.60 - 1.20					0.50 - 0.75	Hazard
SCDC 86	Land North of Conway Close,	RESI	3.83	FZ1	3.83 100%			Yes	Yes	Yes	0.00 0.15	0.30 0.60	0.60 0.90	0.00 1.20	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Crag Group.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.	
SCDC 87	Land north of Mill Close,	RESI	0.79	FZ1	0.79 100%			No	No	No	0.00	0.00	0.00	0.00	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.	
SCDC 88	Land south of Ambleside, Main Road	RESI	1.86	FZ1	1.86 100%			Yes	Yes	Yes	0.00	0.20	0.20	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.	
SCDC 89	Land south of Lower Road,	RESI	2.45	FZ1	2.45 100%			Yes	Yes	Yes	10.7	11.3	10.6	1.0	0.20	0.50 - 0.75	Bedrock geology is London Clay; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
SCDC 90	Land to the east of Aldeburgh Road	RESI	1.65	FZ1	1.65 100%			No	No	No	0.00	0.00	0.00	0.00	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.	
SCDC 91	Land East of Redwald Road,	RESI	4.29	FZ1	4.29 100%			Yes	Yes	Yes	3.6	7.6	6.0	0.20	0.00	0.50 - 0.75	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site						
				Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)				
SCDC 92	Land opposite The Sorrel Hoise, The Street	RESI	0.42	FZ1	0.42	100%	0.00	0.15	0.30	0.60	0.90	> 1.20	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 93	Land off Laxfield Road, Dennington	RESI	2.53	FZ1	2.53	100%	Yes	Yes	Yes	0.1	0.1	0.0	0.0	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 94	South Saxmundham Garden Neighbourhood	RESI	44.97	FZ1	44.97	100%	Yes	Yes	Yes	2.0	1.9	0.3	0.0	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 95	Land to the south of Eyke CoE Primary School and East of The Street, Eyke	RESI	3.47	FZ1	3.47	100%	No	No	Yes	0.0	0.9	0.0	0.0	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Crag Group.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 96	Land adjacent to Reeve Lodge, High Road, Trimley St Martin	RESI	8.58	FZ1	8.58	100%	No	Yes	Yes	0.0	1.8	1.9	0.0	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 97	Land to the south of Darsham Station	RESI	7.32	FZ1	7.32	100%	No	No	Yes	0.5	0.0	0.0	0.0	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Crag Group.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone		Surface water risk			Surface Water Flood Depth (1 in 1000) (m)				SPZ?	Geology	Infiltration potential	Development Viability			
					Flood Zone 1	Flood Zone 2	High Risk	Medium Risk	Low Risk	% of this site										
					Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	0.00 - 0.15					0.30 - 0.60	0.60 - 0.90	> 0.90 - 1.20
SCDC 98	Land West of B1125, Westleton	RESI	2.09	FZ1	2.09	100%	Yes	Yes	Yes	3.7	9.1	19.4	1.2	0.1	0.0	> 2.00	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 99	Land South of Forge Close between Main Road and Ayden, Benhall	RESI	2.43	FZ1	2.43	100%	No	Yes	Yes	0.0	0.5	0.7	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 100	Land to the South East of Levington Lane, Bucklesham	RESI	1.35	FZ1	1.35	100%	No	No	No	0.0	0.0	0.0	0.0	0.0	0.0	0.00	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Crag Group.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 101	land to the south of Station Road, Campsea Ashe	RESI	0.62	FZ1	0.62	100%	No	No	Yes	2.6	2.0	1.0	1.0	0.2	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
SCDC 102	Land behind 15 St Peters Close, Charfield	RESI	0.87	FZ1	0.87	100%	Yes	Yes	Yes	0.5	0.2	0.1	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 103	Land Bounded by Helmingham Road & Ipswich Road, Orley	RESI	1.33	FZ1	1.33	100%	No	No	No	0.0	0.0	0.0	0.0	0.0	0.0	0.00	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability		
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site								
				Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site				0.00 - 0.15	0.30 - 0.60	0.60 - 1.20					Hazard	
SCDC 104	Land at Chapel Road, Otley	RESI	1.70	FZ1	100%	1.70	100%	0.00	0.15	0.30	0.60	0.90	> 1.20	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 105	Land at The Street & Mill Lane, Brandeston,	RESI	1.46	FZ1	100%	1.46	100%	0.00	0.15	0.30	0.60	0.90	1.20	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 106	Land to the west of Ipswich Road, Grundisburgh	RESI	2.78	FZ1	100%	2.78	100%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 107	Land north of the Street, Kettleburgh	RESI	0.75	FZ1	100%	0.75	100%	0.00	0.00	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is Chalk; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 108	Land off Keightley Way, Tuddenham	RESI	1.54	FZ1	100%	1.54	100%	0.00	0.20	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Alluvium.	Variable infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage there is potential for infiltration SuDS at the site, although investigation is required as part of the drainage strategy. Consultation required with Water Company on SPZ.
SCDC 109	Land between High Street and Chapel Lane	RESI	6.16	FZ1	100%	6.16	100%	0.00	0.40	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
SCDC 110	Land at Mow Hill, Winesham	RESI	1.20	FZ1	100%	1.20	100%	0.00	0.30	0.40	0.30	0.10	> 2.00	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.	



SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site						
				Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site				0.00 - 0.15	0.30 - 0.60	0.60 - 1.20				
SCDC 111	Land adjacent to Levington Park, Bridge Road, Levington	RESI	0.83	0.83 100%			No	No	No	0.00	0.00	0.00	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 112	land south of Sutton Walks, Sutton	RESI	0.78	0.78 100%			No	No	No	0.00	0.00	0.00	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Crag Group.	Good infiltration potential, infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 113	Land north of The Street, Darsham	RESI	1.11	1.11 100%			No	Yes	Yes	0.3	0.4	0.3	0.00 - 0.75	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
SCDC 114	Land to the rear of 31-37 Bucklesham Road, Kirton	RESI	0.56	0.56 100%			No	No	Yes	3.3	0.9	0.1	0.00 - 0.75	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 115	Bracklenbury Sports Centre, High Road East, Felixstowe	RESI	1.80	1.80 100%			Yes	Yes	Yes	0.2	4.7	1.2	0.00 - 0.75	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Crag Group.	Good infiltration potential, infiltration testing required	A site specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
SCDC 227	Land at Felixstowe Sunday Market Site, Sea Road, Felixstowe	MX	0.58	0.00 0% 0.37 63% 0.22 37%			No	No	No	0.00	0.00	0.00	0.00	Bedrock geology is London Clay. Superficial geology is Alluvium.	Variable infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage there is potential for infiltration SuDS at the site, although investigation is required as part of the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability			
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	High	Medium	Low					High	Medium	Low
				Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	% of this site	% of this site	% of this site					% of this site	% of this site	Hazard
SCDC 228	Land at Abbey Road	MX	4.43	FZ1													A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.		
SCDC 229	Land off Vyces Road/Brook Lane	MX	0.80	FZ2													This site is located within an area with moderate tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. Surface water flood risk high in parts. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.		
SCDC 230	Martlesham Hi-Tech Cluster	EMP	41.68	FZ1													A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.		

Table B.2 IBC Development Sites and Flood Risk

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability							
					Flood Zone 1		Flood Zone 2		Flood Zone 3		High Risk	Medium Risk	Low Risk					% of this site						
					Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)					% of this site	0.00	0.15	0.30	0.60	0.90	> 1.20
IBC 2	Depot, Beaconsfield Road	RES1	0.33	FZ3	0.00	0%	0.21	63%	0.12	37%	Yes	Yes	No	6.4	1.1	33.0	47.2	1.9	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
IBC 3	Land between railway junction and Hadleigh Road	EMP	4.70	FZ2	4.68	100%	0.02	0%	0.00	0%	Yes	Yes	No	8.4	11.8	6.6	0.2	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is River terrace deposits.	Good infiltration potential, infiltration testing required	This site is located within an area with moderate tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage, infiltration SuDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 4	Bus Depot, Sir Alf Ramsey Way	MX	1.07	FZ3	0.00	0%	0.17	16%	0.90	84%	No	No	No	0.5	5.3	2.1	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, but may be dependant on the final use of this site. Further investigation and details on the on-site SuDS should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 5	Smart Street/Foundation Street	MX	0.62	FZ3	0.15	24%	0.40	65%	0.07	12%	Yes	Yes	No	4.6	2.5	0.1	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is None recorded.	Minimal infiltration potential, infiltration testing not recommended	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.



SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability				
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site										
				Area (ha)	Area (ha)	Area (ha)	% of this site	% of this site	% of this site	0.00 - 0.15	0.30 - 0.60	0.60 - 1.20								
IBC 6	West End Road Surface Car Park	RESI	1.21	0.16	0.63	0.42	Yes	Yes	No	1.1	5.5	2.5	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is River terrace deposits.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 7	Burrell Road	RESI	0.43	0.07	0.03	0.34	Yes	Yes	No	6.8	8.9	5.7	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 9	Island Site	RESI	6.02	0.00	0.25	5.77	No	Yes	No	0.1	2.5	0.0	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 10	Land between Lower Orwell Street and Star Lane	MX	0.39	0.37	0.02	0.02	Yes	Yes	No	6.7	5.8	0.9	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is None recorded.	Minimal infiltration potential, infiltration testing not recommended	This site is located within an area with moderate tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability	
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site							
					Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site					Area (ha) % of this site
IBC 11	Land between Old Cattle Market and Star Lane	RES1	1.15	FZ3	0.58	0.46	0.11	10%	Yes	Yes	No	6.6	16.5	4.3	0.0	0.0	0.0	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
					0.58	0.46	0.11	10%	Yes	Yes	No	6.6	16.5	4.3	0.0	0.0	0.0	
IBC 13	Handford Road (east)	RES1	0.22	FZ2	0.22	0.00	0.00	1%	No	No	No	0.0	0.0	0.0	0.0	0.0	0.0	This site is located within an area with moderate tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
					0.22	0.00	0.00	1%	No	No	No	0.0	0.0	0.0	0.0	0.0	0.0	
IBC 14	Transco south of Patteson Road	RES1	0.57	FZ3	0.00	0.47	0.10	18%	No	No	No	0.0	0.1	0.0	0.0	0.0	0.0	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. The majority of this site is Flood Zone 2. Thus for a housing development further modelling is likely required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
					0.00	0.47	0.10	18%	No	No	No	0.0	0.1	0.0	0.0	0.0	0.0	
IBC 15	Silo, College Street	RES1	0.16	FZ3	0.00	0.00	0.16	100%	No	Yes	No	0.0	0.3	0.1	0.0	0.0	0.0	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
					0.00	0.00	0.16	100%	No	Yes	No	0.0	0.3	0.1	0.0	0.0	0.0	



SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability							
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site													
				Area (ha)	Area (ha)	Area (ha)	% of this site	% of this site	% of this site	0.00 - 0.15	0.30 - 0.60	0.60 - 1.20											
IBC 16	Land between Gower Street and Great Whip Street	RESI	0.48	0.14	0.06	0.27	57%	Yes	Yes	No	5.3	10.1	8.4	2.2	0.0	0.0	0.0	> 1.20	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 17	South of Falaw Street	RESI	0.37	0.04	0.07	0.26	70%	No	Yes	No	0.9	4.5	4.9	0.3	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 18	Bridge Street, Northern Quays (west)	MX	0.18	0.00	0.00	0.18	100%	No	Yes	No	15.1	13.0	0.1	0.0	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, but may be dependant on the final use of this site. Further investigation and details on the on-site SuDS should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 19	Burton's College Street	RESI	0.10	0.00	0.00	0.10	100%	No	Yes	No	0.0	1.2	0.0	0.0	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	



SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability				
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site	% of this site	% of this site								
					Area (ha)	Area (ha)	Area (ha)	% of this site	% of this site	% of this site	Area (ha)	Area (ha)	Area (ha)					0.00	0.15	0.30	0.60
IBC 20	Commercial Bldgs & Jewish Burial Ground, Star Ln	MX	0.70	FZ3	0.52	0.11	0.08	11%	No	No	No	1.8	1.9	0.0	0.0	0.0	0.0	0.50 - 0.75	Bedrock geology is Lambeth Group: Clay. Superficial geology is None recorded.	Minimal infiltration potential, infiltration testing not recommended	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
IBC 21	Arclion House and Elton Park Industrial Estate, Hadleigh Road	RESI	2.97	FZ3	2.92	0.02	0.03	1%	Yes	Yes	No	4.8	8.2	6.4	0.3	0.1	0.50 - 0.75	Bedrock geology is Lambeth Group: Clay. Superficial geology is River terrace deposits.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 22	Webster's sealyard site, Dock Street	RESI	0.11	FZ3	0.02	0.00	0.09	83%	Yes	Yes	No	0.3	0.7	0.6	0.0	0.0	0.50 - 0.75	Bedrock geology is Chalk. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 23	23-25 Burrell Road	RESI	0.08	FZ3	0.06	0.00	0.02	23%	No	No	No	0.0	0.0	0.0	0.0	0.0	0.00	0.00	Bedrock geology is Lambeth Group: Clay. Superficial geology is River terrace deposits.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.



SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability									
					Flood Zone 1		Flood Zone 2		Flood Zone 3		High Risk	Medium Risk	Low Risk					% of this site								
					Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site								0.00 - 0.15	0.30 - 0.60	0.60 - 1.20						
IBC 24	Cranfields	RESI	0.71	FZ3	0.00	0%	0.00	0%	0.71	100%	Yes	No	0.00	0.15	0.30	0.60	0.90	> 1.20	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LUFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 25	Regatta Quay	RESI	0.85	FZ3	0.00	0%	0.00	0%	0.85	100%	Yes	No	0.2	1.7	17.5	43.1	2.0	0.2	> 2.00	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LUFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.			
IBC 28	Old Cattle Market site, Portman Road (South)	EMP	2.21	FZ3	0.00	0%	0.04	2%	2.18	98%	Yes	No	0.0	0.6	19.2	47.1	1.4	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LUFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. In terms of on-site drainage, infiltration SuDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.		



SITE ID	Site Name	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone				Surface water risk			SPZ?	Geology	Infiltration potential	Development Viability									
				Flood Zone 1		Flood Zone 2		Flood Zone 3		High Risk					Medium Risk	Low Risk							
				Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	% of this site					% of this site	% of this site							
IBC 30	Helena Road	1.87	FZ3	0.00	0%	0.03	1%	1.84	99%	Yes	Yes	No	0.00	0.15	0.30	0.60	0.90	> 1.20	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 32	Land between Cliff Quay and Landseer Road	1.78	FZ3	1.73	97%	0.01	1%	0.04	2%	Yes	Yes	No	0.00	0.1	0.4	0.1	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Thanet formation: Interbedded sands, gravels and silt. Superficial geology is None recorded.	Variable infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage there is potential for infiltration SuDS at the site, although investigation is required as part of the drainage strategy. Consultation required with Water Company on SPZ.
IBC 37	Land at Commercial Road	2.86	FZ3	0.05	2%	0.00	0%	2.81	98%	No	No	No	0.00	0.0	4.7	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 44	Holywells Road (east)	1.20	FZ3	0.65	54%	0.21	17%	0.35	29%	Yes	Yes	No	0.0	2.0	10.9	2.0	0.0	0.0	> 2.00	Yes	Bedrock geology is Thanet formation: Interbedded sands, gravels and silt. Superficial geology is None recorded.	Variable infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. In terms of on-site drainage there is potential for infiltration SuDS at the site, although investigation is required as part of the drainage strategy. Consultation required with Water Company on SPZ.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability	
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site	% of this site	% of this site					
					Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site											
IBC 45	Banks of river, upriver from Princes Street	RESI	0.76	FZ3	0.34 45%	0.15 20%	0.26 35%	Yes	Yes	No	0.00 0.15	0.30 0.60	0.60 0.90	0.00 > 1.20	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is River terrace deposits.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 46	Rear of Grafton House, Russell Road	MX	0.31	FZ3	0.00 0%	0.03 9%	0.29 91%	No	Yes	No	0.00 0.00	13.2 0.0	0.0 0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is River terrace deposits.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, but may be dependant on the final use of this site. Further investigation and details on the on-site SuDS should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 47	Bath Street (Griffin Wharf)	RESI	1.60	FZ3	0.00 0%	0.00 0%	1.60 100%	Yes	Yes	No	0.3 10.0	7.1 22.8	1.3 0.2	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 48	Thurleston Lane area	RESI	33.08	FZ3	28.33 86%	0.70 2%	4.05 12%	Yes	No	No	3.4 5.1	6.1 2.4	0.8 0.3	> 2.00	Yes	Bedrock geology is London Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability				
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site	% of this site	% of this site								
					Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site								
IBC 67	Rear of Jupiter Road and Reading Road	RESI	0.49	FZ1	0.49 100%				No	No	No	0.00 0.15 0.15	0.30 0.60 0.60	0.90 1.20 1.20	0.00 0.00 0.00	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 68	Former Tooks Bakery, Old Norwich Road	MIX	2.79	FZ1	2.79 100%			Yes	No	No	6.0	2.3	1.0	0.3	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group; Clay; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, but may be dependant on the final use of this site. Further investigation and details on the on-site SuDS should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 69	Victoria Nurseries, Westerfield Road	RESI	0.39	FZ1	0.39 100%			Yes	No	No	0.9	2.2	1.7	0.8	0.4	0.0	0.50 - 0.75	Yes	Bedrock geology is London Clay; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
IBC 70	Opposite 674-734 Bramford Road	RESI	2.27	FZ1	2.27 100%			Yes	No	No	4.1	1.5	1.6	0.5	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 71	Land at Bramford Road (Stock's site)	RESI	2.04	FZ1	2.04 100%			Yes	No	No	0.8	4.7	2.2	3.0	0.9	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 72	Lavenham Road School site	RESI	1.08	FZ1	1.08 100%			No	No	No	0.0	0.0	0.0	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group; Clay; Superficial geology is Alluvium.	Variable infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage there is potential for infiltration SuDS at the site, although investigation is required as part of the drainage strategy. Consultation required with Water Company on SPZ.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			SPZ?	Geology	Infiltration potential	Development Viability	
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk					Hazard
					Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site					
IBC 73	J J Wilson, White Elm Street	RESI	0.88	FZ1	0.88	100%		Yes	No	No	> 2.00	Bedrock geology is London Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 74	King George V Field, Old Norwich Road	RESI	3.70	FZ1	3.70	100%		Yes	No	No	0.50 - 0.75	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 75	Waterworks Street	RESI	0.30	FZ1	0.30	100%		No	No	No	0.00	Bedrock geology is Lambeth Group: Clay. Superficial geology is None recorded.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.	
IBC 76	Peter's Ice Cream etc, Grimwade Street	RESI	0.32	FZ1	0.32	100%		No	No	No	0.50 - 0.75	Bedrock geology is Lambeth Group: Clay. Superficial geology is None recorded.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.	
IBC 77	240 Wherstead Road	RESI	0.49	FZ1	0.49	100%		Yes	No	No	> 2.00	Bedrock geology is Lambeth Group: Clay. Superficial geology is None recorded.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.	
IBC 78	Co-op Depot, Felkstone Road	RESI	2.22	FZ1	2.22	100%		No	No	No	0.50 - 0.75	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	



SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability						
					Flood Zone 1		Flood Zone 2		Flood Zone 3		High Risk	Medium Risk	Low Risk					% of this site					
					Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site								0.00 -	0.15 -	0.30 -	0.60 -	0.90 -	> 1.20
IBC 79	Felkstone Road	RESI	2.79	FZ1	2.79	100%				No	No	No	0.00	0.15	0.30	0.60	0.90	> 1.20	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 80	St Clement's Hospital Grounds	RESI	11.85	FZ1	11.85	100%			Yes	No	No	3.4	4.6	2.7	0.3	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 81	Milton Street	RESI	0.29	FZ1	0.29	100%			No	No	No	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 82	Eastway Business Park, Europa Way	RESI	2.08	FZ1	2.08	100%			No	No	No	6.6	4.6	0.5	0.0	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Chalk; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 83	Waterford Road	RESI	0.35	FZ1	0.35	100%			No	No	No	0.2	0.1	0.0	0.0	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group; Clay; Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
IBC 84	Smart Street/Foundation Street (former Gym and Trim)	RESI	0.15	FZ1	0.15	100%			Yes	No	No	3.6	2.9	0.5	0.0	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group; Clay; Superficial geology is None recorded.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone		Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability			
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site	% of this site					% of this site		
				Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site					Area (ha) % of this site	Hazard	
IBC 85	Church and land at Upper Orwell Street	RESI	0.07	0.07	100%	0.00	0.15	0.30	0.60	0.90	>	1.20	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.		
IBC 86	79 Cauldwell Hall Road	RESI	0.30	0.30	100%	No	No	No	5.0	2.7	0.1	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 87	BT Depot, Woodbridge Road	RESI	1.07	1.07	100%	No	No	No	0.4	0.2	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is London Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 88	Old Foundry Road	RESI	0.03	0.03	100%	No	No	No	0.3	0.0	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 89	Arcade Street	RESI	0.06	0.06	100%	No	No	No	0.0	0.0	0.0	0.0	0.0	0.00	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 90	Former British Energy Site, Cliff Quay (south)	EMP	4.18	4.18	100%	Yes	No	No	0.3	0.1	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is London Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability		
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site	% of this site	% of this site						
					Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site						
IBC 91	Land north of Whittton Lane	EMP	3.76	FZ1	3.76	100%		No	No	No	0.00	0.15	0.30	0.60	0.90	>	1.20	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are likely to be viable but will be based on final use of Employment Site. This should be documented in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 92	Airport Farm Kennels, north of A14	EMP	7.37	FZ1	7.37	100%		No	No	No	0.00	0.2	7.1	5.6	0.1	0.0	0.0	0.50 - 0.75	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
IBC 93	Land south of Ravenswood fronting Nacton Road	EMP	1.18	FZ1	1.18	100%		Yes	No	No	6.8	15.7	10.4	0.0	0.0	0.0	0.0	0.50 - 0.75	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
IBC 100	Land south of Ravenswood (Sports Park)	EMP	7.82	FZ1	7.82	100%		Yes	No	No	2.7	2.9	0.1	0.0	0.0	0.0	0.0	0.50 - 0.75	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
IBC 101	Duke Street	RESI	0.39	FZ1	0.39	100%		No	No	No	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.50 - 0.75	This site could be permitted subject to LPA/LIFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 102	Mint Quarter/Cox Lane East	RESI	1.33	FZ1	1.33	100%		Yes	No	No	0.6	1.3	2.0	0.1	0.3	0.0	> 2.00	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Fluvial Flood Zone			Surface water risk			SPZ2	Geology	Infiltration potential	Development Viability					
				Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk					Surface Water Flood Depth (1 in 1000) (m)	Hazard			
				Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	% of this site	% of this site	% of this site									
IBC 104	112-116 Bramford Road	RESI	0.17	FZ1	0.17	100%	0.00	0.15	0.30	0.60	0.90	> 1.20	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.	
IBC 105	15-19 St Margaret's Street	RESI	0.08	FZ1	0.08	100%	No	No	No	0.00	0.00	0.00	0.00	0.00	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 106	Sports Club, Henley Road	RESI	0.87	FZ1	0.87	100%	Yes	No	No	0.4	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is London Clay. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
IBC 107	Former Police Station, Civic Drive	RESI	0.56	FZ1	0.56	100%	Yes	No	No	0.2	1.1	128	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 109	Areas U, V & W Ravenswood, Nacton Road	RESI	2.22	FZ1	2.22	100%	Yes	No	No	0.0	0.0	0.0	0.50 - 0.75	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.	
IBC 110	2 Park Road	RESI	0.35	FZ1	0.35	100%	No	No	No	0.0	0.0	0.0	0.00	0.00	Yes	Bedrock geology is London Clay. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability					
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site	% of this site	% of this site									
					Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site									
IBC 111	Land at Futura Park, Nacton Road	EMP	5.01	FZ1	5.01	100%			Yes	No	No	0.00	0.15	0.30	0.60	0.90	> 1.20	0.50 - 0.75	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
IBC 113	Car Park, Smart Street/Foundatio n Street	RESI	0.08	FZ1	0.08	100%			No	No	No	0.00	0.00	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay; Superficial geology is None recorded.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
IBC 114	Hope Church, Fore Hamlet	RESI	0.21	FZ1	0.21	100%			No	No	No	0.00	0.00	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is Thanet formation; Interbedded sands, gravels and silt; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 116	Mint Quarter/Cox Lane West regeneration area	RESI	1.57	FZ1	1.57	100%			No	No	No	0.00	0.00	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group: Clay; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 117	Former British Energy Site, Cliff Quay (north)	RESI	0.38	FZ1	0.38	100%			No	No	No	0.00	0.00	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is London Clay; Superficial geology is None recorded.	Minimal infiltration potential, infiltration testing not recommended	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
IBC 118	Former Norsk Hydro, Sandy Hill Lane	RESI	4.51	FZ1	4.51	100%			Yes	No	No	0.00	0.00	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is London Clay; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			SPZ	Geology	Infiltration potential	Development Viability							
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk					Surface Water Flood Depth (1 in 1000) (m)	Hazard					
					Area (ha) % of this site	Area (ha) % of this site	Area (ha) % of this site	% of this site	High Risk	Medium Risk							Low Risk				
IBC 119	Ravenswood (south of Alnesbourne Crescent off Edith Cook Way)	RESI	3.60	FZ1	3.60 100%				Yes	No	No	0.00 - 0.15	0.30 - 0.30	0.60 - 0.60	0.90 - 0.90	> - 1.20	0.50 - 0.75	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
IBC 120	Ravenswood	RESI	1.78	FZ1	1.78 100%			No	No	No	6.9	10.0	0.4	0.0	0.0	0.0	0.50 - 0.75	No	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy.
IBC 121	Civic Centre area, Civic Drive	MX	0.76	FZ1	0.76 100%			Yes	No	No	2.2	3.7	5.1	3.5	1.3	> 2.00	Yes	Bedrock geology is Lambeth Group; Clay; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, but may be dependant on the final use of this site. Further investigation and details on the on-site SuDS should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 122	Prince of Wales Drive	RESI	0.27	FZ1	0.27 100%			No	No	No	20.4	0.3	0.0	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is London Clay; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site could be permitted subject to LPA/LLFA consultation. A drainage strategy is recommended. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 129	Humber Doucy Lane area	RESI	38.22	FZ1	38.22 100%			Yes	No	No	1.2	1.6	0.3	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits; Interbedded clays, sands and silts; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 130	Whitton Church Lane area	RESI	11.54	FZ1	11.54 100%			Yes	No	No	1.8	2.1	0.6	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Lambeth Group; Clay; Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ?	Geology	Infiltration potential	Development Viability								
					Flood Zone 1		Flood Zone 2		Flood Zone 3		High Risk	Medium Risk	Low Risk					% of this site							
					Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Yes	No	No					0.00	0.15	0.30	0.60	0.90	> 1.20		
IBC 131	Land west of Greyfriars Road (Jewsons)	RESI	0.90	FZ3	0.07	8%	0.07	8%	0.76	84%	Yes	No	No	0.00	0.15	0.30	0.60	0.90	1.20	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 132	Waste tip north of Sir Alf Ramsey Way	RESI	1.57	FZ3	0.17	11%	0.51	33%	0.88	56%	Yes	No	No	0.00	0.15	0.30	0.60	0.90	1.20	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 133	Land bounded by Cliff Road, Toller Road and Holywells Road	RESI	2.06	FZ3	0.00	0%	0.00	0%	2.06	100%	Yes	No	No	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	Large proportion of this site in Flood Zone 3. This site is located within an area of very high and significant tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required and early consultation with the LLFA and EA is essential. A large proportion of this site is located within Flood Zone 3 and modelling may be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 135	Land east of West End Road	RESI	0.61	FZ3	0.41	68%	0.19	30%	0.01	1%	No	No	No	0.00	0.00	0.00	0.00	0.00	0.00	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability								
					Flood Zone 1		Flood Zone 2		Flood Zone 3		High Risk	Medium Risk	Low Risk					% of this site							
					Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)	% of this site	Area (ha)					% of this site	Area (ha)	% of this site	Area (ha)	% of this site			
IBC 136	Land west of West End Road	RESI	1.02	FZ3	0.66	65%	0.33	32%	0.03	3%	No	No	No	0.00	0.15	0.30	0.60	0.90	>	1.20	0.50 - 0.75	Yes	Bedrock geology is Chalk. Superficial geology is None recorded.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 138	Ipswich Garden Suburb Phase N3a	RESI	53.06	FZ1	53.06	100%					Yes	No	No	2.3	2.1	1.1	0.5	0.3	0.0	>	2.00	Yes	Bedrock geology is London Clay. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.
IBC 139	Ipswich Garden Suburb Phase N3b	RESI	6.09	FZ1	6.09	100%					Yes	No	No	7.1	3.1	3.5	2.3	0.8	0.0	0.50 - 0.75	Yes	Bedrock geology is London Clay. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.	
IBC 140	Ipswich Garden Suburb Phase N2b	RESI	7.32	FZ3	6.60	90%	0.19	3%	0.53	7%	Yes	No	No	0.6	2.9	11.0	9.1	1.0	0.2	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits. Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	This site is located within an area with high tidal or fluvial flood risk and thus a site-specific flood risk assessment will be required. Consultation with the LLFA and EA is also required. A sequential approach to site design will be required. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 141	Ipswich Garden Suburb Phase N2a	RESI	42.70	FZ1	42.70	100%					Yes	No	No	0.4	0.2	0.1	0.0	0.0	0.0	0.50 - 0.75	Yes	Bedrock geology is Neogene clay, silt and sand deposits. Interbedded clays, sands and silts. Superficial geology is Glacial sand and gravel deposits.	Good infiltration potential, infiltration testing required	A site-specific flood risk assessment will be required for this site. It is likely that infiltration SuDS are viable at this site, further investigation and details of which should be included in the drainage strategy. Consultation required with Water Company on SPZ.	
IBC 142	Ipswich Garden Suburb Phase N1a	RESI	43.29	FZ1	43.29	100%					Yes	No	No	0.4	0.7	1.1	0.5	0.1	0.0	0.50 - 0.75	Yes	Bedrock geology is London Clay. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.	

SITE ID	Site Name	Proposed Use	Total Site Area (ha)	Flood Zone	Fluvial Flood Zone			Surface water risk			Surface Water Flood Depth (1 in 1000) (m)			SPZ	Geology	Infiltration potential	Development Viability			
					Flood Zone 1	Flood Zone 2	Flood Zone 3	High Risk	Medium Risk	Low Risk	% of this site	% of this site	% of this site					Hazard		
IBC 143	Ipswich Garden Suburb Phase N1b	RESI	12.46	FZ1	Area (ha)	% of this site	% of this site	Yes	No	No	0.00	0.15	0.30	0.60	0.90	>	0.50 - 0.75	Bedrock geology is London Clay. Superficial geology is Glacial Till.	Minimal infiltration potential, infiltration testing not recommended	A site-specific flood risk assessment will be required for this site. In terms of on-site drainage, infiltration SuDS are unlikely to be viable at this site and attenuation SuDS are recommended. This should be included in the drainage strategy.
					12.46	100%	% of this site													

