

Landmark Flood

Comprehensive Flood Report

Landmark Flood provides a comprehensive and clear analysis of flood risk. Our consultants assess all high-risk sites to ensure a property specific assessment. This is key to make sure we only identify the risks that matter. The report considers flood defences and the availability of insurance and examines river, coastal, surface, groundwater and other sources of flood risk.



1 in 6 properties in England and Wales are at risk of flooding, with many people unaware of their risk. To add to this, insurance data shows flood risk is ever increasing as our climate changes. The aim of this report is to make understanding flood risk simple, providing an accurate overview with clear next steps.

Use this report to understand:

The aim of this report is to make understanding flood risk simple, providing an accurate overview with clear next steps. This includes:

- The risk of flooding at residential sites
- The availability of buildings insurance
- Flood protection and resilience measures

Report detail

- Consultant analysis ensures an accurate risk assessment and more 'Passed' reports
- Sophisticated risk model considers terrain height, nearby watercourses and flood defences
- Easy to interpret with a clear summary front page and recommendations
- Professional opinion and recommendations text can be copied into client reports
- Flood risk gauges clearly identify the risk from each source
- More detailed reporting available via our experts, Argyll Environmental

What's included?

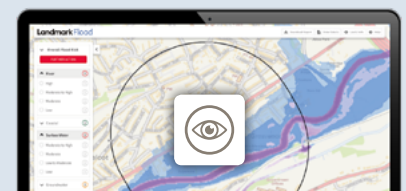


Plus the following features

- Consultant assessment on high risk sites
- Clear next steps
- Returned within 24 hours
- PI cover of £10million
- Insurability statement
- Law Society compliant
- FloodRe eligibility indicator

Built for the digital age

Home buyers connect with data using smart tools everyday so why should their property data be any different? Each Landmark Flood report contains a link to our online viewer where they can access results on interactive maps.



Know your flood risk

Flood risk is based on probability; to understand more about flood, including flood protection measures, please see the know your Flood Risk website at: www.knowyourfloodrisk.co.uk

When do I need this report?

Flooding is a growing risk for British property, and it may not be obvious when your property is at risk. Aside from physical damage caused by floods, if a property is at risk of flooding it may be difficult to:

- obtain a mortgage
- obtain suitable insurance cover
- sell the property

This is likely to affect the value of the property.*

Insurability statement

Highlights if insurance is likely to be available and affordable for the property. Also indicates if high risk properties are eligible for Flood Re as defined by FloodRe. Flood Re is a Government approved scheme, intended to ensure that homeowners whose properties are at high flood risk can obtain affordable flood home insurance.

Properties will be eligible for Flood Re only if they meet all the criteria – for details of eligible properties, please visit:

www.floodre.co.uk/eligibility

Benefits of consultant opinion

Argyll Environmental will assess every report where we identify a significant risk. We understand the complexities of the data, making the difference between a Passed and Further Action result.

Expert recommendations and professional opinion

Landmark Flood shows the level of risk, then provides options to help you manage it. Where our consultants have identified a significant risk, we will recommend tailored next steps depending on the risk identified. Our expert Flood Risk Consultants are on hand to support you.

Due diligence

- Meets the requirements of the Law Society Flood Practice
- Indicates if insurance is likely to be available and affordable for the property
- Highlights the risk of flooding at the property and provides guidance on flood resistance and resilience measures

* Source: Law Society Flood Practice Note



Premium flood reports from Argyll Environmental

If your initial flood report identifies further action is required, our next steps recommendation may suggest ordering a more in-depth report from our environmental specialists, Argyll Environmental Ltd.



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SiteSolutions Residence

Order when requiring a comprehensive, expert manual analysis and professional risk opinion.

As well as flood risk, this report covers contaminated land issues, subsidence risk and energy and infrastructure alerts.



Flood Solutions Consult

We recommend carrying out this follow on report to understand the expected depth of flood waters at your Site.

Understanding the likely depths of flooding is important as it will both help to reassess the risk and identify what the most practical approach is to protect the property.



Flood Risk Assessment for planning

If you are planning to develop within a flood risk area, you are likely to require a Flood Risk Assessment as part of the statutory planning process.

Our Flood Risk Assessment reports are completed in line with National Planning Policy Framework (NPPF) guidance by our team of experienced consultants.

