

Shropshire Council
Forward Planning Team
Shirehall
Abbey Foregate
Shrewsbury
Shropshire
SY2 6ND

Our ref: SV/2016/109232/OR-
06/PO1-L01

Your ref:

Date: 18 September 2018

F.A.O: Mr. Eddie West

Dear Sir

STOKE UPON TERN REGULATION 16 NEIGHBOURHOOD PLAN

I refer to your email of the 10 August 2018 in relation to the above consultation. Having reviewed the submitted Neighbourhood Plan I would offer the following comments for your consideration at this time.

We have worked with Shropshire Council on their Core Strategy to ensure those matters within our remit are secured within the strategic framework of the borough. Similarly, it is important that the associated Neighbourhood Plans offer robust confirmation that development is not impacted by flooding and that there is sufficient waste water infrastructure in place to accommodate growth for the duration of the plan period.

We would not, in the absence of specific sites allocated within areas of fluvial flooding, offer a bespoke comment at this time.

It should be noted that the Flood Map provides an indication of 'fluvial' flood risk only. You are advised to discuss matters relating to surface water (pluvial) flooding with the drainage team at Shropshire Council in their role as the Lead Local Flood Authority (LLFA). The LLFA also has responsibility for local flood risk management and may hold flooding information that is not identified on our Flood Map.

Specifically, and in reference to the Clive Barracks Community Hub (500 houses), some watercourses have not been modelled on our Flood Maps (Our Flood Maps primarily show flooding from Main Rivers, not ordinary watercourses, or un-modelled rivers, with a catchment of less than 3km²). The Clive Barracks hub is bisected by a small un-modelled watercourse which should be considered moving forward with your Plan.

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Hafren House, Welshpool Road, Shelton, Shropshire, Shrewsbury, SY3 8BB.
Customer services line: 03708 506 506
www.gov.uk/environment-agency

Cont/d..

I trust the above is of assistance at this time.

Yours faithfully

Mr. Graeme Irwin

Senior Planning Advisor

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