

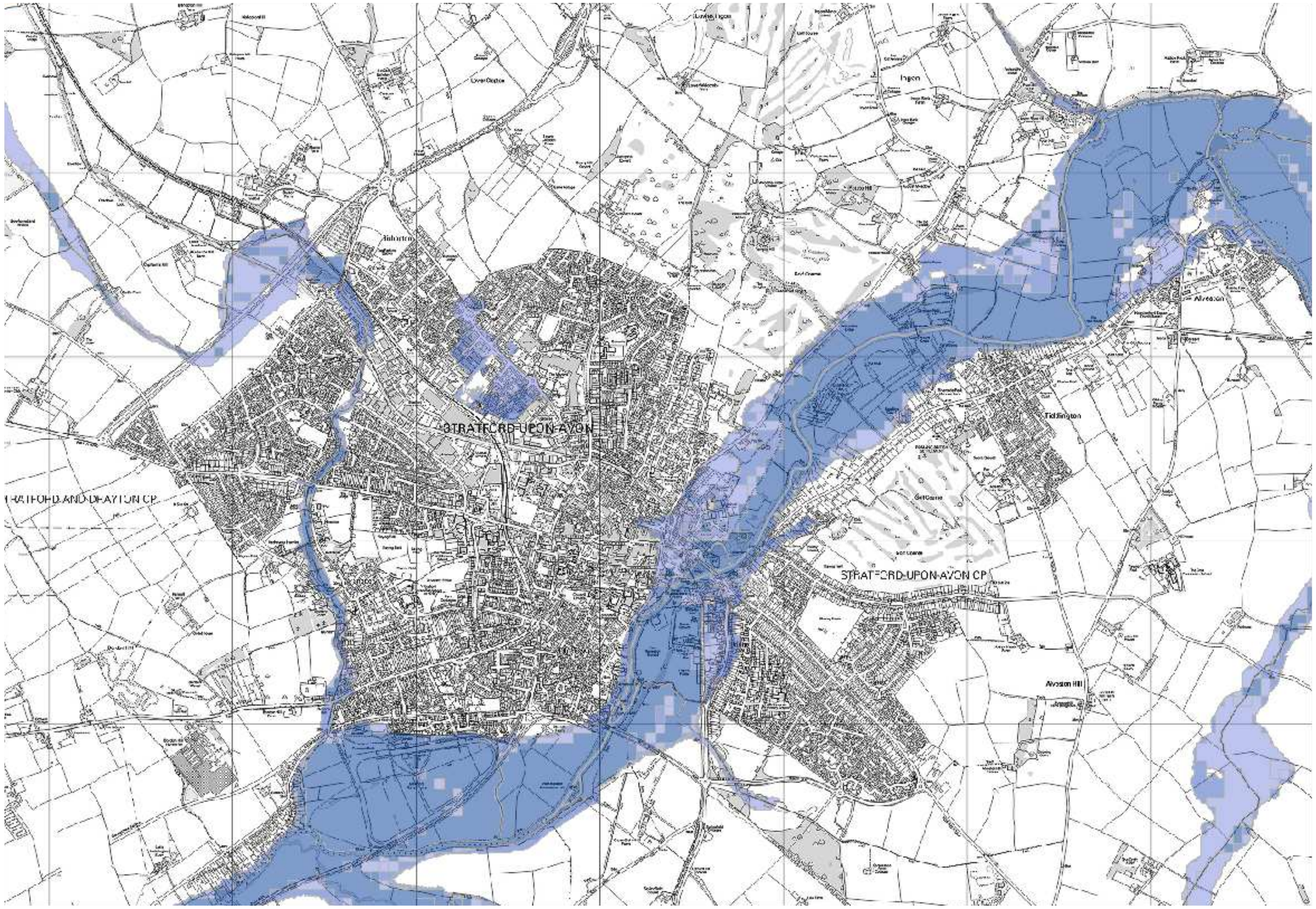
## Warwickshire County Council – Lead Flood Risk Authority – Comments on Stratford’s Neighbourhood Plan – June 2015

Stratford upon Avon town has been, and continues to be, at significant risk of both river and surface water flooding. The attached extracts from the relevant flood maps clearly demonstrate this; as do the attached photographs taken of river flooding in the centre of Stratford in 2007. Besides this recent well-known river flooding event Stratford also suffers from significant surface water flooding events; see attached Stratford Herald Article (which relates to Western Road – identified as a development area in the plan). Neither of these flooding risks identified or considered within the plan (not in relation to the developments themselves).

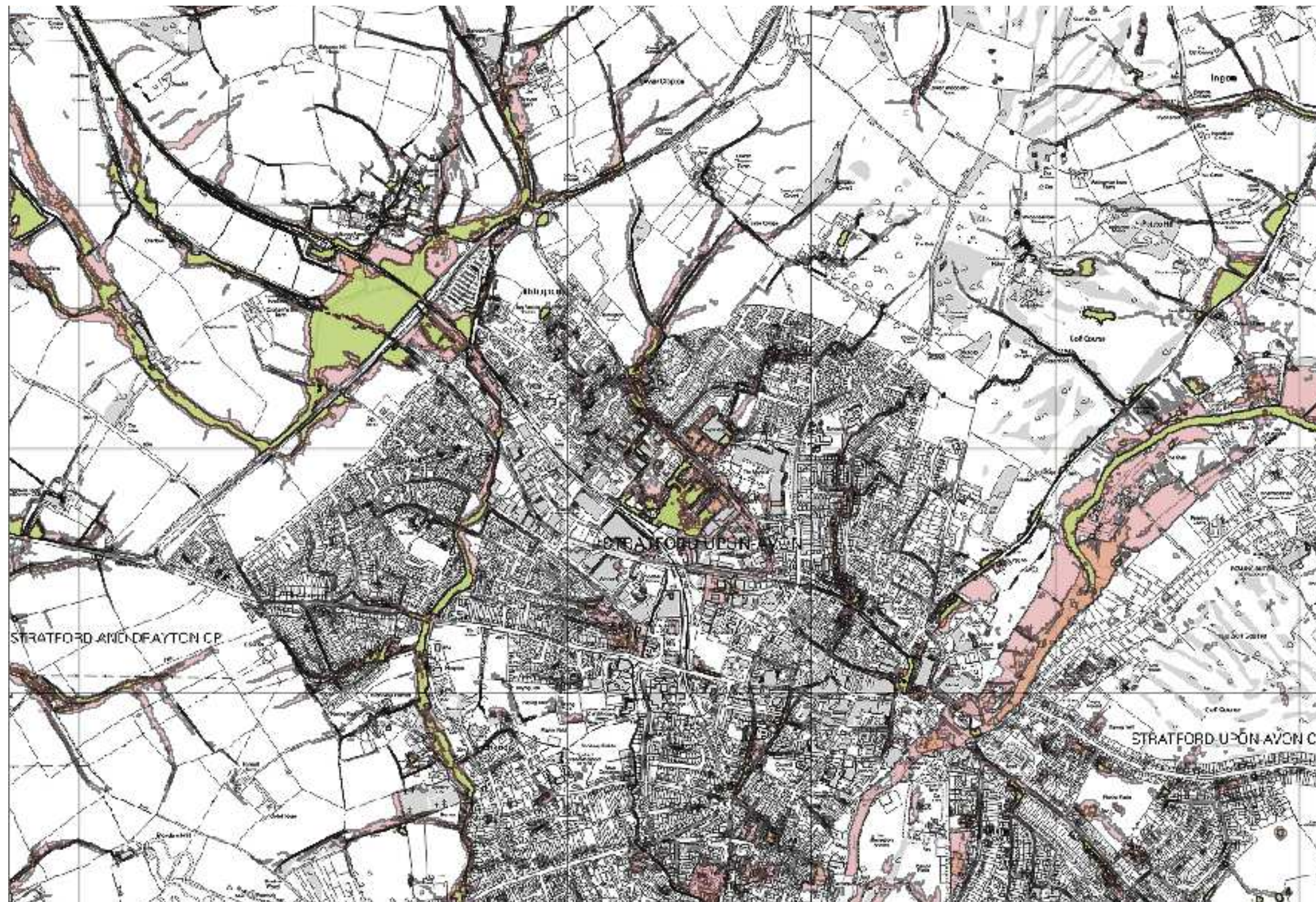
We are concerned that other than policy NE2 in relation to Biodiversity there is no mention of flooding or flood zones in the relation to location or suitability of development for new developments within the Stratford upon Avon town area. These matters should be addressed in the Neighbourhood Plan.

Notwithstanding the above, WCC FRM has the following comments on the report as it stands.

Page	Paragraph	Commencing:	Comment
69	Policy BE7	First 2 sentences.	The first sentence is okay until the word ‘drainage’, the words ‘where site conditions are favourable’ can be removed. The second sentence is not required; there is always a way of providing suitable and sustainable drainage to a site, the solutions just vary (as identified in the explanation below BE7).
70	1	New developments.....	The words ‘ground’ and ‘storm’ should be removed.
70	2		Currently WCC are only commenting on Major Developments as applications are made. Pre-Application advice is not currently available, although it is our intention to provide this service going forward. Therefore it may not be able to consult WCC prior to an application being submitted.
82	NE2	River Avon Biodiversity Corridor	<b><u>We are concerned that the only direct mention of flooding or flood zones is in relation to Biodiversity, and not the location or suitability of development! Please see</u></b> the relevant Environment Agency River and Surface Water flooding map extracts attached below.
107	2	Final sentence	Refers to ‘figure xxx’?
120	3		The words ‘through the provision of permeable parking areas’ should be removed. This is not the only technology that could / should be used to achieve this result; including it here may limit developer’s ideas / options?



EA Flooding from Rivers Map – Extract. © Crown Copyright Environment Agency 2015. All Rights Reserved.



# Businesses angry at the repeated flooding of their access road

Paul Signer

SH 31/10/2023

THE road serving a Stratford industrial estate is a flooding nightmare, according to businesses. This week, firms in Western Road once again had to cope with flooding outside their premises. Although Stratford had a lucky escape from the storms that wreaked havoc in other parts of the country, the central downpour on Monday morning on Sunday made the situation on Western Road look like a minor inconvenience on some local roads. The flooding was much more obvious than Western Road which is home to many of Stratford's businesses. The water was inches deep and the business had to close their regular traffic of



Monday's flooding in Western Road, Stratford. Pumping water away from what happened this year, a disgruntled Herald. "I've taken photos and will report if the flooded location is the fault, time that has Stratford Car Bodies, told the highway officials to illuminate the

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problem and they've said they'll send someone out to have a look at it. If Western Road is ever turned into a road that can be used again, we suggested what you're going to happen there? The flooding won't stop. Although the road has recently been re-surfaced, Geoff thinks the whole flooding mess he and I've been talking about is a case of dig up about the inevitable close flooding strikes, there's also a big concern that you want to walk through flooded pavements and roads with an area who can blame them and the roads again now and hope it doesn't get any worse. But there could be some good news coming out of Stratford. The County Council this week sent a letter to the highway officials to illuminate the

