

Ref [REDACTED] Environment Agency

Dear Sir or Madam,

Thank you for consulting the Environment Agency on the above Neighbourhood Plan. We are a statutory consultee in the planning process providing advice to Local Authorities and developers on pre-application enquiries, planning applications, appeals and strategic plans.

Together with Natural England, English Heritage and Forestry Commission we have published joint advice on neighbourhood planning which sets out sources of environmental information and ideas on incorporating the environment into plans. This is available at:

http://webarchive.nationalarchives.gov.uk/20140328084622/http://cdn.environment-agency.gov.uk/LIT_6524_7da381.pdf

We aim to reduce flood risk, while protecting and enhancing the water environment. We have had to focus our detailed engagement to those areas where the environmental risks are greatest.

Flood risk

We are pleased to see that the proposed allocations have been directed to the areas at the lowest probability of flooding, and that they are all located within Flood Zone 1.

We note that for allocation CNPO3 (Potters) there are some Ordinary Watercourses near or within the vicinity of the site. Therefore, the Lead Local Flood Authority are likely to need to be consulted in regard to any planning application.

We are supportive of Policy 1 within Section 4 (Environment and Heritage) in relation to groundwater and surface water flood risk.

Green infrastructure

We are pleased to see a objectives and aims supporting green infrastructure, sustainable development and encouraging Biodiversity Net Gain (Policy 2, Objective 3 and Aim 2 within Section 4). The Environment Bill currently progressing through Parliament specifies that Biodiversity Net Gain for a site will see an increase of at least 10% on existing. It may be useful to incorporate this percentage into the policy and/or include that in the site allocation policies.

If you have any queries regarding the above, please do not hesitate to contact me.

Kind regards,

[REDACTED]

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Sustainable Places Advisor | Solent and South Downs
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Direct dial: [REDACTED]