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Our ref: SV/2010/104075/OR-
03/IS1-L01

Your ref:

Date: 08 June 2018

FAO: Reiss Sadler

Consultation - SEA & HRA screening assessment for Harvington Neighbourhood Plan.

Thank you for your consultation on the above. We note that Harvington Parish are preparing a neighbourhood plan and have undertaken a SEA and HRA screening assessment as part of this process. The SEA & HRA Screening opinion concludes that a HRA is not necessary, but due to the allocation of housing outside the adopted SWDP, Policy IH5, page 67, it is suggested that a SEA maybe required.

SEA Screening:

Based on our indicative Flood Map for Planning, it appears that all of the neighbourhood area is within Flood Zone 1 (low probability of fluvial flooding).

The document confirms that the Neighbourhood Plan area will be allocating sites within its area – Policy IH5 – Designated development site, “This policy designates Land off Village Street for mixed use development comprising of around 35 dwellings and community uses”.

Subsequently the SEA screening opinion (2.2) recommends that a Strategic Environmental Assessment may be required. However in this instance, it is unlikely that a SEA is required, particularly noting NPPG Paragraph: 046 Reference ID: 11-046-20150209 which states:

“A strategic environmental assessment may be required, for example, where:

- *a neighbourhood plan allocates sites for development*
- *the neighbourhood area contains sensitive natural or heritage assets that may be affected by the proposals in the plan*
- *the neighbourhood plan is likely to have significant environmental effects that have not already been considered and dealt with through a sustainability appraisal of the Local Plan”.*

The designated site does not appear to have any significant environmental constraints (within our remit), this is in agreement with the screening assessment (Table 2) which details there is no significant effects on the environment. The SWDP also includes significant consideration of environmental effects through its adopted sustainability appraisal.

Future considerations

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Hafren House Welshpool Road, Shelton, Shrewsbury, SY3 8BB.
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We would only make substantive further comments on the plan if you were seeking to allocate sites in flood zone 3 and 2 (the latter being used as the 1% climate change extent perhaps). Where an 'ordinary watercourse' is present this would need to be assessed and demonstrated as part of the evidence base within a Strategic Flood Risk Assessment (SFRA) i.e. to inform the sequential testing of sites and appropriate / safe development.

We do not offer detailed bespoke advice on policy but advise you ensure conformity with the adopted local plan and refer to guidance within our area neighbourhood plan '**proforma guidance**' (latest copy attached). This has guidance on flood risk, water quality, including wastewater, and other environmental considerations.

I trust that the above is of assistance.

Yours faithfully

Alex Thompson

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