

Planning Policy
Malvern Hills District Council
The Council House
Avenue Road
Malvern
Worcestershire
WR14 3AF

Our ref: SV/2010/104077/OT-
17/SB1-L01
Your ref:
Date: 21 January 2021

F.A.O: David Clarke

Dear Sir

ABBERLEY NEIGHBOURHOOD PLAN REGULATION 16 CONSULTATION

I refer to your email of the 3 December 2020 in relation to the above consultation.

As you are aware we previously provided a response to the draft Neighbourhood Plan, and have previously forwarded a copy of our area Neighbourhood Plan pro-forma guidance.

Having reviewed the Submission Draft (2020-2030), we would offer the following comments for your consideration at this time.

We do not offer detailed bespoke advice on policy but advice you ensure conformity with the local plan and the aforementioned guidance. Notwithstanding the above, for example it is important that these plans offer robust confirmation that development is not impacted by flooding and that there is sufficient waste water infrastructure in place to accommodate growth.

We note land is being promoted for development at The Orchard (Policy ABY3), for a maximum of 6 dwellings.

In accordance with our Flood Map for Planning (Rivers and Sea), the site is shown to be location in Flood Zone 1 (Low Risk Zone). As previously stated 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).

Yours faithfully

Environment Agency
Newtown Industrial Estate (Riversmeet House) Northway Lane, Tewkesbury, Gloucestershire, GL20 8JG.
Customer services line: [REDACTED]
www.gov.uk/environment-agency

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