

# **Warrington Borough Council**

## **Proposed Submission Version Local Plan 2021**

### **SFRA Addendum**

**August 2021**

## **1: Introduction**

**1.1** A Strategic Flood Risk Assessment (SFRA) is part of the evidence base supporting the Local Plan and collates information on all known sources of flooding that may affect existing or future development within the Council's administrative boundary. Such sources include tidal, river, surface water (local drainage), sewers and groundwater.

**1.2** In support of its Local Plan Review, the Council commissioned JBA Consulting in 2016 to carry out a Level 1 Strategic Flood Risk Assessment (and a Level 2 SFRA if deemed necessary based on the findings of the Level 1 SFRA) to update its previous SFRA published in 2011, using up-to-date flood risk information together with the most current flood risk and planning policy available from the National Planning Policy Framework (NPPF) and Flood Risk and Coastal Change Planning Practice Guidance<sup>2</sup> (FRCC-PPG).

**1.3** This (along with a Level 2 SFRA) was completed in 2018. Since the previous SFRAs were produced there have been changes to the National Planning Policy Framework (NPPF) and the Environment Agency Flood Zones and Outlines which have resulted in this short addendum being required.

## **2: SFRA 2021 Update**

**2.1** Relevant evidence to underpin Local Plan reviews should be *adequate* and *proportionate* (NPPF 2021 Par. 31), as is considered the case here with the information contained within this addendum.

**2.2** Following on from the EA's Flood Map for Planning updates (April 2021), representing the most recently modelled flood risk from the Manchester Ship Canal (MSC) and updated Flood Zones, the Council considered it necessary to update the functional floodplain (Flood Zone 3b) area for the Borough, which was most recently updated as part of the 2018 Level 1 SFRA.

**2.3** This 2021 update to the functional floodplain (available at Figure 1) is important as it removes several areas of Warrington from the functional floodplain, and so ensuring development in certain areas is not unnecessarily hindered due to the potential impacts from the risk of flooding.

**2.4** The changes to the MSC outlines also resulted in changes to some other Flood Zones across the Borough. Therefore, recognising this and in support of the amended PSVLP (2021) and the Plan's Spatial Strategy, all reasonable alternative and allocated sites in the revised PSVLP 2021 were reviewed taking in to account the revised Environment Agency data from April 2021.

**2.5** Based on the findings of the review (and set out in the Plan's Site Selection Proformas and Technical Options Assessment Report 2021), the Council is of the opinion that it has not materially altered the finding of the 2018 Level 1 SFRA, that this SFRA addendum is proportionate and that a completely new Level 1 SFRA is not required at this time. The Council has taken into account the updated Flood Zones in undertaking all of the options

and site assessment work in support of the updated Proposed Submission Version Local Plan (2021).

**2.6** The most up to date Flood Zone Outlines for the Borough can be accessed from the link below by selecting Choose Map Layer and selecting the Water Tab:

[https://mapping.warrington.gov.uk/wml/Map.aspx?MapName=Planning\\_and\\_LLC\\_External](https://mapping.warrington.gov.uk/wml/Map.aspx?MapName=Planning_and_LLC_External)

**Figure 1: Revised Functional Flood plain Outline 2021**

