

Dear Keith Miller

We are writing because we think it would be in both your and our interests to meet and discuss using the Southwell Flood Model to test the flood risk assessment on your development on Becketts Field.

Over the last 20 years Southwell has suffered flooding events to a greater or lesser degree, culminating in major flooding in 2007 and extremely serious and widespread flooding in July 2013. This resulted in over 250 houses and about 20 businesses being flooded and a number of people displaced from their homes for many months.

As a direct outcome of last year's flooding, NCC commissioned a Flood Study. This, plus the hydrological model developed by URS Infrastructure and Environment UK Ltd, has cost thousands of pounds of taxpayers' money.

Southwell Flood Forum was formed very soon after the July 2013 flooding by a group of concerned residents who are determined to reduce Southwell's flood risk and work in partnership with authorities and agencies. We have lobbied at the highest political level and achieved many successful outcomes – cleared watercourses, trained 60 Flood/Road Closure Wardens under a Community Emergency Plan and, most importantly, helped to secure a substantial percentage of the necessary funding for catchment-wide mitigation measures.

We appreciate you have already commissioned a Flood Risk Assessment for your Beckett's Field development off Nottingham Road and we're not inferring that this is incorrect. We understand that Nottinghamshire County Council suggested you run your development through Southwell's hydrological model but that you declined the offer to do so. However, we were told by the Environment Agency at a recent overarching stakeholders meeting that it is fair and reasonable to expect developers to use the flood model as an **objective, dynamic and consistent test** of any mitigation measures.

The Forum and community have been directly involved with URS and the development of the hydrological model, spending hundreds of hours providing URS with floodpath information and verifying the model against the July 2013 event. By using the model, residents would feel confident that any new development doesn't exacerbate, but helps to reduce the flood risk - not just for the site itself, but in the locality and downstream. It would also instil new buyers, insurers, and mortgage companies with confidence in the security of the houses.

As a community, Southwell is acutely aware of our vulnerability to flooding and is alert to existing and potential problems. We are aware that Councils are under pressure to achieve new development targets and meet timescales and we are not against development, providing it is done sensitively and in 'sympathy' with the location and residents' concerns.

You could maximise the marketing opportunity of being the first developer to set the precedent of using the model as well as showing you have understood the community's concerns about flooding.

Yours sincerely,

Robert Jordan  
Chair - on behalf of Southwell Flood Forum  
cc. Chris Endsor

*Please reply to:*

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