

## **APPENDIX 6**

**Sewerage Flooding Incidents (Southern Water)  
over the past 10 years**

## **APPENDIX 7**

**Local Plan Policies that will need to be reconsidered in the light of the SFRA**

**Local Plan Policies that will need to be re-considered in the light of the SFRA**

DS1	(v)	Infrastructure
	(vi)	Undeveloped coastline
	(xi)	Development safe from flooding
	(xiii)	Avoiding unstable land
GD1	(ix)	Infrastructure
	(x)	Drainage and Water Quality
	(xv)	Flood Risk – minimise and manage
GD2		Infrastructure
EM5		Industry/storage (DB Earthmoving) – not in flood risk area
EM7		New or extended tourist attractions/facilities
EM8		Bodiam/Robertsbridge railway – not compromise flood plain
EM9		Tourist accommodation – in accordance with other policies (development boundaries)
EM10		Caravans/Chalets/Tents – not in high risk flood area
EM11		Occupancy of Caravans/Chalets/Tents – Seasonal flood risk
RY3		Rock Channel (subject of current SPD)
RY4		Thomas Peacocke Lower School
RY5		Land north of Udimore Road (small part)
RY6		Rye Town Centre (Dry Island)
RY7		Harbour Road Employment Area
RY8		Adjacent Stonework Cottages, Rye Harbour
DS3		Development Boundaries
		<ul style="list-style-type: none"> <li>• The development boundaries of Norman’s Bay, Pett Level, Winchelsea Beach, Rye Harbour and Camber are wholly or almost wholly within a Flood Risk Area</li> <li>• The Citadel or historic core areas of both Rye and Winchelsea are “Dry Islands”, with surrounding development in a Flood Risk area (and access to the ‘Dry Island’)</li> <li>• Parts of Bexhill, Crowhurst, Etchingam, Bodiam, Robertsbridge, Three Oaks and Sedlescombe, that are within the development boundary are also within a Flood Risk Area.</li> <li>• Parts of Fairlight Cove that are within the development boundary are also susceptible to cliff erosion and landslip</li> <li>• Parts of Battle, Rye and Stonegate that are within the development boundary are also within a Groundwater Source Protection Zone</li> </ul>

## **APPENDIX 8**

**Schedule of the locations most prone to  
Highway Flooding in Rother**

## HIGHWAY FLOODING

- (i) Highway Flooding Hotspots in Rother District (ESCC)
1. Military Road Rye opposite number 89
  2. Powder Mill Lane Battle 300 meters from the junction with the A2100
  3. Powder Mill Lane Battle at the bottom of Richards Hill
  4. B2204 Pay Gate bends
  5. B2204 between Skinners Lane/the shop
  6. Peter James Lane Fairlight
  7. Rosemary Lane Fairlight
  8. Float Lane Udimore
  9. Furnace Lane Broad Oak
  10. Herbrand Walk between the Star and railway
  11. Cooden by the station under the railway bridge
  12. West Court Avenue under the railway bridge
  13. Sutherland Avenue in dip 100 yards from A259
  14. Pear Tree Lane 100m in from the A269
  15. A269 just north of Peartree Lane junction
  16. A268 junction/Stoddards Lane
  17. A268 Northiam near the 4 wheel drive center
  18. North Trade Road Battle near Fredrick Thatcher place
  19. North Trade Road junction with Wellington Gardens
  20. Ewhurst Lane outside Rope Walk
  21. Rope Walk, Rye
  22. Old Lydd Road, Camber
  23. Pett Level along the sea wall and towards Pett
  24. Upper Wilting, Crowhurst
  25. A2100 Crowhurst turning
  26. A2100 Telham opposite the Church
  27. B2096 Woods Corner/junction C18
  28. B2096 Giffords Farm area
  29. B2096 bottom of Carricks Hill
  30. Robertsbridge in general

31. Bodiam between the Castle and railway
32. A28 Near Kent Boundary
33. B2089 300 yards south of Cripps Corner cross roads
34. Ridgewood Gardens, Bexhill
35. Moat lane Sedlescombe/junction Bluemans Lane
36. Rock Lane just below railway bridge and by Coghurst Farm
37. Woodsgate Park, Bexhill
38. Slip road off the A28 Westfield Lane
39. A269 junction/B2044
40. Netherfield Road, Battle 200 yards down from the A2100
41. A265 Heathfield Road, Burwash. Between Little Park Farm Road and 'Whitegates' - Low spot and capacity problem.
42. B2099 Ticehurst High Street. Between Dale Hill and Junction with Springfields - Very flat - connections across road join on 'y' couplings - also capacity problems.
43. A229 Kings Hill. Between Merriments Lane and Kent Boundary. Gullies drop out onto embankment which is being eroded.
44. A265 and Church Lane, Etchingam Village. Area surrounding railway station, factories and cottages - river valley.
45. U6199 Batemans Lane, Burwash. Area around Dudwell Farm to Junction with Kings Hill - river valley
46. C214 Witherenden Road, Stonegate. Area surrounding Witherenden Bridge -River Valley
47. A265 Judens Flats, Burwash. In area of Lower Rough Farm – large volumes of water spill onto highway from surrounding fields and farms via the track adjacent to Green Farm - Gulley run is on opposite side of the road.
48. A265 Judens Flat, Burwash Weald – Water discharging from access of Green Farm onto and across the carriageway.
49. A265 Haremere Hill, Etchingam – Water travelling down the hill from Hurst Green is missing the existing gullies (located in margins), crosses the road in several locations, and collects in the road at the bottom of the hill
50. U6187 Tinkers Lane, Flimwell – Visited site recently. Problem with large volume of water discharging onto road from adjacent field. Minimal drainage present – requires upgrading. Existing backfall towards Coronation Cottages – kerbs required?

(ii) **Highway Flood Alleviation Schemes (ESCC)**

Larger schemes for consideration:

1. Pannel Lane Pett (the general condition of the road)
2. Lunsford Farm, Pett retaining structure (the kerbs and concrete are on the move)
3. Hobbs Lane, Beckley requires some sort of surface
4. B2089 Udimore opposite Church Lane lack of drainage
5. U C section of High Street, Winchelsea Kerbs and blocks
6. German Street, Winchelsea footway
7. Footpaths in Rye!!!
8. B2089 from the new work at the top of Darwell Hill to Woods Corner Drainage and surface possible kerbs at a few locations
9. C18 Woods Corner to A271 heavy patching
10. B2244 Sedlescombe village surface the hot rolled is giving up
11. B2244 Sedlescombe along side the Brickwall Hotel drainage [full of roots]
12. B2082 Iden heavy patching /surfacing
13. Fairlight Road near the Country Park kerbs and surface [Boards are out]
14. B2089 Ferry Road Rye surface is badly rutted
15. B2089 just north of Popping Hole Lane surface badly rutted
16. Barrack Road Bexhill surface [lots of depressions]
17. A268 Whitebread Lane [Heavy patching]
18. Fairlight, Shepherds Way drainage
19. C19 The stage/junction road ends no drainage system.
20. Upper Wilting, Crowhurst [Drainage]
21. Peter James Lane Battery Hill end pipes to ditch as it is so close to the road
22. Ludley Hill as above

## **APPENDIX 9**

**Emergency Planning Officer's proposed 5 Community Flood Warning Areas for Rother District**



## Emergency Planning Officer's proposed 5 Community Flood Warning Areas for Rother District

### Community flood warning areas

Our flood warning areas currently represent large geographical areas and because of their size flooding can occur in one part of the flood warning area whilst other areas are not affected. This can lead to customers potentially becoming complacent and not taking action at the appropriate time.

We want to build trust with our customers and further their understanding of our flood warning service. To achieve this we plan to produce flood warning areas that are community based so we can offer a more reliable, personal and focused service.

In order to provide a community warning area we must have the data and knowledge from past flood events and have the telemetry and forecasting capability to provide the community with a reliable warning.

This is a new concept for flood warnings in Kent area, we recognise obstacles and technical challenges and implementation of the community warning areas will take time. We are changing some flood warning areas into community areas by August this year and the rest of Kent area by August next year.

We are planning to change all of the five flood warning areas in your area this year:

073FWC10 : The Tidal Rother including Rye and Rye Harbour

073FWC9 : Coast from Fairlight to Dungeness

073FWF5A1 : River Rother between Mayfield and Newenden

073FWF5A2 : River Brede between Sedlescombe and Rye

073FWF5A3 : River Tillingham between Beckley Furnace and Rye

#### **073FWC10, The Tidal Rother including Rye and Rye Harbour**

We are proposing to split this flood warning area into two communities

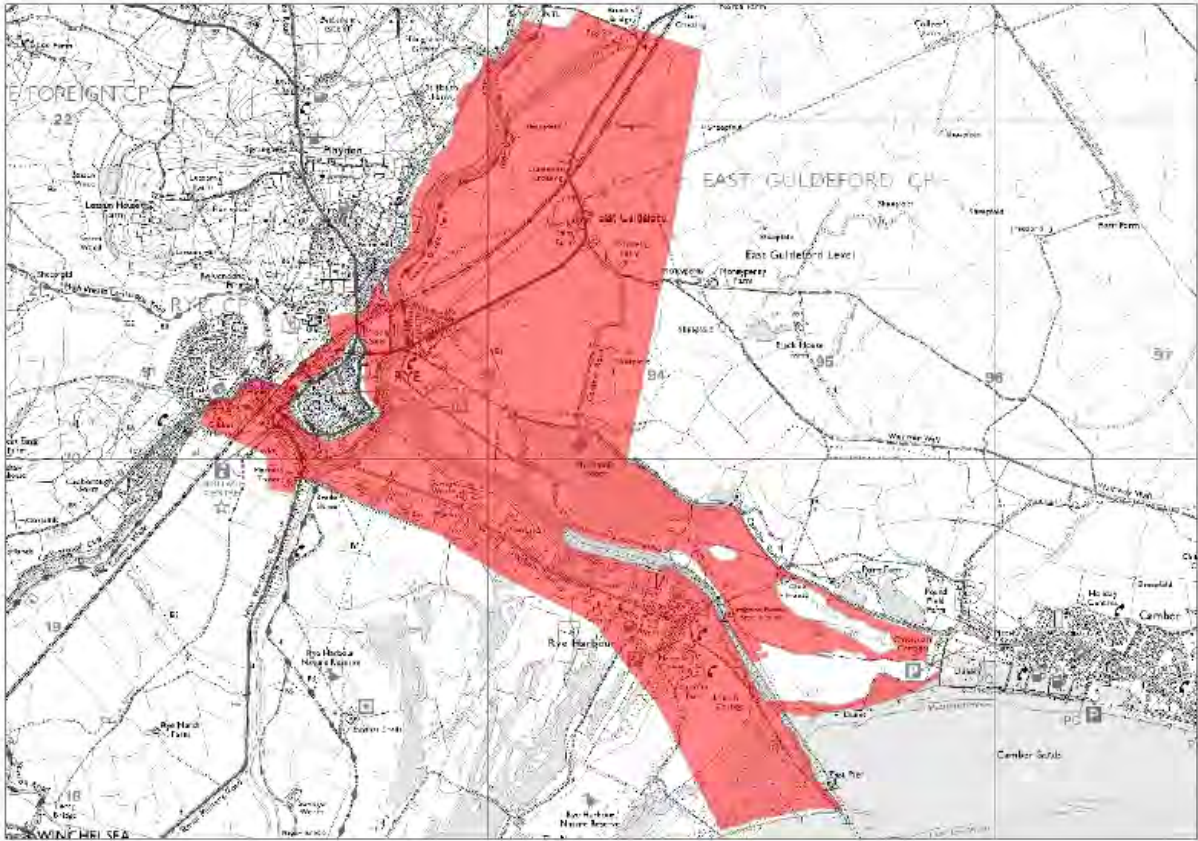
- 1) King's Avenue Estate and Rock Channel riverside properties
- 2) Rye Town, Rye Harbour and East Guldeford

These communities have been split due to the recent flood defence improvements in Rye. The increased defence in Rye protects the whole town to a 1/1000 level apart from some Rock Channel properties and King's Avenue Estate (King's Avenue and New Road triangle). This community warning area is at higher risk and a flood warning will be issued at a lower threshold.

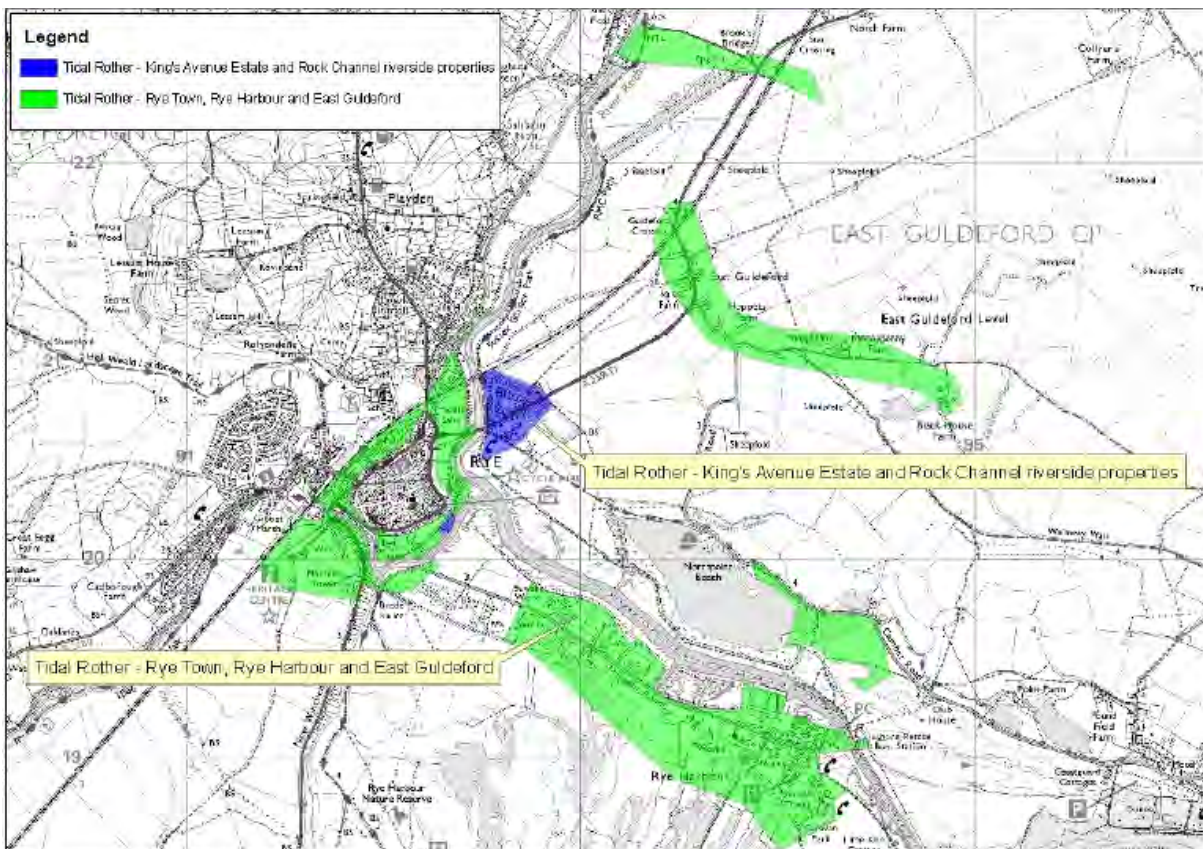
There are two other communities that are at risk from the Tidal Rother but the fluvial risk is more dominant so these are included in the Tillingham and Brede community changes that are explained later.

The following two maps show the changes we are proposing:

Map 1: The current flood warning area



Map 2: The proposed community flood warning areas



## **073FWC9, Coast from Fairlight to Dungeness**

We are proposing to change the C9 warning area to the South of Rye and create one new community warning area

### 1) Winchelsea Beach and Pett Level

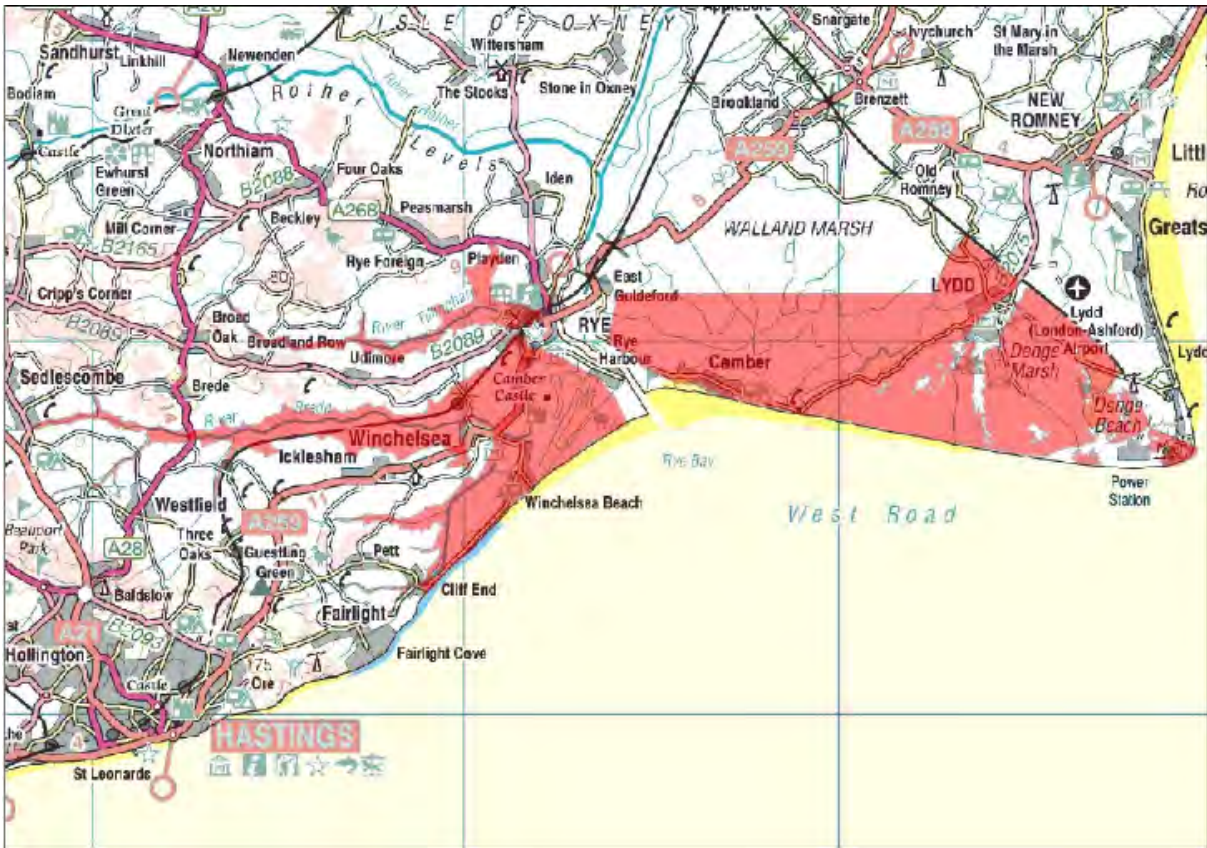
The Winchelsea community area is also affected by the coast but is fluvially dominant so is included in the Brede community area changes.

The rest of C9 to the East of Rye will remain the same.

The following two maps show the changes we are proposing:



Map 3: The current flood warning area



## **073FWF5A1, The River Rother from Mayfield to Newenden**

We are proposing to split this flood warning area into two communities

- 1) Etchingham
- 2) Robertsbridge

Etchingham and Robertsbridge are the two main communities on the Rother. There are some isolated properties along the river that have been linked into these two community areas. It is not feasible to provide these isolated properties with their own flood warning and we believe they are at flood risk from a similar scenario to the community.

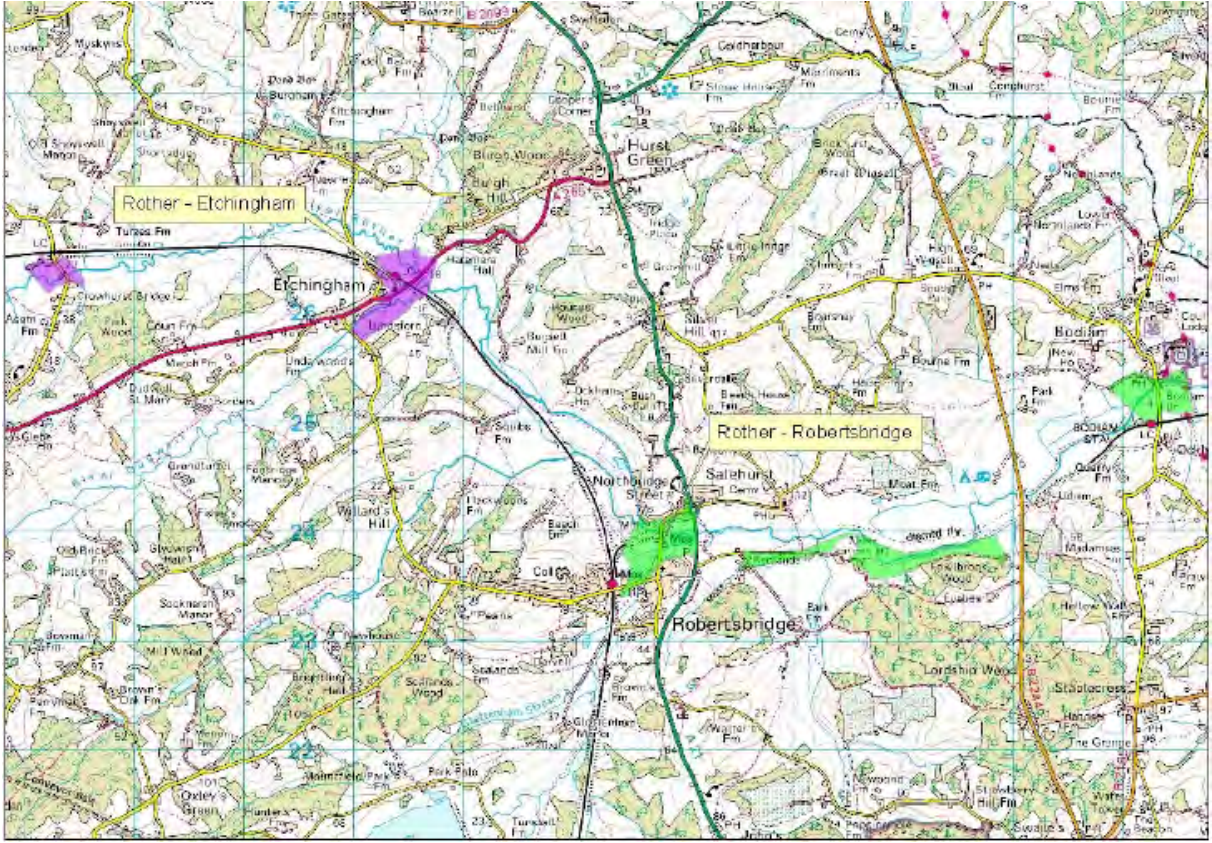
The following two maps show the changes we are proposing:



Map 5: the current flood warning area



Map 6: the proposed community flood warning areas





## **073FWF5A2, River Brede between Sedlescombe and Rye**

We are proposing to split this flood warning area into two communities

- 1) Winchelsea properties adjacent to the Brede
- 2) New Winchelsea Road properties

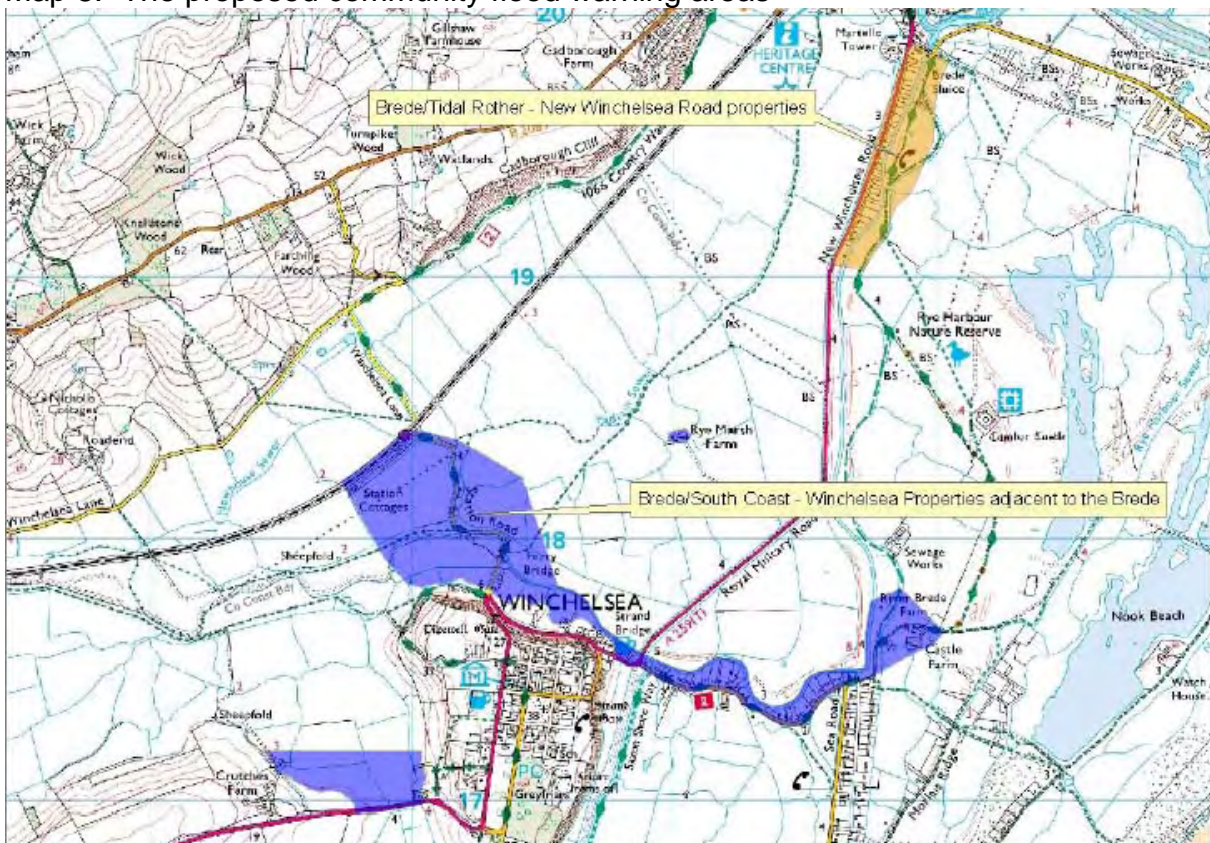
The 1st community will receive flood warnings for flooding from the River Brede and the Tidal Rother. The 2nd community will receive flood warnings for flooding from the River Brede and the South coast.

The following two maps show the changes we are proposing:

Map 7: The current flood warning area



Map 8: The proposed community flood warning areas





### **073FWF5A3, River Tillingham between Beckley Furnace and Rye**

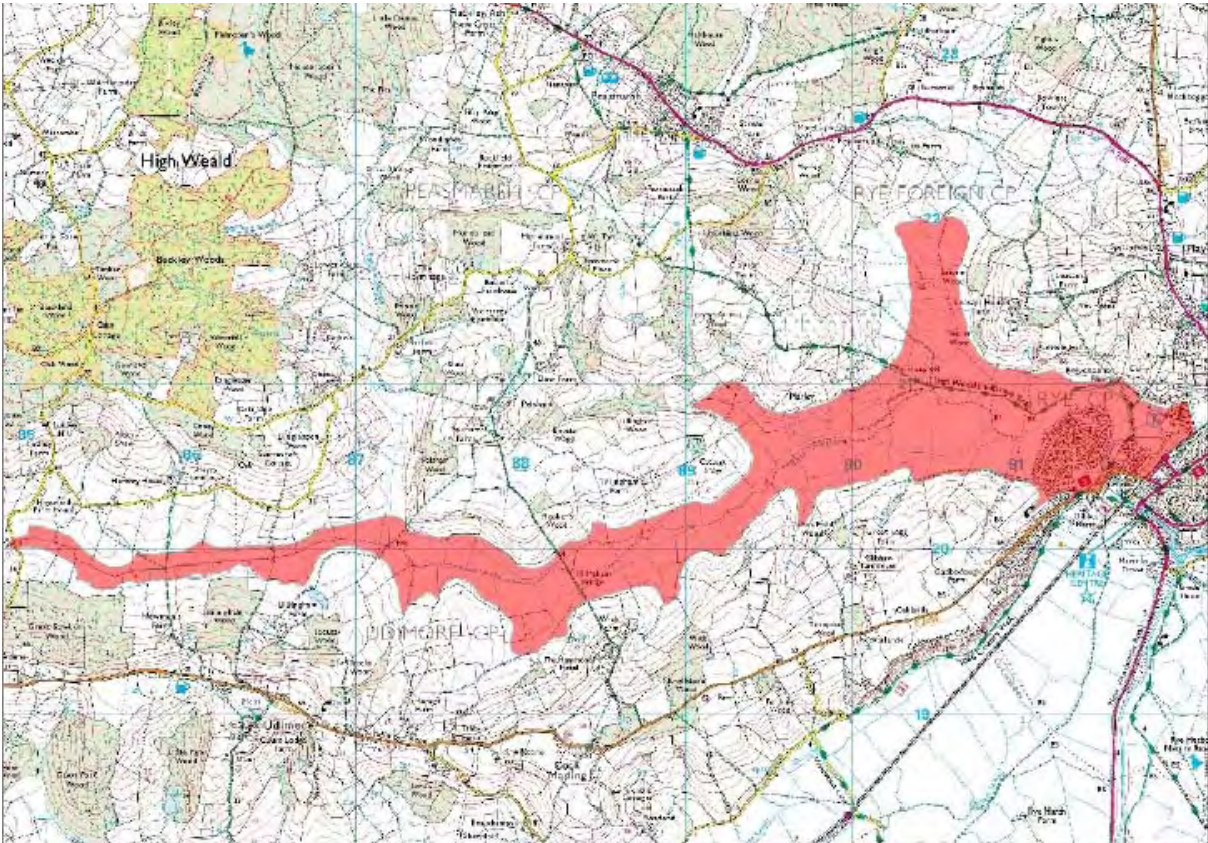
We are proposing to change this flood warning area into one community

- 1) Tillingham properties in Rye

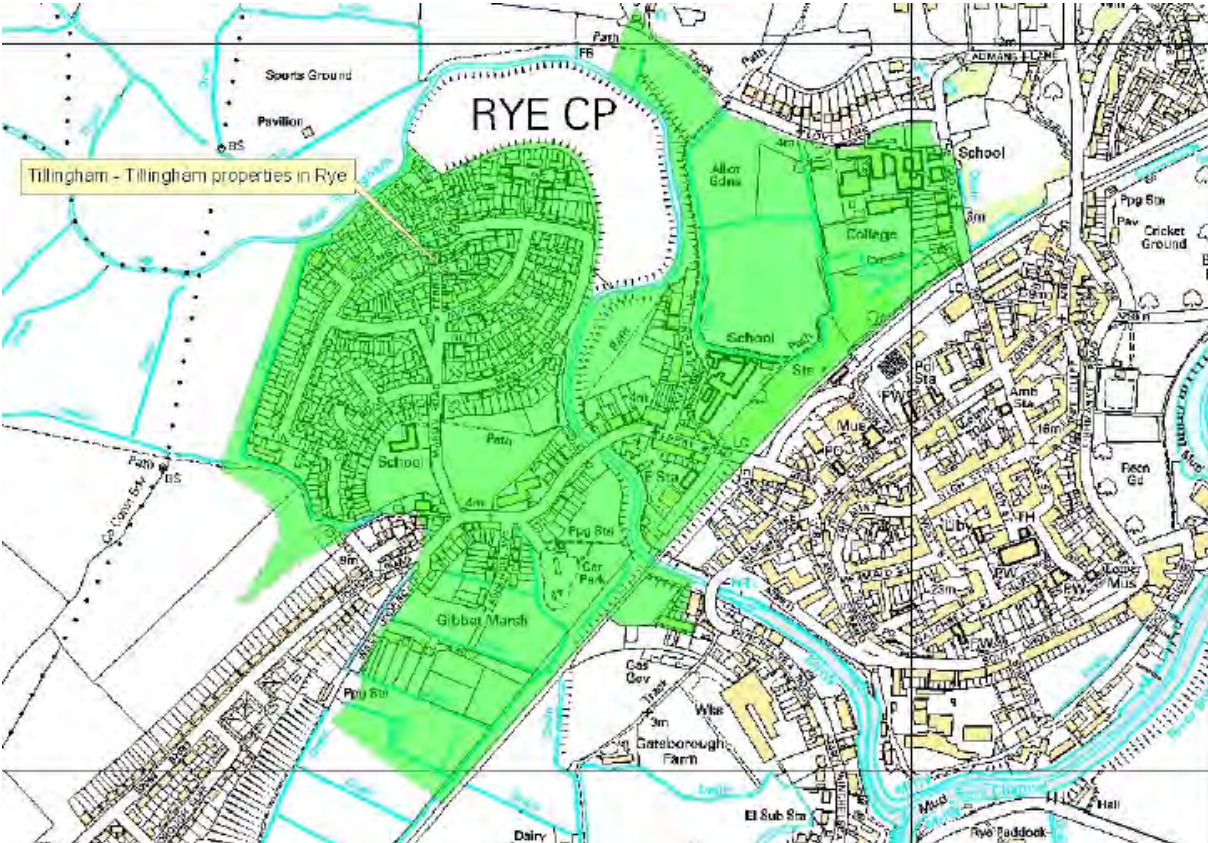
This community will receive flood warnings for flooding from the River Tillingham and the Tidal Rother.

The following two maps show the changes we are proposing:

Map 1: The current flood warning area



Map 2: The proposed community flood warning area





The community flood warning area names are very important for community identity and for people in the community to recognise and understand when they need to take appropriate action. The names are still at a draft stage and we welcome any ideas you have of more appropriate names by the 8th June.

We have grouped some communities together to avoid generating an unreasonable number of flood warning areas. This has only occurred where communities will flood from the same flooding scenario and will be warned at the same time. This is the case for Winchelsea Beach and Pett Level community area.

If you would like the GIS layer of the new flood warning areas I can send this to you. You will receive an updated flood warning area map nearer to the go live date.

### **What does this mean for you**

- The flood warning areas 073FWC10, 073FWF5A1, 073FWF5A2, 073FWF5A3 will no longer exist from August this year (the go live date will be published nearer the time).
- The flood warning area 073FWC9 will be amended from August this year.
- You will then receive separate flood warnings for each community in each of these flood warning areas. These will have new names and codes that will be published nearer the go live date.
- Flood warning codes and meanings will remain unchanged
- Flood watches will remain unchanged

### **Public Awareness**

We will be writing to all our existing customers explaining the changes and we are holding a trailer event in Rye for existing customers and people not registered to visit us directly.

Please take some time to have a look at the proposed new flood warning areas and how they may affect your emergency response. If you have any concerns about this change or any other issues you would like to discuss, please do not hesitate to call me. We will keep you updated with the progress of this work over the next few months.

**For the Level 2 SFRA the 12 Breach Analysis locations are as follows:**

1.	Normans Bay:	(Opposite entrance to static caravan park i.e., at western end of eastern nodule of development) NGR: TQ685 055
2.	Cooden Beach:	(Roundabout - southern end of Cooden Sea Road) NGR: TQ71 (Overtopping Analysis)
3.	Pett Level:	(Smugglers Inn, Pett Level Road) NGR: TQ981 134
4.	Winchelsea Beach:	(At site of Smeatons Harbour) (Also known as Harbour Field) NGR: TQ981 160
5.	Rye Harbour:	(adj. Harbour Point, Harbour Front) NGR: TQ942 192
6.	Rye:	(Garage site, on south side of The Strand) NGR: TQ918 202
7.	Rye:	(Tony Maynard's House, Rock Channel) NGR: TQ921 200
8.	Rye:	(Northern end of North Salts, by Military Road) NGR: TQ924 211
9.	Rye:	(East bank of River Rother between Monkbretton Bridge and Railway Bridge, by Kings Avenue) NGR: TQ925 207
10.	Camber:	(At Central Car Park) NGR: TQ965 185
11.	Camber:	(At eastern end of The Suttons) NGR: TQ972 184
12.	Jury's Gap:	(Immediately to the east of Jury's Gut Sluice) NGR: TQ988 181