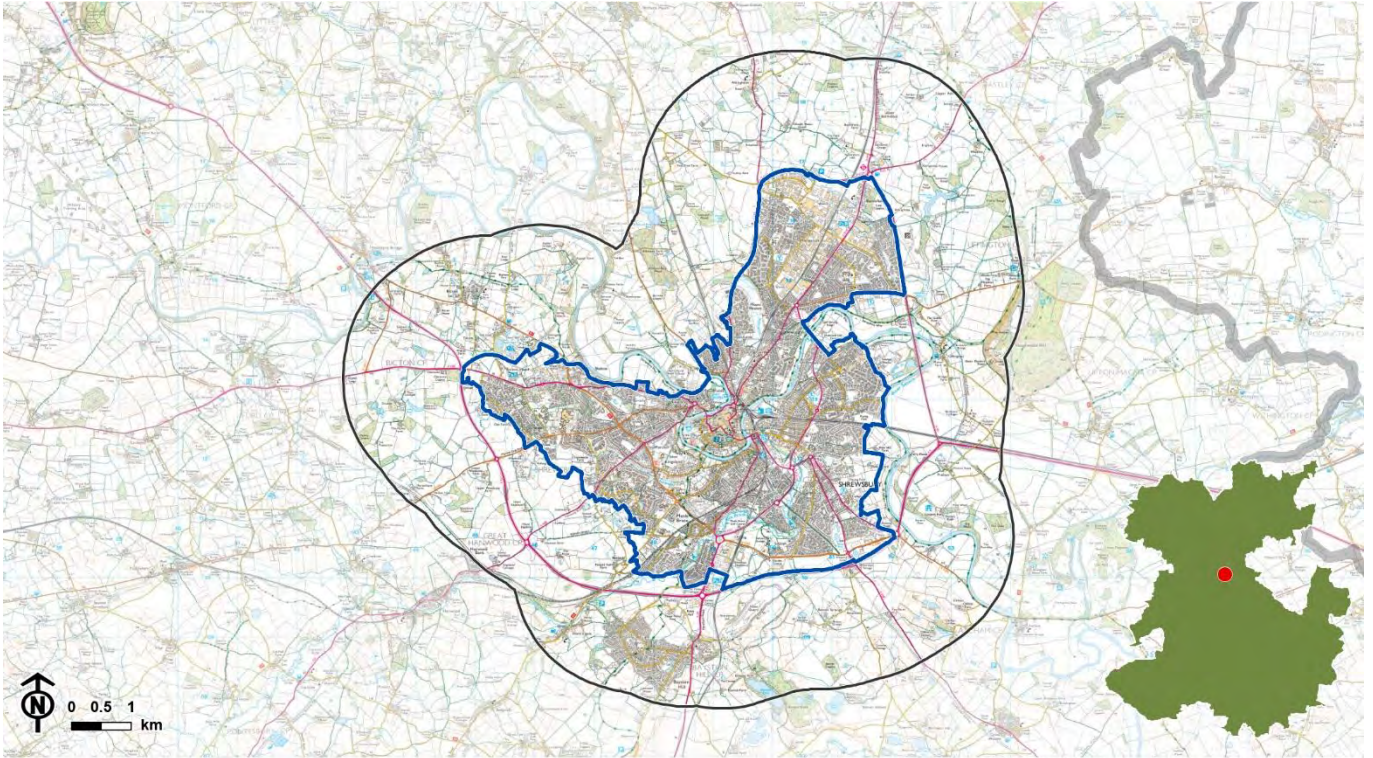


Strategic Centre – Shrewsbury

Location



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CB:KC EB:Chamberlain_K LUC 10924-00_000_Location_OSbase 05/02/2020
Source: SC, LUC, OS



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Source: SC, LUC, OS

Summary of Settlement Study Area and Location

The city of Shrewsbury is the Strategic Centre of Shropshire as defined in the Shropshire Pre-Submission Draft Local Plan (2020). The study area boundary as defined within this Green Infrastructure Strategy is a 2km offset from the settlement limits.

Shrewsbury is the county town of Shropshire and the County's Strategic Centre. It is located within the central part of north Shropshire 20km east of Telford, The settlement will play a key role in supporting Shropshire's housing and economic growth aspirations to 2036.

The town centre is almost completely surrounded by the meandering River Severn. Shrewsbury Town Council covers 3,799ha, encompassing the proposed Community Hubs of Baschurch, Bayston Hill, Bicton, Bomere Heath, Cross Houses, Dorrington, Ford, Hanwood, Longden, Minsterley, Nesscliffe and Pontesbury as well as numerous smaller villages and hamlets, many of which have opted in as Community Clusters according to the Local Plan Review. Shrewsbury has a population density of 18.9 people per hectare.

As part of the Shrewsbury Place Plan, the settlement has been identified as requiring additional levels of growth over the Plan period to 2036. This would include 3,645 dwellings (which makes a total of 8,625 including commitments) and 50ha employment land (which makes a total of 91 Ha including commitments).

The Pre-Submission Draft Local Plan (2020) discusses the growth picture for the town to date, setting out a provision of around 8,625 new dwellings and 100ha of employment land between 2016-2038.

Proposed Allocation sites are predominantly located within the A5 / A49 ring road limit. These are generally located at the outskirts of the town, at Upper Edgebold to the south west, Gains Park to the west, Meole Brace Retail Park to the south, Ellesmere Road to the north, Sundorne Road and Preston Boats Roundabout to the east and Lyth Hill Road and Oakmeadow in Bayston Hill.

Existing Housing allocations within the town (SAMDev Sites, 2015¹):

- Site SHREW073: Land off Ellesmere Road, Shrewsbury. Site provision: 150 dwellings
- Site SHREW198: Land at Ditherington Flaxmill, Shrewsbury. Site provision: 120 dwellings
- Site SHREW028, 029, 075, 107, 114 and 127/ELR02 and 66: Shrewsbury South Sustainable Urban Extension, Shrewsbury. Site provision: 950 dwellings
- Site SHREW002, 035, 083 and 128/ELR64, 67 and 68: Shrewsbury West Sustainable Urban Extension, Shrewsbury. Site provision: 750 dwellings
- Site SHREW210/09, 030/R, 094 and 019: Bowbrook/Radbrook – land between Mytton Oak Road and Hanwood Road, Shrewsbury. Site provision: 550 dwellings
- Site SHREW027 (Parts): Land at Weir Hill Farm/Robertsford House, Preston Street and adjoining Land off London Road, Shrewsbury. Site provision 550-600 dwellings.
- Site SHREW016: Land off Hillside Drive, Belvidere, Shrewsbury. Site provision: 20 dwellings.
- Site SHREW120/R: Land east of Woodcote Way, Shrewsbury. Site provision: 40 dwellings.
- Site SHREW105: Land off Shillingstone Drive, Shrewsbury. Site provision: 230 dwellings.
- Site SHREW095 and 115/ELR006: Land west of Battlefield Road, Shrewsbury. Site provision: 100 dwellings.
- Site SHREW212/09: Land west of Longden Road, Shrewsbury. Site provision: 175 dwellings.
- Site SHREW023: Land at Corner Farm Drive, Shrewsbury. Site provision: 25 dwellings.
- Site SHREW001 part: Land north of London Road, Shrewsbury. Site provision: 50 dwellings.

Existing Employment land allocations (SAMDev Sites, 2015):

- Site SHREW028, 029, 075, 107, 114, 127 part: Shrewsbury South Sustainable Urban Extension. Provision: 26 ha
- Site SHREW002, 035, 083, 128 part: Shrewsbury West Sustainable Urban Extension. Provision: 9-12 ha

¹ Shropshire Council Site Allocations and Management of Development (SAMDev) Plan 2015

- Site SHREW095 and 115/ELR006: Land west of Battlefield Road, Shrewsbury. Provision: 3ha
- Site ELR007: Land east of Battlefield Road, Shrewsbury. Site provision. Provision: 2ha

- Allocated retail site: Riverside Shopping Centre, Smithfield Road – 26,000sqm floorspace

The Proposed Housing / Mixed Use Allocations included within the Pre-Submission Draft Local Plan (2020) are:

- Site SHR054a: Land south of Sundorne Road, Shrewsbury. Size 3.46ha. Capacity 60 dwellings.
- Site SHR158/SHR060/SHR161: Land between Mytton Oak Road and Hanwood Road, Shrewsbury (west). Site Area: 105ha. Site capacity: 1500 dwellings, 5ha employment
- Site SHR057 (part) / SHR177: Land North of Mytton Oak Road, Shrewsbury (west). Site Area 25ha. Site capacity: Approx 400 dwellings
- Site SHR145: Land South of Meole Brace Retail park, Shrewsbury (south). Site Area: 6ha. Site capacity: Approx 150 dwellings.
- Site SHR173: Land west of Ellesmere Road, Shrewsbury. Size: 23.3ha. Capacity 450 dwellings.

The Proposed Employment Land Allocation included within the Pre-Submission Draft Local Plan (2020) is:

- Site SHR166: Land to the west of the A49, Shrewsbury (east). Site Area: 45ha. Site capacity: Approx 45ha of employment land.
- Site SHR197VAR: Land adjacent to Battlefield Roundabout, Shrewsbury. Size 33ha. Capacity 9ha employment land.

The SAMDev supports the development of the Shrewsbury South and Shrewsbury West Sustainable Urban Extensions (SUE's) provided that the development delivers the scale and type of development appropriate to planning policy CS2 and the development has regard to the principles of the SUE masterplans adopted by the Council.

One of the aspirations of the Shrewsbury Big Town Plan² is to encourage housing and commercial development in and around the town centre to compliment the delivery of the afore-mentioned new development on the edge of the town. This aspiration responds directly to the need to enhance physical connectivity between places and re-think the role of town centres.

The Shrewsbury Big Town Plan (2019) discusses the following aims in relation to Green Infrastructure:

- To connect up the wider greenspace network across the town, making new green links where possible and improving existing links and green corridors;
- To make much more of the River Severn corridor and its tributary valleys and brooks that form key green spaces within the heart of the urban area;
- To ensure that new development, wherever it is planned, delivers better quality and strategic greenspace that connects to our existing green spaces and proposed new corridors.

² Shrewsbury Big Town Plan, 2019



The River Severn at Quarry Park and Dingle Garden



Views towards Berwick Park from PRow 0443/112/1

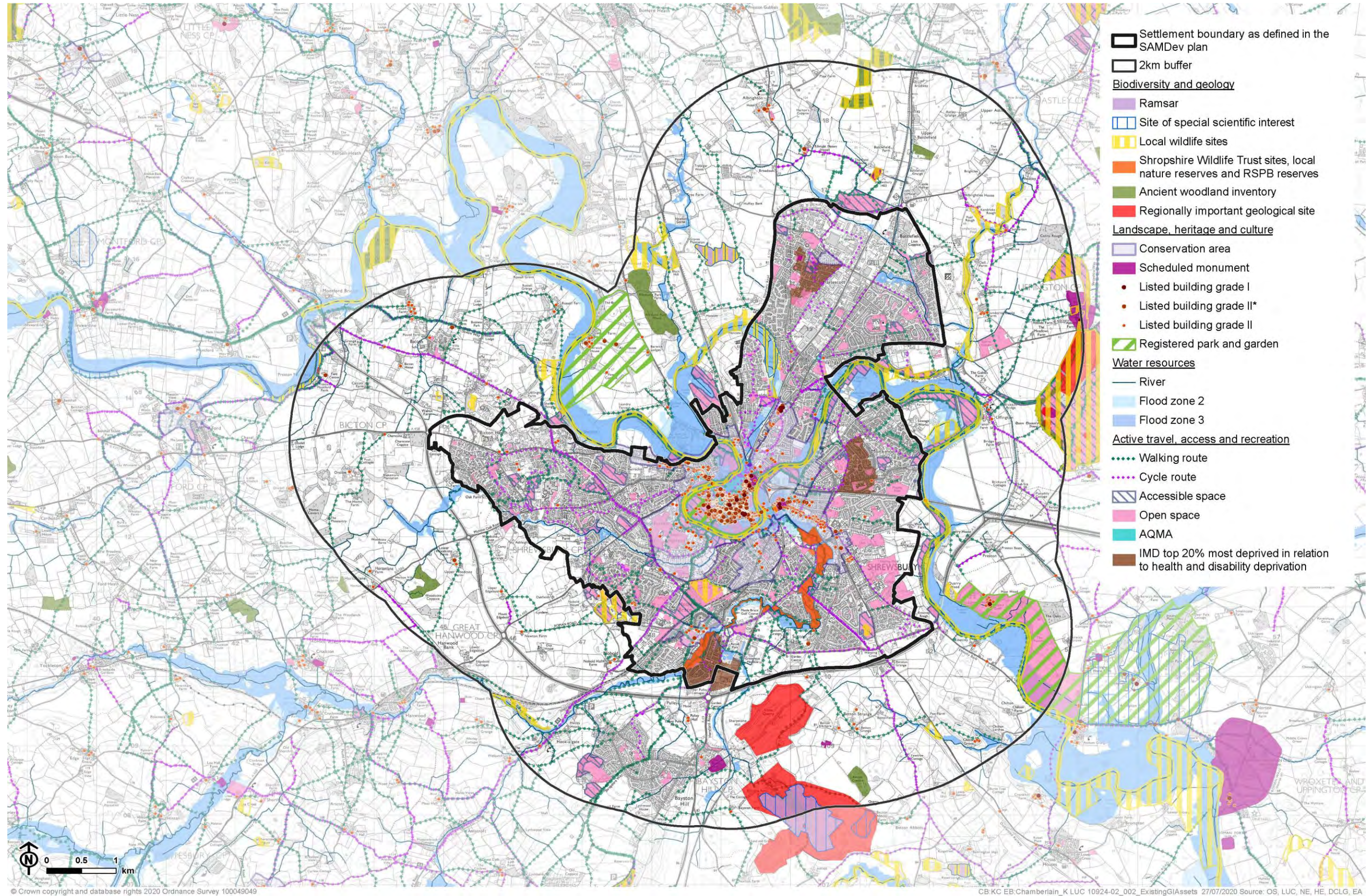


The Old River Bed SSSI





Battlefield Heritage Park

Existing Green Infrastructure Assets and Key Constraints



Existing Green Infrastructure Assets and Constraints


Theme	Existing Green Infrastructure Assets / Constraints
<p data-bbox="156 1061 344 1144">Key Theme 1: Biodiversity and Geology</p> 	<p data-bbox="352 365 488 389">Biodiversity</p> <p data-bbox="352 409 544 434">Designated Sites</p> <ul style="list-style-type: none"> <li data-bbox="363 456 1477 607">■ Nationally designated sites within the study area include Hencott Pool SSSI which also incorporates Midland Meres and Mosses Phase 2 Ramsar site. This site has been noted as ‘Unfavourable Recovering’ in the north and ‘Unfavourable No Change’ in the southern part. Conditions are as a result of inappropriate water levels and water pollution combined with inappropriate management which may cause damage to the fen, marsh and swamp habitat for which it is designated. <li data-bbox="363 629 1490 719">■ Bomere, Shomere and Betton Pools SSSI to the south of Shrewsbury is designated for its standing open water. This incorporates Midland Meres and Mosses Phase 1 Ramsar site. The condition of this SSSI is noted as ‘Unfavourable Recovering’. <li data-bbox="363 741 1465 801">■ The River Severn at Montford SSSI meanders through a very small section of the study area to the west and is currently in a ‘Favourable’ condition. <li data-bbox="363 824 1469 974">■ The Old River Bed is the fourth SSSI within the study area and is the only one within the settlement boundary. It is located north of the centre of Shrewsbury and is recorded as being in ‘Favourable’ condition. According to Natural England, the site continues to hold a range of floodplain fen communities and exhibits a range of vegetation types according to hydrological gradient. Main threats include accumulation of litter, scrub growth and nutrient enrichment. <li data-bbox="363 996 1465 1057">■ SSSI Impact Risk Zones associated with SSSIs as detailed above cover the full extent of the study area and relate to larger residential developments, such as those of 50 units and above. <li data-bbox="363 1079 1490 1198">■ Rea Brook Valley LNR is located to the south of Shrewsbury town centre. It is the largest site managed by Shrewsbury Town Council's Countryside Unit and runs from the centre of Shrewsbury town towards the southern suburbs at Meole Brace. The LNR accommodates the Rea Brook Circular Walk. <li data-bbox="363 1220 1481 1346">■ There are several non-statutory LWS designations located throughout the study area. These are predominantly linked to other ecological designations. Exceptions to this include the entire River Severn Corridor, Alkmond Park and Sundorne Pool. Many of these sites are existing green corridors linking with Shrewsbury town centre. <p data-bbox="352 1361 679 1386">Notable and Priority Habitats</p> <ul style="list-style-type: none"> <li data-bbox="363 1408 1485 1503">■ Ancient and Semi-Natural Woodlands are located at Hawksmoor / Waits Coppices on the northern boundary of the study area, woodlands at Battlefield, Abbey Wood / New Coppice to the east, Betton Coppice and Bowmere Pool to the south and Woodcote Coppice to the west. <li data-bbox="363 1525 1406 1585">■ Ancient Replanted woodland is located at Alkmond Park Coppice, Betton Coppice, Woodcote Coppice and Kesters Coppice. <li data-bbox="363 1608 1485 1697">■ Priority Habitats are dominated by Deciduous Woodland, found in small sections throughout the study area. Good quality semi-improved grassland is located on low ground in peripheral parts of the study area, outside the Shrewsbury settlement boundary. <li data-bbox="363 1720 1485 1870">■ A number of Shropshire Environment Network Corridors are located within the survey area, including along the various river corridors and a number of the arterial roads into the town centre. Core Areas are also located at Alkmond Park, Shrewsbury Cemetery and an isolated site at Hencott Wood. Bowmere Pool, the Roman Road Sports Centre and a number of small sites adjacent to major transport routes have been identified for Restoration or Creation. <li data-bbox="363 1892 1437 2011">■ Natural England habitat mapping identifies several areas of primary habitat in the study area, including focussed around Old River Bed SSSI and the area extending west from this to Berwick Road, to the north of this at Almond Park and at Haughmond Hill around Douglas’s Leap. Surrounding these core areas are wider areas identified as enhancement zones 1 and 2.


	<ul style="list-style-type: none"> ■ Roadside natural verges are associated with all the major A and B roads, and a number of minor roads within Shrewsbury including numerous residential streets. <p>Species</p> <ul style="list-style-type: none"> ■ Protected and priority amphibians, plants and invertebrates are, in general terms, clustered through the River Severn Corridor and its tributary river valleys. There are also concentrations along the road networks and on the woodland edges, especially at Haughmond Fields. Key species include otter, polecat, badger and bat. ■ Flowering plant species are linked to natural road verges along key transport routes, and at edge of settlement and lowland floodplain sites. ■ Invasive species records are clustered around the River Severn Corridor, major transport routes and ecologically designated sites including Bomere Pool and Haughmond Hill. Invasive species include but are not limited to Indian Balsam, New Zealand Pigmyweed and grey squirrel. <p>Geology</p> <ul style="list-style-type: none"> ■ There are a number of RIGS located within the study area. Condover Pit, a classic landscape of glacial deposition with kettle hole lakes adjacent a working quarry, is located south of Shrewsbury on the study area boundary. Bayston Hill Quarry is an example of Precambrian geology with 3D views of the structure of the Longmyndian strata. The site is located within proximity of Candover Pit, south of Shrewsbury. To the east of the settlement, there are a number of small RIGS associated with Haughmond Hill where there are good examples of shale and sandstone exposure relating to the Burway Formation. The Bell Stone at Morris Hall in the centre of Shrewsbury is identified as a RIG, as is Monkmoor, associated with the River Severn, approximately 100m to the east of the settlement boundary.
<p>Key Theme 2: Landscape, Heritage and Culture</p> 	<p>Landscape</p> <ul style="list-style-type: none"> ■ The landscape surrounding Shrewsbury is largely defined within one National Landscape Character Area; Shropshire, 61: Cheshire and Staffordshire Plain³; and four Landscape Character Types; Estate Farmlands, Principal Timbered Farmlands, Riverside Meadows and Principal Settled Farmlands⁴. The landscape is typified by mixed farming set within a rolling lowland to flat floodplain topography. Predominantly pastoral with sub-regular fields bounded by hedges and ditches and interspersed with clustered settlements, and parkland landscapes. ■ Landscape and visual sensitivity in parcels to the direct east and north west of Shrewsbury town centre, is much higher than that of the landscape to the north west and south adjacent the A5 / A49 Bypass. Parcels to the west were assessed at Medium and Medium-Low sensitivity⁵. ■ The relatively rural character evident in Shrewsbury's surrounding countryside is somewhat degraded by the presence of significant human infrastructure including major roads. Edge of settlement recreational uses are also highly evident within the study area. ■ Agricultural land quality surrounding Shrewsbury is identified as a mixture of grade 2 or 3. ■ Significant parts of the study area outside the Shrewsbury town boundary managed under environmental stewardship schemes, generally spreading out north-west and south-east from the settlement. <p>Heritage</p> <ul style="list-style-type: none"> ■ Shrewsbury is steeped in history. The medieval town centre and wider environs support a large conservation area, over 600 listed buildings, three Registered Parks and Gardens (Quarry Park / Dingle Gardens, Berwick Park and Longner Hall) a registered Battlefield (Battle of Shrewsbury 1403) and several Scheduled Monuments. There is also a small Conservation Area located at Harlescott within northern Shrewsbury suburbs. ■ Quarry Park and Dingle Gardens are located in the centre of the settlement. They date from 1719 consisting of an extensive area of riverside common land laid out with tree-lined walks. Berwick Park



³ National Character Area Profile 61.; Shropshire, Cheshire and Staffordshire Plain, Natural England, 2014

⁴ The Shropshire Landscape Typology, 2006

⁵ Shropshire Landscape and Visual Sensitivity Assessment, 2018

	<p>is a Registered 18th Century Park located in Pimhill north west of Shrewsbury town centre and Longner Hall is located to the south east on the bank of the River Severn.</p> <ul style="list-style-type: none"> ■ The Battle of Shrewsbury Registered Battlefield site is located on the northern fringe of Shrewsbury south east of Albrighton. ■ Scheduled Monuments are located at The Burgs, an Iron Age settlement east of Bomere Pool, Haughmond Abbey and a Hill Fort to the east of Shrewsbury and the College of Mary Magdalene at Battlefield. ■ A number of prominent Listed buildings are evident within the area, most notably at Haughmond Hall, Ditherington Flax Mill and St.Chad's Church
<p>Key Theme 3: Water Resources</p> 	<p>Fresh Water Assets</p> <ul style="list-style-type: none"> ■ The River Severn is the key fresh-water asset within Shrewsbury, meandering through the central core of the town. Due to the low-lying nature of the River Severn within Shrewsbury, there are several tributary rivers and streams which converge into the main waterway within the study area including the Rea Brook to the south and a number of un-named watercourses to the north of the town centre. ■ Watercourses in and around Shrewsbury often feed into a number of large lakes or reservoirs including Sunderton Pool to the north east, Alkmund Park Pool to the north west, Bowmere Pool and Betton Pool to the south of Shrewsbury. <p>Flooding</p> <ul style="list-style-type: none"> ■ The main fluvial flood risk through Shrewsbury is the River Severn, but fluvial risk is also present from the Bagley Brook, Rad Brook, Rea Brook, Battlefield Brook and other unnamed watercourses. In a severe event, the old course of Severn that runs through the north of the town (and the route of the Bagley Brook) would be affected. Many areas of open space, such as Frankwell car park and recreation ground and The Quarry park are functional floodplain and flood relatively frequently. Flooding mechanisms are complex at the confluence of the Rea Brook, with water backing up from the Severn affecting low lying properties in the English Bridge area. ■ Many parts of the town are therefore at a high risk of fluvial flooding including parts of but not exclusively: Mountfields, Coleham, Abbey Foregate, Frankwell, Castle Fields, Spring Gardens, Mount Pleasant, Ditherington, Heathgates, Monkmoor, Belle Vue, Sutton, Meole Brace and Coton Hill. ■ According to Environment Agency surface water flood mapping, Shrewsbury is affected by surface water flooding with runoff from local roads flowing into the Severn and the Bagely Brook, Rad Brook and Rea Brook. Areas including Monkmoor, Ditherington, Castlefields and Greenfields are likely to be affected by surface water flooding. ■ Existing flood defences include a wall with demountable defences along the Severn in Frankwell along Water Lane, passing the Welsh Bridge and St George's Bridge. There is also an embankment and flood wall along the Rea Brook from Old Potts Way to the English Bridge. ■ Shrewsbury is also at risk of rapid inundation following defence overtopping or breach. ■ Many of the recent developments in flood risk areas in Shrewsbury serve as examples of flood resilient design, where habitable floor levels have been raised above design flood levels and developments have been designed to provide an element of flood storage and allow flood water to flow through and around the development. These include Benbow Quay on Ellesmere Road, the former Shrewsbury Town Football Club site and Stiperstones Court Retirement Living on Abbey Foregate. ■ The Shrewsbury Surface Water Management Plan advocates the most appropriate sustainable drainage system for existing or new developments, for example swales, ponds, alleviation channels. The use of existing water features such as ponds, marsh areas and natural depressions in public domain to solve surface water flooding will also be encouraged. <p>Pollution</p> <ul style="list-style-type: none"> ■ Nitrate Vulnerable Zones (NVZs) are areas designated as being at risk from agricultural nitrate pollution. An area to the south east of Shrewsbury which covers the River Severn floodplain is

	<p>designated a Groundwater NVZ whilst an area to the north is noted as Surface Water NVZ.</p> <p>Sustainable Urban Drainage Schemes (SUDs)</p> <ul style="list-style-type: none"> ■ The Shropshire Outline Water Cycle Study (2010) sets out that the proposed urban extension areas in Shrewsbury are at low fluvial flood risk. There is some predicted surface water flooding within these extension areas which will need to be considered during master planning of the sites. Approximately 2-4% of the available land will be required to attenuate runoff. ■ SUDs designed with infiltration of surface water runoff may be applicable in certain parts of Shrewsbury, and particularly in the extension area to the west.
<p>Key Theme 4: Active Travel, Access and Recreation</p> 	<p>Transport context</p> <ul style="list-style-type: none"> ■ Shrewsbury railway station is in the town centre with six routes providing access across Wales, to the north west and the west midlands. The main A49 and A5 roads link the town to the rest of Shropshire. A central bus station provides services across the county and to surrounding towns. <p>Active Travel</p> <p>Walking</p> <ul style="list-style-type: none"> ■ A number of PROW and Bridleways are located within the study area creating local connectivity and linking several GI elements including the River Severn and historic sites. ■ The Shropshire Way and Severn Way long-distance footpaths traverse the course of the River Severn within the study area. The Shropshire Way connects around 200 miles of the Shropshire Countryside, including the Shropshire Hills in the south and the historic towns and natural features in the north of the county. The Severn Way is a long-distance footpath along the entire Severn Valley linking Wales with Bristol. ■ A number of footpaths have been identified for improvement in the Shrewsbury Place Plan, although the majority are outside of the study boundary <p>Cycling</p> <ul style="list-style-type: none"> ■ Shrewsbury is a key centre for both local and national cycle routes. National Cycle Network Route 44 (the Six Castles Cycleway connects Shrewsbury, Ludlow and Leominster. NCN 45, the Mercian Way links Whitchurch with Shrewsbury, Ironbridge and Bewdley. NCN 81 starts / terminates in Albrighton and connects Shrewsbury and Welshpool. ■ The local Shropshire Cycle Network within the study area is predominantly on-road with cycle lane delineation. These routes provide good commuting opportunities into Shrewsbury town centre for suburban areas within the environs of the A5 / A49 bypass. Apart from Bayston Hill to the south, outlying villages are less well served through designated and continuous cycle provision. <p>Access and Recreation</p> <p>Open Space</p> <ul style="list-style-type: none"> ■ Publicly accessible open space is relatively well dispersed throughout the urban area of Shrewsbury. Large scale sites include the formal parks at Quarry Park / Dingle Gardens in Shrewsbury town centre and Battlefield Heritage Park. ■ Formal open spaces are supplemented with often linear semi-natural and natural green spaces such as Belvedere Paddocks on the eastern urban fringe, Rea Brook Valley to the south, Frankewell and Old River Bed to the north. These open spaces provide green wedges and corridors linking into the adjoining Shrewsbury countryside. ■ Remaining open space is dominated by outdoor sports provision linked to school playing fields and recreation grounds and incidental amenity green space. ■ Consultation with the town council identified that the council are taking on responsibilities for open space management via adoption of open space in new developments. ■ The Shrewsbury place plan identifies the creation of new multifunctional sports facilities, including football pitches, at Montgomery Waters Meadow.

<p>Key Theme 5: Health and Wellbeing</p> 	<p>Health</p> <p>Health Deprivation</p> <ul style="list-style-type: none"> ■ The indices of health deprivation identify three areas within Shrewsbury which fall into the second decile for health deprivation (the first decile being the most deprived). These are located in the area around Crowmere Road in the eastern part of the town and in Harlescott Grange suburb to the north and a small part of eastern Meole Brace, to the southwest of the town. ■ The least health deprived parts of the study area are located to the south west and include the Radbrook, Kingsland and Copthorne suburbs of Shrewsbury. <p>Childhood obesity</p> <p>The Harlescott area has greater incidence of children identified as being obese or with excess weight, compared to the rest of the town.</p> <p>Air Quality</p> <ul style="list-style-type: none"> ■ There is an Air Quality Management Area 'Area number 03' in Shrewsbury. This is focused around the A458 Frankwell, part of Bridge Street and Smithfield Road Castle Gates and adjacent land, extending to encompass most of the Town Centre including High Street, Wyle Cop, English Bridge and Coleham Head gyratory. The remit of this extended area is the reduction in levels of NO₂⁶. <p>Wellbeing</p> <p>Accessible Open Space</p> <ul style="list-style-type: none"> ■ The Open Space Assessment undertaken by LUC to inform this GI Strategy identified the following baseline provision of open space. <ul style="list-style-type: none"> – Accessible Open Space: 2.24ha per 1000 persons (2018 population base). Analysis shows that the majority of the settlement falls within 400m of such provision, however pockets to the south (south of Shrewsbury Town FC) and east (east of the A5064) do not. – Allotments: 0.09ha per 1000 persons (2018 population base). Analysis shows that large parts of the centre of the settlement are within the 1.2km access buffer for provision. There are parts of Shrewsbury to the west, north and east that lie outwith this provision. – Provision for Children and Teenagers: numerous sites provide facilities for children and teenagers. Analysis shows that the whole of Shrewsbury falls within 800m of such provision. ■ See the Open Space Assessment appended to the GI Strategy Report for more details. <p>Road Noise</p> <ul style="list-style-type: none"> ■ There are several transport corridors within the study area which experience 24-hour annual average road noise.⁷. Link roads affected include the A49 and A5 southern ring roads and the A458. Commuter roads into Shrewsbury town centre include the A528, A5112, the A5064 and the B4380. <p>Rail Noise</p> <ul style="list-style-type: none"> ■ A small section of the main rail line at Shrewsbury train station is noted with a 24-hour annual average rail noise.
<p>Key Theme 6: Climate Change</p> 	<p>Tree cover</p> <ul style="list-style-type: none"> ■ There are several linear tree belts and woodland blocks within the study area, composed of broadleaved, mixed or coniferous trees which all afford natural shading (National Forest Inventory). Tree belts are predominantly associated river and rail corridors and historic landscapes. The Kingsland area of south-central Shrewsbury has a particularly dense tree cover for an urban area. This wooded setting is largely influenced by the Bowbrook and the grounds of The Shrewsbury School.

⁶ Shrewsbury and Atcham Borough Council Revised Air Quality Action Plan, 2008

⁷ Accessible Natural Green Space Mapping, 2018

- Shrewsbury Town Council are undertaking a project of tree planting which, starting at Monkmoor, hopes to see over 2,000 trees planted in the town⁸.

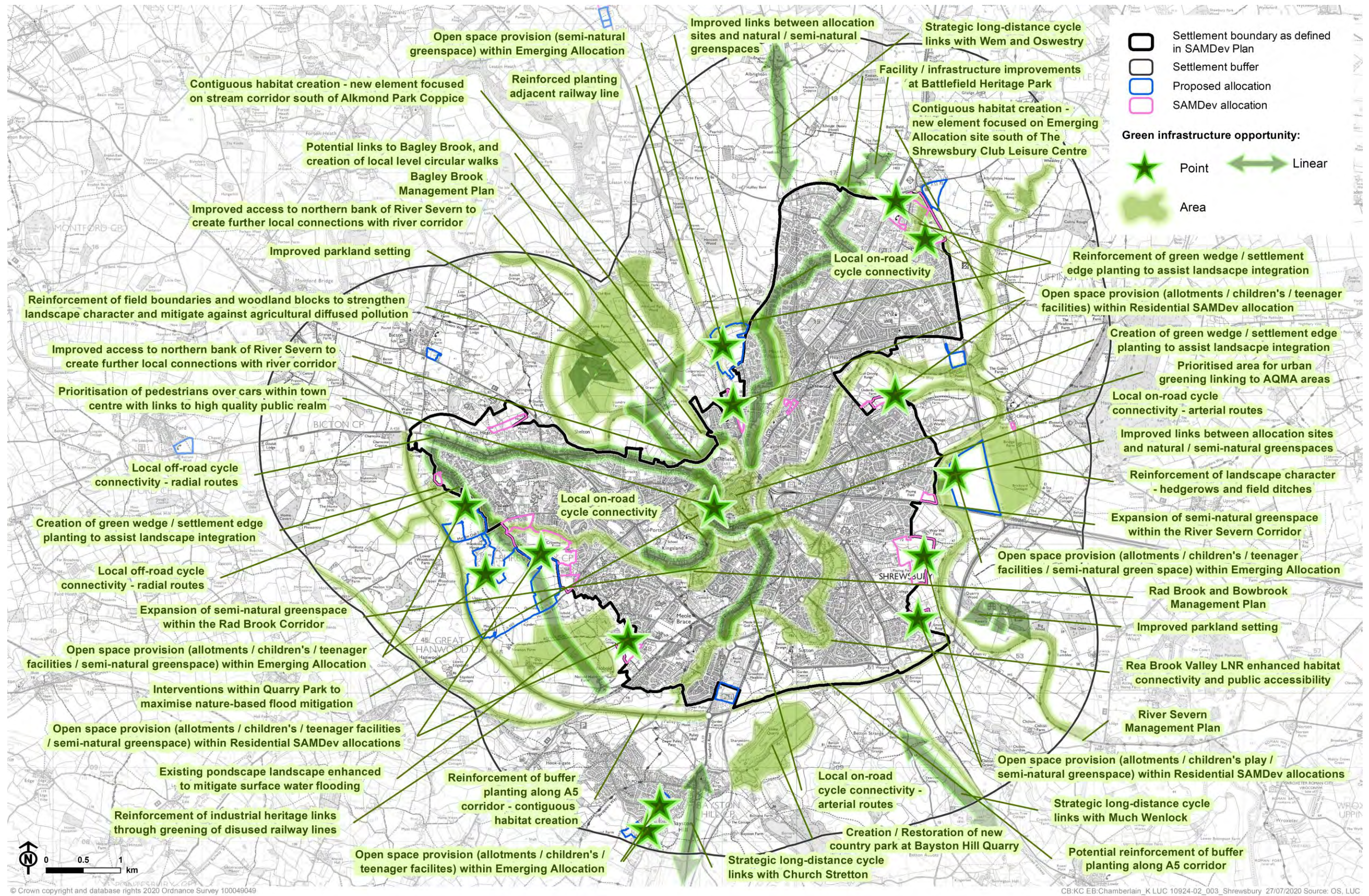
Flooding Climate Change Allowance

- The majority of the existing Flood Zones have been modelled with regard to Climate Change Allowance within the Strategic Flood Risk Assessment⁹. This identifies that areas within Flood Zone 2 are highly vulnerable, and that this modelling should be applied to decisions on development. Flood Zones are likely to increase in certain areas which may increase flood risk to properties.

⁸ <https://www.shrewsburytowncouncil.gov.uk/news/tree-planting-monkmoor-river-ground>

⁹ Strategic Flood Risk Assessment, 2018


Green Infrastructure Opportunities





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CB:KC EB:Chamberlain_K LUC 10924-02_003 Shrewsbury 27/07/2020 Source: OS, LUC

Key Green Infrastructure Opportunities

Theme	Green Infrastructure Opportunities / Constraints
<p data-bbox="172 943 328 1021">Key Theme 1: Biodiversity and Geology</p> 	<p data-bbox="376 353 1497 510">Some of the key principles within this theme have been derived from the Shrewsbury Big Town Plan (2018) and are revisited within later themes. The overriding aim is to create better connected greenspaces which are more ecologically resilient, making new green links where possible alongside the improvement of existing links and green corridors. The specific opportunities identified in Shrewsbury include:</p> <ul data-bbox="376 533 1497 1765" style="list-style-type: none"> <li data-bbox="376 533 1497 748">■ The Shropshire Environment Networks and Natural England Habitat Networks should be managed to ensure that they continue to support the functionality of core areas alongside opportunities to enhance local connectivity through identified Restoration or Creation areas. Key examples of this would include the restoration of Bayston Hill Quarry to the south of Shrewsbury to create a new country park for the town. Enhancement and protection of deciduous woodland along the River Severn corridor north-west of Shrewsbury and adjacent woodland corridors will improve connectivity while also providing increased bank stability and flood alleviation upstream of the settlement. <li data-bbox="376 770 1497 891">■ The management of SSSI sites should be reviewed alongside designation reasons to ensure all Unfavourable sites are reverted to favourable. In particular, the ecologically sensitive wetland areas at Hencott Pool and Bomere, Shomere and Betton Pools would benefit from a management plan to enhance water quality and ensure water levels are appropriately maintained. <li data-bbox="376 913 1497 1102">■ Rea Brook Valley LNR offers a unique ecological connection between Shrewsbury town centre (proximity to the River Severn Corridor) and the south Shrewsbury countryside. There is opportunity to further connect the tenuous northern link with the River Severn through enhanced canopy connectivity and provide habitat reinforcement at severance lines (cross cutting road and rail routes) throughout the length of the corridor. Enhanced public accessibility to the Rea Brook Circular Walk managed in accordance with ecologically sensitive habitats is also a key opportunity. <li data-bbox="376 1124 1497 1245">■ There is opportunity to further connect existing areas of notable and designated habitats including a north western buffer incorporating the LWS at Alkmond Park Pool, Ancient Replanted Woodland at Alkmond Park Coppice via the small brook to connect with the Old River Bed corridor. This would create a contiguous habitat of woodland, lowland grassland and marshland species. <li data-bbox="376 1267 1497 1388">■ Sundorne Pool LWS to the north east offers potential for increased habitat connectivity via the Proposed Allocation site south of The Shrewsbury Club Leisure Centre and connecting into Sundorne Canal LWS and the River Severn Corridor. This contiguous habitat would benefit protected and priority species including Great Crested Newts. <li data-bbox="376 1411 1497 1653">■ The river corridors within the study area provide a wealth of designated and priority habitats and support a number of ecologically important species. The management of these corridors through structured management plans is a key opportunity to help eradicate invasive species, address historic modifications which can contribute towards fluvial flooding and prevent appropriate migration of species. Management plans should be supported with interventions for improved public access to fully realise the multi-functional benefits of these GI features. Improved public access should also involve the installation of rubbish bins to reduce potential of and combat current threats posed by accumulation of litter. <li data-bbox="376 1675 1497 1765">■ Ensure the retention and protection of geologically important sites, particularly those within proximity of development sites, including the River Severn site south east of the Hillside Drive Residential SAMDev Allocation.

<p>Key Theme 2: Landscape, Heritage and Culture</p> 	<ul style="list-style-type: none"> ■ The parkland setting of Berwick Park to the north west and Longner Park to the south east could be enhanced and reinforced through appropriate tree planting. ■ Landscape character surrounding the Proposed Allocation on the A49 (south of Uffington) to the east is within a Medium-High landscape and visual sensitivity, therefore landscape design, integration and strengthening of character within the surrounding landscape is a key opportunity within development proposals. This could include enhancement of the River Severn flood plain corridor and field ditches to the east of the A49. ■ Reinforcement of planting along some of the main infrastructure corridors, including the A5 Bypass and the railway line could provide added mitigation against visual disruption whilst enhancing habitat connectivity. ■ There is particular opportunity to improve buffer planting on the A5 Bypass between the Nobold and Churncote Roundabouts to the west of Shrewsbury. ■ Areas proposed for new development would benefit from a focus on landscape integration, particularly in more landscape sensitive locations (Medium and above). Settlement edge planting and the creation of green wedges around the Proposed Allocation site at Bowbrook, the Proposed Allocation site on the A49 roundabout, the Proposed Allocation site on the A528 and the Proposed Allocation site south of the Shrewsbury Club Leisure Centre are key opportunities. ■ Disused railway lines to the south west and south east of Shrewsbury provide important links to the industrial heritage of the county. Whilst the expense of developing these features as accessible routes may be prohibitive, they could be reinforced as green corridors, forming important habitat features and maintaining this important historical reference. ■ Facility enhancement at Battlefield Heritage Park with a particular focus on multi-user accessibility would create a much-improved visitor attraction and provide a strategic heritage link with the site of the Battle of Shrewsbury.
<p>Key Theme 3: Water Resources</p> 	<ul style="list-style-type: none"> ■ There is opportunity to enhance the natural attenuation and infiltration of flooding within the sacrificial floodplain at Quarry Park to alleviate flooding within the town centre. Whilst this is a formal park, there is opportunity to create naturalised flood meadows and appropriate planting alongside the heritage characteristics. ■ Water management plans are key opportunities for the many rivers and brooks which pass through and around Shrewsbury and contribute towards fluvial flood risk. This would primarily include the River Severn, Bagley Brook, Rad Brook, Rea Brook and Battlefield Brook. ■ There are several precedent examples of innovative flood resilient design already utilised within new developments in Shrewsbury. Such examples provide wider learning opportunities regarding flood mitigation which could be applied within all Proposed Allocation and SAMDev schemes. ■ There is opportunity to incorporate SUDs principles into all large-scale development sites to mitigate for the resulting increase in surface water. The large Proposed Allocation site and multiple Residential SAMDev sites at Upper Edgebold, and the smaller site on the fringe of Bowbrook would all be suitable for infiltration techniques. ■ Development sites to the west will create a large urban expansion for Shrewsbury, and the nearby Rad Brook and agricultural ponds to the south all provide opportunities for careful management as part of development proposals to incorporate flood mitigation within a landscape led Green Infrastructure. ■ Development sites to the north, east and south have the opportunity to include attenuation and infiltration SUDs methods including swales, ponds, alleviation channels within masterplanning to address surface water flooding. ■ There is opportunity to reinforce buffer vegetation in keeping with landscape character classifications in parts of the countryside surrounding Shrewsbury in order to reduce the impact of agricultural diffused pollution. Key areas for inclusion would include the agricultural and parkland landscape north of the River Severn, south of Rosehill where field boundaries could be reinforced, and small woodland blocks established in field corners.

**Key Theme 4:
Active Travel,
Access and
Recreation**




- The recommendations in this strategy mirror those in the Shrewsbury Big Town Plan (2018), particularly with regard to cycle connectivity. Key opportunities include strengthening and extending the network of existing cycleways, primarily located on road but with the ultimate aim of creating off-road sections for both commuting and recreational use. Such interventions would involve reappropriation of existing road space to allow for pedestrian and cycle prioritisation. Proposed radial and arterial routes around Shrewsbury would include:
 - An off-road link through the countryside south west of Shrewsbury from NCN 44, parallel to the A5, connecting into Bicton Heath.
 - An on-road cycleway along the A458 connecting the western suburbs of Bicton Heath with the town centre.
 - A central greenway through the historic urban core of Shrewsbury along Town Walls / Murivance / St.Chad's Terrace / Claremont Bank.
 - A local level connection utilising Ashton Road or Kennedy Road in the Kingsland area of Shrewsbury connecting NCN 44 and NCN 81.
 - On-road cycleway provision along the A5191 linking the town centre / NCN 81 and the B4380 inner ring road.
 - A route from Shrewsbury town centre linking on-road stretches parallel to the A528 with a new section across Bagley Brook through Mount Pleasant and the western area of Harlescott.
- Another key opportunity identified within the Shrewsbury Big Town Plan (2018) is the prioritisation of pedestrians over cars within the town centre. This intervention would be linked to high-quality public realm improvements with potential for increased urban greening.
- Accessibility to the River Severn Corridor could be improved. A further PRoW opportunity is the creation of improved access to the northern bank of the River Severn to the west of Shrewsbury town centre to reduce the impact of this severance line for accessibility from the north.
- Enhanced public accessibility to the Rea Brook Circular Walk managed in accordance with ecologically sensitive habitats is also a key opportunity.
- All new development allocation sites have the opportunity to provide sustainable travel links with the existing pedestrian and cycle networks and in particular the sites which are more isolated, including the Proposed Allocation site on the A49 near Uffington.
- Cycle corridors connecting Shrewsbury with the neighbouring settlements of Oswestry, Wem, Church Stretton and Much Wenlock utilising existing National and Local Cycle Networks and off-road connectivity wherever possible would be a strategic opportunity.
- Existing green corridors and green wedges should be maintained and enhanced to create buffers between areas of development. There is opportunity to create new areas of accessible natural / semi-natural greenspace along sections of the River Severn to the east of Shrewsbury town centre and expanding the Rad Brook corridor greenspace offer at the junction with the River Severn. There is also opportunity to expand Monkmoor Community Woodland / Belvedere Paddocks on the eastern side of the River Severn on the western boundary of the Proposed Allocation Site on the A49 near Uffington.

**Key Theme 5:
Health and
Wellbeing**









- Providing improved access to open spaces for the most health deprived parts of Shrewsbury will be of high importance. Improved access to Battlefield Heritage Site to the north of Shrewsbury is recommended to help address health deprivation and childhood obesity issues for communities in Upper Battlefield.
- There is opportunity to provide additional urban greening, including street trees and green walls within the AQMA areas within Shrewsbury town centre to mitigate against air pollution and provide a town centre green spine. Species can be selected for their increased ability to reduce and filter air particles.
- Allotments and children's play are recommended to be incorporated within all Proposed Allocation, Residential SAMDev and Mixed-Use SAMDev Allocation sites. There is also opportunity to strengthen existing semi-natural green space within proximity to allocation sites, including the

	<p>Proposed Allocation on the A49 with links to Belvidere Paddocks and the River Severn Corridor. The Proposed Allocation site on the A528 will also provide opportunities for strengthened links to the Old River Bed semi-natural greenspace. Where open space provision cannot be accommodated within a development, there will be opportunity to provide similar open space enhancements within existing green space infrastructure within proximity to the allocation site.</p> <ul style="list-style-type: none"> ■ The improved functionality and quality of Accessible Natural Greenspaces on the periphery of Shrewsbury, particularly those within proximity of development allocation sites, is a key opportunity to improve accessibility to greenspace in the most in-need areas. ■ There is potential to reinforce roadside buffer planting along all road corridors associated with extensive road noise. This would be particularly prevalent in areas adjacent residential areas to reduce perceptions in road noise. Interventions could be combined with Accessible Natural Greenspace areas discussed above.
<p>Key Theme 6: Climate Change</p> 	<ul style="list-style-type: none"> ■ Cross town urban green corridors are a key part of Shrewsbury town centre. Reinforcement of existing corridors through enhanced management and new areas of canopy connectivity will reinforce the climate resilience within Shrewsbury. There are particular opportunities along the rail corridor and River Severn corridor. ■ Sustainable travel networks are a key opportunity through Shrewsbury. Improved walking and cycling routes, as suggested above, will help reduce reliance on motorised vehicles. ■ Flood resilience should be applied to all developments within Shrewsbury and particularly within Flood Zones 2 and 3 and should take into account the climate change modelling in the Strategic Flood Risk Assessment¹⁰. ■ All GI improvement works should be implemented with climate resilient species in mind.

¹⁰ Strategic Flood Risk Assessment, 2018

Summary of key opportunities						
Prioritisation of pedestrians over cars within town centre, linked to high-quality public realm space		✓		✓	✓	✓
Additional greening within town centre to respond to AQMA	✓	✓				✓
Improved links between allocation sites and natural / semi-natural greenspaces	✓	✓		✓	✓	✓
Expansion of semi-natural greenspace within the River Severn Corridor	✓	✓	✓			✓
Potential reinforcement of buffer planting along A5 corridor particularly between Nobold and Churncote Roundabouts, with links to increased provision of accessible natural greenspace.	✓	✓	✓			✓
Multi-user access / facility / infrastructure improvements at Battlefield Heritage Park	✓	✓		✓	✓	✓
Improved links / accessibility to Scheduled Monument from Battlefield Heritage Park				✓	✓	✓
Reinforced planting adjacent railway line	✓	✓				✓
Improved access to northern bank of River Severn to create further local connections with river corridor				✓	✓	✓
Reinforcement of industrial heritage links through greening of disused railway lines	✓	✓				✓
Contiguous habitat creation - new element focused on Proposed Allocation site south of The Shrewsbury Club Leisure Centre	✓	✓				✓
Contiguous habitat creation - new element focused on stream corridor south of Alkmond Park Coppice	✓	✓				✓
Potential links to Bagley Brook from the River Severn, and creation of local level circular walks				✓	✓	✓
Strategic long-distance cycle links with Oswestry, Wem, Church Stretton and Much Wenlock should be explored				✓	✓	✓
Reinforcement of field boundaries and woodland blocks in the landscape around Berwick Park to strengthen landscape character and mitigate against agricultural diffused pollution.	✓	✓	✓			✓
Creation of green wedge / settlement edge planting to assist landscape integration adjacent the Proposed Allocation site at Bowbrook, the Proposed Allocation site on the A49 roundabout, the Proposed Allocation site on the A528 and the Proposed Allocation site south of the Shrewsbury Club Leisure Centre	✓	✓				✓

Summary of key opportunities (cont.)						
Enhancement of semi-natural greenspace within the Rad Brook Corridor	✓	✓	✓	✓	✓	✓
River management plans for the River Severn, Rad Brook, Bow Brook, Baguley Brook and Rea Brook	✓	✓	✓	✓	✓	✓
Enhanced local cycle connectivity around and into Shrewsbury as identified within the Shrewsbury Big Town plan, including an off-road link through the countryside south west of Shrewsbury, an on-road cycleway along the A458, a central greenway through the town centre, a local level connection utilising Ashton Road, on-road cycleway provision along the A5191, an off road route parallel to the A528.				✓	✓	✓
Existing pondscape landscape south west of Shrewsbury enhanced to mitigate surface water flooding	✓	✓	✓			✓
Rea Brook Valley LNR enhanced habitat connectivity and public accessibility	✓	✓	✓	✓	✓	✓
Ditch and floodplain restoration east of A49 Proposed Allocation site	✓	✓	✓			✓
Open space provision within all Proposed Allocation and Residential SAMDev Allocation sites (children's / teenager facilities and / or allotments and / or semi-natural greenspace)	✓	✓		✓	✓	✓
Creation of new country park at Bayston Hill Quarry	✓	✓		✓	✓	✓