



[PL/2026/02943 - Planning App Photographic Evidence]

Planning Application PL/2026/02943

This website provides dated photographic evidence collected over several years to accompany my representation on Planning Application **PL/2026/02943**. The photographs are intended to provide visual context for the technical reports submitted with the application and the consultation responses from statutory bodies. They should be read as contextual observations rather than as a substitute for professional assessments.

Site Address: Land off Trowbridge Road, Bradford on Avon

Surface water and standing water



II



Above. This is the field where the houses will be built. The gate rear left is $51^{\circ}20'26''$ N $2^{\circ}14'2''$ W. The image shows significant standing water and inundation within the proposed housing development area during winter conditions. These observations suggest that the field currently functions as part of the local water-storage and drainage system and merits careful consideration alongside any hydrological modelling.



Above: In this image you can see the water extends significantly to the right (south) of the gate located at $51^{\circ}20'26''$ N $2^{\circ}14'2''$ W. The image below shows location of the inundation. Both images correspond with severe winter conditions in winter 2012/13.





Above. The black arrow indicates the approximate vlocation of the gate (top left) in the two previous photographs of standing water.

River Avon Floodplain



Above: This photograph illustrates the extent of floodwater within the River Avon floodplain during the 2024 flood event. The electricity pylon and Bradford-on-Avon Sailing Club help confirm the location. The field in the foreground is where houses are proposed on the northern side of the overall plan. 2024 flood.



II



Above: This image faces west (downriver) and shows flood plain extends to the old golf course border. The approximate location of the camera is A in the sitemap image. The converging overhead cables can be confirmed in a site visit. 2024 flood.



Another view of flood plain from location B on my site map (2024).





This flood plain picture is from 2012 and corresponds approximately to location C on my site map. This is looking up river (east).



This image faces west and was taken in 2012. Photo approximately at location A on my site map.



II



This image from 2024 indicates the extent of inundation in the field adjacent to the field in which houses will be built. Below, three further flood pictures.



II



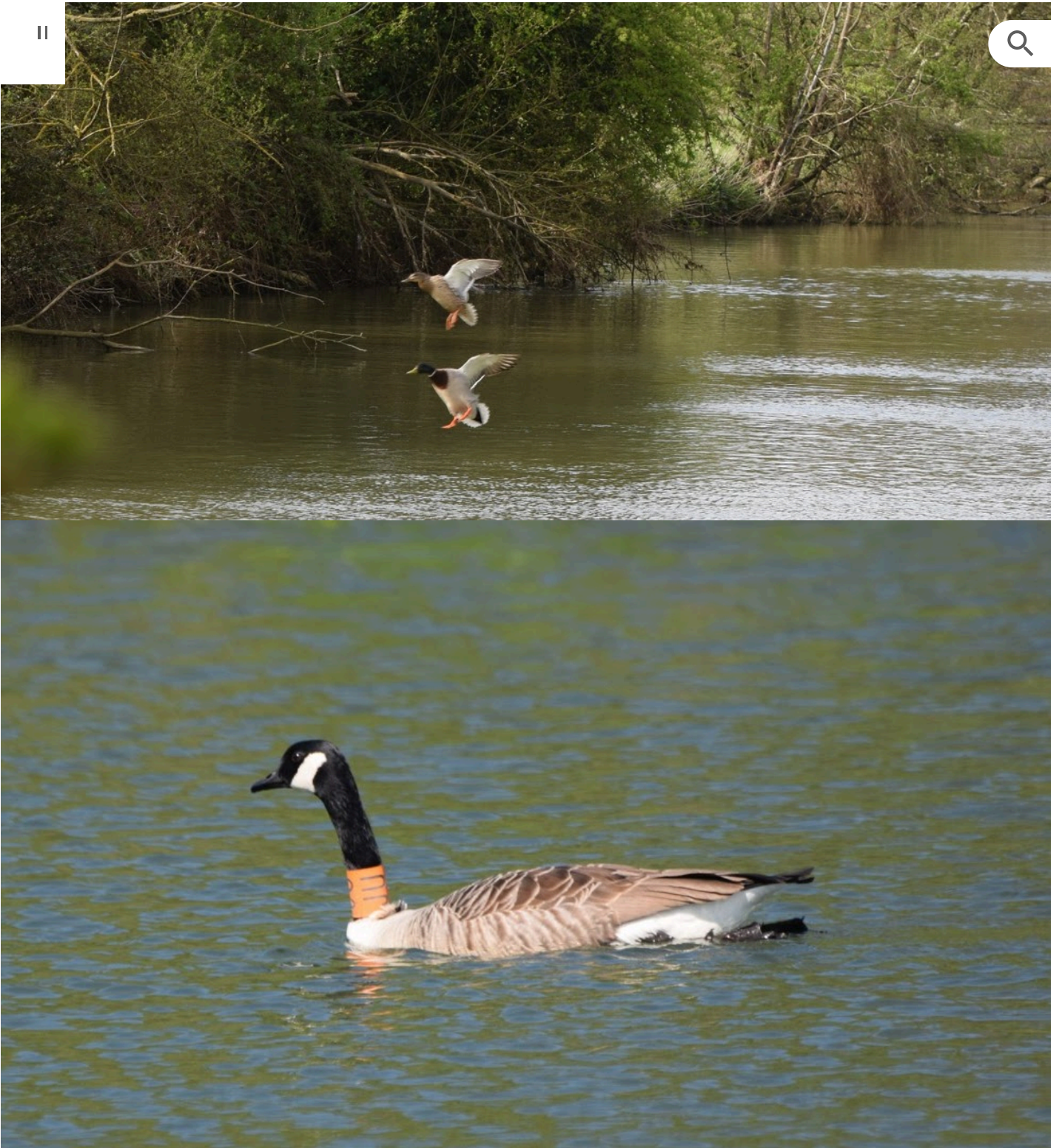
Wildlife





Above: The site image. Most of the photos below were taken on the development side of the river in the region indicated by red line. This indicates proximity of important wildlife to the development. The photographic observations below are anecdotal and are intended to illustrate the ecological character of the site rather than provide a formal ecological survey. If needed, I can provide filmic evidence all these pictures are from the planning site.

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Many water birds live and breed in the Avon corridor. Upper right, Canada Goose (many reside on the opposite side of the river). The orange neck collar indicates at least this individual has been part of a research or monitoring programme.



II



This heron is on the development side of the river.



There are frequent sightings of kingfisher along the river. These birds are quite shy and this one was on a branch on the opposite side of the river. Common Kingfishers are protected under the Wildlife and Countryside Act

II





Thes two raptors were photographed above the field in whichthe houses are built. Various raptors such as Kestrels and Red Kites can be seen most days over the development area.



- 11 sample of the river site being an important breeding area for birds. These ducklings were on the site side of the river. 🔍



This woodpecker is photographed on the north edge of the proposed development site a few meters away from the proposed child play area and near houses. These birds have nests in nearby woodland.



This is a young raptor, probably a sparrowhawk. It was photographed at the edge of proposed location of the children's play area (northern-most edge of the development adjacent to existing houses).





Above: the field to the north which will contain new houses is beneath a well-known site for starling murmuration. From around October to March morning and evening murmuration are daily events often involving huge flocks. The pylon in the background verifies the location. Photo taken February 2024. Starlings are on the UK conservation red list.



This image shows starlings over the flood plain. The tree to the right is actually a collection of Oriental Arbovitae on the golf course immediately adjacent to the proposed house build (51°20'27" N 2°14'1" W). Starlings use this tree for roosting and pre-roosting associations. These trees lie within the planning boundary and should be protected.





Swans along the river bank



Above: A comma butterfly. The site supports huge range of ecologically important insects, including butterflies, bees, moths.



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Damselfly. Many of these live within the site.



Damselfly. Note rare species of dragonflies are also observed along the river and around the development site.



II



Above and Below: These pictures demonstrate strong landscape character, seasonal visual amenity, cultural value, pollinator resources and a sense of place. This field will be completely covered by houses if the application is successful. Notice the woodpecker bottom right image. The upper and lower pictures are from different years.



II



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Cats are lovely. But 224 homes in this ecologically sensitive Greenbelt predicts around 70 new cats introduced to a very sensitive area (around 30% of homes has a cat).

Overall, my wildlife photographic records collected over several years demonstrate regular use of the site by riverine and wetland species including kingfisher, grey heron and waterfowl, alongside raptors and woodland-edge species. These observations support the applicant's own findings that the River Avon corridor, floodplain and associated habitats form an ecologically important network.

