

**FLOODING IN CAMPBELTOWN**

---

**1.0 EXECUTIVE SUMMARY**

- 1.1 This report is one in a series of reports presented to the Mid Argyll, Kintyre and the Islands Area Committee relating to flooding in Campbeltown.
- 1.2 This report provides Members with a summarised version of information presented in previous reports. Three broad headings are considered in the report a) options to reduce effects of flooding in the lower part of the town at Saddell Street and John Street, b) ongoing initiatives to monitor, inspect, react etc. and c) the Scottish Government's Flood Management Strategies, due for publication in December of this year.
- 1.3 The report also provides an update on work carried out by the Flooding Working Group – essentially, to recommend to residents affected by flooding that they install flood barriers at their cost.
- 1.4 Finally, the report provides information on the Scottish Government's latest flood risk management initiative.
- 1.5 It is recommended that Members note the contents of this report.

## FLOODING IN CAMPBELTOWN

---

### 1. INTRODUCTION

1.1 This report outlines recommendations made at the Flooding Working Group Meeting in late May of this year and provides details of works carried out to date in Campbeltown; invitees to this group included local Members, representatives from Scottish Water and the Scottish Flood Forum, and roads officers.

1.2 The report also outlines work being carried out in parallel by the 'National Prioritisation Group', to produce the Flood Management Strategies document, which will be published by the Scottish Government in December of this year. The National Prioritisation Group membership consists of SEPA, Scottish Government, COSLA and representation from six lead local authorities (Glasgow City, North Ayrshire, Aberdeenshire, Highland, Scottish Borders and Angus).

1.3 This report is considered to be the last in a series of recent reports presented to the Area Committee - all relating to flooding in Campbeltown.

### 2. RECOMMENDATIONS

It is recommended that Members note this report.

### 3. BACKGROUND

3.1 Surface water flooding in Campbeltown has generally occurred after over-topping of surface water at Millknowe, which flows down to the low point of the town at Saddell Street and John Street causing flooding in that area.

3.2 Members have previously been advised that a permanently engineered solution, which fully addresses surface water flooding in Campbeltown, is not deliverable given present funding constraints.

3.3 This report provides details of three related initiatives:-

- a) Options to reduce effects of flooding at Saddell Street and John Street.
- b) Other ongoing initiatives such as: monitoring by use of telemetry, cleaning of drainage apparatus, cctv surveys, emergency arrangements and the work of the Scottish Flood Forum.
- c) The Scottish Government's Flood Management Strategies, due for publication in December of this year.

## 4. DETAIL

### 4.1 Campbeltown Flooding Working Group:-

Under the direction of the Area Committee, a flooding working group was set up to consider options for reducing the effects of flooding in Campbeltown. Attendees at the first meeting on 26 May 2015 were as follows:-

Councillor John Armour – Argyll and Bute Council

Julian Green, Dougie Lang and Stewart Clark – Roads Officers, Argyll and Bute Council

Paul Hendy - Operations Director, Scottish Flood Forum

Fraser Mackintosh – Environmental Asset Planner, Scottish Water

Options considered fell into three broad categories:-

- 1) Pumping (temporary or permanent pipework and pump to remove flood water from the Saddell Street and John Street area to the Esplanade),
- 2) Vertical realignment of footway / carriageway (a level survey was carried out at Saddell Street and John Street to allow some consideration of possible changes in kerb levels to divert water away from properties) and
- 3) Physical protection of properties.

Notes of the working group meeting are provided in Appendix A. Option 1, to pump flood water from the Saddell Street / John Street Area directly to the sea, was discounted by the group on the grounds of a) the likely infrastructure which would be required to both collect and then pump water, and b) the likely cost for such a scheme. Option 2, to adjust kerb heights etc., in order to divert flood water away from properties, was discounted on the basis that this is likely to exacerbate flooding of adjacent properties which would not be afforded this protection.

The group considered that the most practicable solution would be to protect individual properties - advice has been provided to relevant property owners. It has been estimated that the cost to each individual property owner will be in the order of £500 or thereabouts. It should be noted that Argyll and Bute Council does not, as a rule, contribute financially towards flood protection equipment for individual properties. The Council's Flood Risk Management Policy, approved in June of this year by Council states that:-

*'The Scottish Government makes it clear that individual property owners have primary responsibility for the prevention of flooding to their property. Landowners are responsible for the prevention of flooding to their property. Landowners are responsible for the provision and maintenance of private flood defence and drainage systems on their land and the Council will therefore not, as standard, exercise its powers under the Act to assist individual property owners.'*

Following the June Area Committee, a further meeting was held with Design Services to consider, again, the possibility of adjusting kerb levels in and around both Saddell Street and John Street. Level information was studied at the meeting and, whilst it was considered that raising kerb levels could have an overall positive effect at some properties, it would equally, have a negative impact at others. The option to adjust kerb levels will not therefore be pursued. However, it should be noted that, during times of flooding and, as part of the emergency flooding procedures, those sections of both Saddell Street and John Street, susceptible to flooding, will be closed off to the public.

#### **4.2 Ongoing Initiatives, including the work of the Scottish Flood Forum:-**

Appendix B provides details of flood monitoring and alleviation measures currently in place. Measures listed in the appendix include:- monitoring by use of telemetry, the inspection regime to examine culvert entry grills, cleaning of drainage apparatus, cctv surveys and emergency arrangements.

Appendix B also provides details of work carried out by the Scottish Flood Forum. Members should note that a further cctv survey has been arranged at the Dalaruan / High Street culvert over the summer months to ensure that the culvert is completely free of detritus. Jetting of the culvert will be carried out if deemed necessary.

#### **4.3 Flood Management Strategies:-**

A report on 'Flood Risk Management National Prioritisation' was approved by Council in June. The report outlines the process that has been used to formulate the 'prioritised list of actions' as worked up with SEPA to address flood risk. These will be considered by the National Prioritisation Group and the output therefrom will be incorporated in the Flood Management Strategies published by SEPA in December 2015 and the Local Flood Risk Management Plans published by the local authorities in June 2016.

The report provides a list of schemes within Argyll and Bute which is going forward to the National Prioritisation Group for consideration. The Halcrow Report from 2008 had sufficient cost/benefit information contained within it to allow the flooding in Campbeltown to be considered for 'works' in the first 6 year cycle.

Further progression, by way of design, will be dependent upon funding being allocated and approved by Council.

## 5. CONCLUSION

This report provides information on initiatives taken to reduce the effects of surface water flooding in Campbeltown. It lists existing initiatives already in place and provides details of discussions held to consider how best to alleviate the effects of flooding in Saddell Street and John Street. The report outlines the findings of the working group; it concludes that the preferred option is to install physical protection to properties and provides a statement on the Council's position with regard to funding. The report also provides information on the Scottish Government's latest initiative on 'Flood Management Strategies'. This report brings to a conclusion the recent series of reports relating to flooding in Campbeltown.

## 6. IMPLICATIONS

- |     |                   |  |
|-----|-------------------|--|
| 6.1 | Policy            | Adheres to the Council's 'Flood Risk Management Policy' compiled in March 2015 and approved by Council in June 2015. The Flood Risk Management (Scotland) Act 2009 establishes a framework for the assessment and management of flood risks. |
| 6.2 | Financial         | Funding for any related works, following investigations mentioned in this report, will have to be identified.  |
| 6.3 | Legal             | The Council is able to undertake the actions noted, in accordance with the powers under the Flood Risk Management (Scotland) Act 2009.   |
| 6.4 | HR                | None   |
| 6.5 | Equalities        | None   |
| 6.6 | Risk              | The works considered in this report will not reduce the risk of flooding, but will reduce the effects of flooding.   |
| 6.7 | Customer Services | None   |

**Policy Lead** Cllr Ellen Morton

**Executive Director of Development and Infrastructure:** Pippa Milne

**Head of Roads & Amenity Services:** Jim Smith

10 July 2015

**For further information contact:** Stewart Clark, Roads Performance Manager,

Tel: 01546 604893

## **APPENDIX A**

## **Flooding Meeting and Workshop**

### **To consider solutions for surface water flooding in Campbeltown**

**26 May 2015**

#### **Present:-**

Councillor John Armour - Argyll and Bute Council

Stewart Clark - Argyll and Bute Council

Julian Green - Argyll and Bute Council

Dougie Lang - Argyll and Bute Council

Paul Hendy - Scottish Flood Forum

Fraser Mackintosh - Scottish Water

#### **Introduction**

Stewart Clark explained to the Group that the purpose of the meeting was to look at the effects of flooding on properties in the Saddell Street and John Street area of Campbeltown and, after considering options to alleviate flooding, provide recommendations for consideration by others.

#### **Background**

The Group discussed the reasons for flooding in the town and the effects of flooding on Scottish Water's sewerage system. Fraser Mackintosh confirmed that, regardless of potential solutions to be considered by the Group, it is essential that every effort be made to exclude the connection of non-statutory surface waters to the Public sewerage system. Mr Mackintosh pointed out that during recent flooding events in the town Scottish Water's pumps at Kinloch Park were operating at their design capacity.

#### **Options**

Three alternative options were considered and discussed in some detail:-

- 1) Physical protection of individual properties – Mr Hendy reported that he had spoken to the majority of affected property owners and advised them on the types of barrier available. One owner has already purchased flood barriers for their property. Mr Hendy estimated that the overall cost of fitting barriers to all affected properties would be in the order of £10,000, but this figure requires to be verified. Mr Hendy pointed out that flood barriers currently on the market are very effective, particularly for properties with a concrete floor – which is generally the case in Saddell Street and John Street.
- 2) Adjust footway and kerb heights at Saddell Street. A level survey produced by 'Cowal Surveys' was tabled. The Group discussed the practicability of increasing kerb heights to protect properties at Saddell Street. It was suggested that this option could create greater problems in John Street as,

during flood events, flood water is dissipated to the rear of properties at Saddell Street. The Group agreed that further work should be undertaken to check on the likely effects of raising kerb levels at Saddell Street.

- 3) Pumping – To deal with the volume of surface water collecting at Saddell Street and John Street, it was estimated that pumps would be required to pump at a rate of up to 700 litres per second. The Group discussed the likely infrastructure required to a) collect surface water and b) pump collected surface water to the sea. The Group agreed that pumping costs would be prohibitive.

To reduce the effects of flooding in Saddell Street, it was recommended that the road be closed to through-traffic as the 'bow' wave created by passing traffic exacerbates the situation.

### **Conclusion**

The Group's preferred solution was option 1) – the physical protection of individual properties. Mr Hendy agreed to provide further details and verification of costs for protection of all affected properties at Saddell Street and John Street. He suggested that this could be considered by the Council as a 'one-off pilot project'.

Cllr Armour requested that a minute of the meeting be taken to the forthcoming Area Committee on 3 June for discussion by Members.

Stewart Clark

1 June 2015



## **APPENDIX B**

## **Measures Currently in Place**

- All road gullies around the Saddell Street and John Street areas have been checked out and jetted.
- Telemetry has been installed at culvert entrances – this provides information on rainfall and intake levels.
- Text alarms are sent to key staff when water levels hit a pre-set trigger.
- Entry grilles are checked regularly and always following receipt of a forecast for heavy rainfall.
- CCTV surveys and jetting has been carried out on the Milknowe / High Street surface water culvert at regular intervals.
- Officers from both 'Roads' and SEPA have met with businesses at Snipefield Industrial Estate to warn against littering from packaging materials due to the threat this causes at culvert grilles.
- Meetings have taken place with various emergency services to discuss management arrangements during flooding in the town to ensure that these incidents are dealt with as efficiently as possible.

## **Work of the Scottish Flood Forum**

- The Scottish Flood Forum is a charitable organisation dedicated to supporting flood risk communities in Scotland and is funded by the Scottish Government. They assist people to recognise, understand and reduce their flood risks and support communities in partnership with respective Local Authorities, Voluntary sector and others to recover following a flood event. They have been working throughout Scotland for the past 6 years. The Scottish Flood Forum has been active in Campbeltown; meetings have been held with affected residents, information on flood resilience and the physical protection of properties has been made available to residents.

The Scottish Flood Forum has provided the following assistance to affected residents:-

- Immediate visitation / contact of all affected properties in Campbeltown with appropriate flood recovery guidance documentation.
- Provide relevant information regarding the drying and repair process to properties.
- Act as an independent assessor to ensure that drying of property and repairs were done correctly by the appointed builder.
- To advise on property Insurance issues and renewal.
- Encourage the take up of appropriate property flood protection products to reduce the future risk of flooding.