

PADSTOW TOWN COUNCIL – PLANNING COMMITTEE: 8 NOVEMBER 2022

Agenda item 6: Cornwall Council consultation on Cornwall Landscape Character Assessment and Areas of Great Landscape Value (AGLV) review.

1. Background information

- 1.1 Appendix 1 was provided by Cornwall Council to provide some Supporting information to the consultation.

2. Consultation Event

- 2.1 As Councillors will be aware an invitation to a consultation event held Launceston on 26.10.22 was sent to all Committee members, your Chairman Cllr O'Keefe attended the session and put forward some comments.

3. Consultation Webpage

- 3.1 The consultation has a webpage - <https://cornwall-landscape-character-assessment-in-development-luc.hub.arcgis.com/>
- 3.2 The website is split into different sections:
 - View the Landscape Character Map – which shows our parish is included in two areas
 - Cornwall Character Area: CCA23. Trevoze Head and Coastal Plateau
 - Cornwall Character Area: CCA28. Camel Estuary
 - View Areas of Great Landscape Value Map
 - Landscape Values – which asks, what do you feel is most important/valuable about the landscapes you know?
Examples to consider might include: Areas valued for the natural or historic environment/ Areas valued for recreation/ Areas valued for their tranquillity and rural character/ Local views/landmarks
 - Landscape Change – which asks, how do you think the landscape in Cornwall is changing? This may be positive or negative.
Examples may include: Development change e.g. new housing/ Climate change impacts and responses e.g. new woodland planting, renewable energy development. /Agricultural and land use change e.g. drive towards nature recovery, impacts of Brexit. /Recreational change e.g. in response to Covid health & well-being agenda
 - Comments section where you enter your thoughts.

4. Further information

- 4.1 The completed 2022 Cornwall Landscape Character Assessment and updated Areas of Great Landscape Value they hope to have available on Cornwall Council web site in the Spring of 2023
- 4.2 Support Officer has contacted Cornwall Council to ask if there will be further consultation on the review and if neighbourhood development plans will be incorporated. Hopefully we can provide this information at the meeting.
- 4.3 Deadline for comments to the consultation is 11.11.22

5. Neighbourhood development Plan

- 5.1 Support Officer has started to look at the NDP and extract some information that Councillors may feel is worth sending to Cornwall Council to take onboard – appendix 2. Please note this is not complete but gives an idea of information that can be extracted.

6. Way forward

- 6.1 Hopefully at the meeting an update on Cornwall Council response to 4.2 will give Committee an idea if local NDPs will be considered and if there will be further opportunity to comment.
- 6.2 Would Committee like Support Officer to continue with 5.1 (appendix 2) and delegate sign off to Chairman with consultation with Town Clerk to submit such a document to the consultation?

Supporting information consultation on the Cornwall Landscape Character Assessment and Areas of Great Landscape Value review 2022

1. Background

- 1.1 The landscape of Cornwall is both unique and distinct, and under increasing pressure for change. Understanding the relationship between people and place, and recording what elements and features come together to create the distinctive Cornish landscape is vitally important to protect, plan and manage this landscape for the benefit of future generations.
- 1.2 The landscape of Cornwall has changed over the last 27 years since the first landscape character assessment was published in 1994. At the same time there has been an increased awareness of the landscape's importance as an asset to the Cornish economy, as well as the ecosystems services it provides, the role it plays in the Climate Change Emergency, and the beneficial effects it brings to our general health and wellbeing.
- 1.3 Through 40 Landscape Character Areas, the current [2007 Landscape Character Assessment](#) objectively describes the unique variations in landscape characteristics which combine to create the landscapes we know and love. It is an evidence base which underpins strategic and local planning as well as guides land management. Since 2007 there has been significant change in the landscape, this review will create a current and detailed record of Cornwall's landscape character to positively guide future change.
- 1.4 Presently Cornwall recognises approximately 54% of the landscape as scenically beautiful:
 - 30% Areas of Outstanding Natural Beauty (AONB)
 - 24% Areas of Great Landscape Value (AGLV)
- 1.5 The 1985 Cornwall Countryside Local Plan recognised landscapes of scenic importance to Cornwall when it designated 24% Areas of Great Landscape Value (AGLV). This evidence base of Cornish landscapes of importance has not been updated since the 1995 Structure Plan review, and is out of date. This review will re-evaluate the present AGLVs to strengthen the evidence which underpins this designation of landscapes of scenic value to Cornwall.
- 1.6 As well as being vitally important to the local economy, many of the AGLVs abut the boundaries of the Cornwall and Tamar Areas of Outstanding Natural Beauty (AONB) further extending this national designation of scenic beauty.
- 1.7 The need to respect and enhance the character and distinctiveness of Cornwall is embedded in the following Cornwall Local Plan policies:
 - Policy 2 – Spatial Planning
 - Policy 5 – Tourism
 - Policy 7 – Housing in the countryside
 - Policy 9 – Rural Exception Sites
 - Policy 23 - Natural Environment
 - Policy 24 – Historic environment
 - Policy 25 – Green Infrastructure

2. The 2007 Landscape Character Assessment

2.1 The current assessment identifies 40 landscape Character Areas (CA) within Cornwall and 5 for the Isles of Scilly based on their component Landscape Descriptions Units (LDU) and is an evidence base document which:

- underpins both policies within the Cornwall Local Plan, and Neighbourhood Development Plans
- is the character baseline assessment for the emerging Cornwall Renewable Energy Landscape Sensitivity Assessment (CRELSA) which provides a strategy for accommodating future renewable energy generation infrastructure in the landscape of Cornwall as part of the Climate Change Development Plan Document
- supports policies within the Area of Outstanding Natural Beauty Management Plan
- is considered in the determination of all major planning applications and planning appeals refused on landscape grounds
- provides local landscape character detail to guide development to retain and create new green areas/spaces, hedges, trees, ensuring development retains/introduces natural corridors both for wildlife but also community health and wellbeing
- provides details of landscape character to inform and feed into the Nature Recovery work currently being undertaken by Cornwall Council
- will inform the Forest for Cornwall planting areas, guiding new woodland to ensure it is best integrated to further enhance the Cornish landscape.

2.2 Landscape Character Areas (CA) are 40 geographically discrete areas which have their own 'sense of place' and are unique to a specific area of Cornwall. They represent the next scale down from the larger National Character Areas¹ and their boundaries are identified from the constituent smaller Landscape Description Units (LDU).

2.3 Each CA is supported by an area specific description which provides detail of the character under a series of attribute headings.

2.4 Landscape Description Units (LDU) are the building blocks of the landscape character study and form the base unit for the construction of the CAs.

They are defined on the basis of mapped national and local data describing:

- physiography and ground type, which together encapsulate the underlying natural dimension of the landscape;
- landcover, reflecting surface vegetation
- cultural pattern
- historic landscape
- biodiversity

¹ Natural England

3. 2022 Review

This review will create the third character assessment for Cornwall to underpin policy within the Local Plan and Neighborhood Development Plans, and to be a strategic document to inform and guide future landscape change. The review looks at both the 2007 Landscape Character Assessment and the 1995 Areas of Great Landscape Value.

4. 2022 Landscape Character Assessment

The 2022 landscape Character assessment will replace the 2007 assessment, and will then continue to be an up to date evidence base for those areas listed under 2.1 above.

4.1 Cornwall Character Areas (CCAs) – will replace the previous 40 CAs, with 45 CCAs which like their predecessors are also geographically discrete areas which have their own 'sense of place'. The difference is they are now more readily identifiable as areas of Cornwall, subdividing some of the very large 2007 CAs, and having a much more defined local landscape relationship.

4.2 Landscape Character Types (LCTs) – will be 18 new descriptions of separate types of landscape character which can be found across Cornwall. These 18 'Types' will come together in different combinations to create the 45 CCAs, and describe a finer grain of character detail. These LCTs will replace the previous LDUs which will no longer be used.

5. 2022 Areas of Great Landscape Value

5.1 The AGLV character descriptions in the 1995 Technical Paper contained little detail and guidance for future development or land management. The 2022 review will:

- through objective criteria determine which areas of Cornwall will be designated as AGLVs
- examine the present AGLV boundaries to determine whether they need to be amended
- potentially propose new areas of the landscape to be covered by this designation of Cornish landscape value
- provide a greater level of character description, and more detailed guidelines for each AGLV.

Comments which relate to Padstow Parish Neighbourhood Plan 2018-2030

General comments

1. Within the NDP we note Landscape Character Areas within the parish as
 - LCA 19 Trevoze Head and Coastal Plateau and
 - LCA 34 Camel Estuary

The current local policies in the Management Plan for these areas require the protection and enhancement of important habitats and species, maintaining the quiet character of the area, minimising the impact of tourism, reducing light pollution and resisting intrusive development, which the NDP is fully supportive of. (Section 7.15 of NDP refers)

2. Much of our parish is part of Cornwall AONB which provides a positive approach to protecting the much-valued landscape of the AONB. (section 7.13 of NDP refers)

Important/Valuable

1. The NPPF gives parish and town councils the right to designate small local recreation and amenity areas that are of particular importance to the community as local green spaces and give them protection in the Neighbourhood plan. Local Green Spaces:

Dennis Cove Lake Area

Land at Downstream Close

Gateway Site (at junction of B3176 & A389)

The Green, Porthmissen Beach

The Lawns Play & Recreation Area

Lodenek Avenue Play Area

Pellew Close Play Area (a)

Pellew Close Play Area (b)

Allotments adj. Plantation

The Plantation

Land of Polpennic Drive/Soldon Close

Land at Porthilly View

Rope Walk Allotments

Land at Junction of Treverbyn Road and Egerton Road

Walled Garden at St Saviours

Wheal Jubilee Parc

(Policy No PAD5 – Local Green Spaces pg 29-33 of NDP refers)

2. Our parish contains several sensitive ecological and geological areas, which include three sites of special scientific interest (SSSI) at Harbour Cover, Stepper Point and along the coast to the northeast, from Trevone almost up to Long carrow Cove. All three SSSIs are designated as special, largely because of their geological value. The neighbourhood area also has three (non-statutory) country wildlife sites:
 - Camel Estuary

- Polmark Valley
- Trevone Bay to Stepper Point.

Which, along with other semi-natural habitats, the Cornwall Wildlife Trust advise we should 'avoid' affecting by development. (section 7.7 of NDP refers & map 4 pg22)

1. Padstow Parish has an extensive network of public rights of ways. Some of them serve to link the settlement areas by foot. Their condition and accessibility for those people with mobility problems is variable. The improvement and enhancement of public rights of way will generally be supported (section 7.21 – Policy no PAD2)

Landscape Changes

1. Most of the parish area is flood zone 1 (low risk), but in coastal and estuary locations and along the main drainage courses the risk is higher. The town of Padstow remains vulnerable to tidal surges and storms, despite a new harbour wall being built in 2006. (section 7.11 of NDP refers)