



Dobwalls and Trewidland Neighbourhood Development Plan

Reg15 Submission document



EVIDENCE BASE DOCUMENT

Version 1.0

13 October 2022



Section 1 - Landscape, Biodiversity and Heritage

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Original copies of these documents can be found on the Dobwalls and Trewidland NDP website at <http://www.dobwallsandtrewidlandplan.org.uk/>

Purpose of this Evidence Base

This evidence base report has been prepared to support the development of the D&T NDP. It has been structured to support the collation of information in a coherent format to:

- allow the presentation of evidence to demonstrate the needs of the community in an objective way
- ensure that the evidence presented is proportionate and robust and supports the choices to be made and the approaches taken
- support the careful analysis of evidence gathered and ensure that it informs key themes and priorities to be developed in the NDP
- allow us to use the supporting evidence to explain the intention and rationale of the emerging policies in the draft NDP
- ensure that all evidence is clearly referenced and presented in an accessible way for the purposes of independent examination and for the benefit of residents, landowners and developers who will be reading the plan

Neighbourhood Development Plan Themes

Section	Neighbourhood Plan Theme	What has been Considered
1	Landscape, Biodiversity and Heritage	Landscape Character Historic Environment Biodiversity Agricultural and Mining classifications Flood characteristics
2	Community Facilities and Green Infrastructure	Existing Community facilities and resources Open Space Key green infrastructure assets
3	Housing	Existing Housing Stock Housing Needs Affordable Housing Older people's Housing
4	Community Health	Demographics Population change Health Deprivation
5	Accessibility, Communications and Transport	Road Networks Public Transport Community transport Walking, Cycling and riding routes Accessibility Parking Broadband Networks
6	Business Economy and jobs	Economic Activities Tourism Employment (including youth unemployment)

Structure of the Evidence Base

The Evidence base report has been structured under each of the six themed headings. For each of the themes the following elements are presented:

1.1 Policy Overview

This explores the wider policy context for the theme through reviewing:

- Key National Planning Policy Framework policies and issues
- Cornwall Council Local Plan (2016) regional and local issues for the topic covered
- Other national or regional studies which provide intelligence on the topic

1.2 Baseline information

- Liskeard and Looe Local Insight Profile March 2017
- Census information 2011
- Cornwall Interactive mapping information on the topic covered
- Cornwall Council Specialist research e.g. Housing numbers
- Cornwall Council Supplementary Planning Guidance e.g. Biodiversity
- Dobwalls & Trewidland Parish Plan 2005

1.3 Community Consultation feedback

- Results of Initial NDP Questionnaire 2017
- Results of Second Questionnaire 2018
- Feedback from Roadshow events 2018
- Results of Local Consultation events 2019
- Result of Reg14 Pre submission consultation 2021

1.4 Issues and Opportunities arising from the Evidence base

Section 1 - Landscape, Biodiversity and Heritage

1.1 Policy Overview

1.1.1 National Planning Policy Framework

Key messages from the NPPF include:

- Heritage assets should be recognised as an ‘irreplaceable resource’ that should be conserved in a ‘manner appropriate to their significance’, taking account of the ‘wider social, cultural, economic and environmental benefits’ of conservation, whilst also recognising the positive contribution new development can make to local character and distinctiveness.
- Proposals should set out a ‘positive strategy’ for the ‘conservation and enjoyment of the historic environment’, including those heritage assets that are most at risk.
- Protect and enhance valued landscapes, giving particular weight to those identified as being of national importance.
- Consider the effects of climate change on the long term, including in terms of landscape. Adopt proactive strategies to adaptation and manage risks through adaptive measures including well planned green infrastructure.
- Contribute to the Government’s commitment to halt the overall decline in diversity by minimising impacts and achieving net gains in biodiversity wherever possible.
- Promote the ‘preservation, restoration and recreation of priority habitats, ecological networks and the protection and recovery of priority species’. Plan for biodiversity at a landscape scale across local authority borders.
- Set criteria-based policies for the protection of internationally, nationally and locally designated sites, giving weight to their importance, not just individually, but as part of the wider ecological network.
- Take account of the effects of Climate Change in the long term. Adopt proactive strategies to adapt and manage risks through measures including green infrastructure (i.e. a network of multi-functional green spaces, urban and rural, which is capable of delivering a wide range of environmental, quality of life benefits for local communities).
- Plan positively for ‘green infrastructure’ as part of planning for ‘ecological networks’.
- High quality open spaces should be protected or their loss mitigated, unless a lack of need is established.

1.1.2 Cornwall Local Plan

Key messages from the Cornwall Local Plan include:

- New proposals will be required to be of an appropriate scale, mass and design which recognises and respects the distinctiveness and diverse landscape character of Cornwall.
- New development should have regard for the sensitivity and capacity of landscape assets.
- New development must sustain and enhance the historic environment and not detract from the significance of heritage assets or their settings, including non-designated assets.
- Protect, conserve and enhance the historic environment of designated and undesignated heritage assets and their settings, including historic landscapes, settlements, conservation areas, marine environments, archaeological sites, parks and gardens and historic buildings.

1.1.3 Other plans and studies

Cornwall Biodiversity Action Plan

The Cornwall Biodiversity Action Plan³⁹ is presented in four volumes:

Cornwall’s Biodiversity Volume 1: Audits and Priorities

Cornwall’s Biodiversity Volume 2: Action Plans

Cornwall’s Biodiversity Volume 3: Action Plans 2004

In 1996 the Cornwall Biodiversity Initiative (CBI) produced Cornwall's Biodiversity Volume:1 Audits and Priorities. Following on from the recommendations in this document, action plans were produced for the Cornish priority habitats and species and published in Cornwall's Biodiversity Volume 2: Action Plans.

A further volume, Cornwall's Biodiversity Volume 3: Action Plans 2004, was produced in line with the UK Biodiversity Action Plan (UK BAP) process. This highlights the UK BAP priority habitats and species that occur in Cornwall and comprises 25 habitat and 127 Species Action Plans, each written by local experts. In this context Cornwall's Biodiversity Volume 3: Action Plans 2004 guides local conservation work to contribute to UK BAP targets and to ensure that Cornwall's wildlife continues to be an inspiration for further generations.

These action plans have not been replaced and the targets are still useful tools for developing the priority project areas which have been identified in Volume 4.

A Geodiversity Action Plan is currently being prepared for Cornwall.

1.1.4 Major changes to Biodiversity Action Plan. 2022 update

Cornwall Planning for Biodiversity and Net Gain Supplementary Planning Document:

This document was adopted on the 16th October 2018 by Cornwall Council and is a material consideration in planning decisions. It is supplementary to policies of the Cornwall Local Plan: Strategic Policies (2016). In light of the amended NPPF (2018) and the council's emerging approach to calculating and securing Environmental/Biodiversity Net Gain, the document will be reviewed alongside engagement on the council's approach to Net Gain and adopted in a revised form as a Supplementary Planning Document, forming part of a suite of adopted guidance designed to promote good practice in the built and natural environment in Cornwall.

- Introducing a minimum 10% Biodiversity Net Gain Requirement in Cornwall from 1st March 2020.
- Mandates use of Biodiversity Metric 3.0 (Natural England).
- Minor developments: The Cornwall Climate Emergency Development Plan Document includes minor developments in its net gain policy. Minor developments will therefore need to use the recently released Small Sites Metric.

1.2. Baseline:

1.2.1 Environment and Nature Landscape Designations: Summary

The character of the landscape is strongly affected by the Upper East Looe Valley, which dissects the plan area and acts as a barrier between the north-western Dobwalls area and the Trewidland section of the plan.

1.2.1.1 Landscape Description Units

The major settlements of Dobwalls and Doublebois sit in the LDU256 section of the South East Cornwall hard rock plateau, characterised by shallow brown soils and clustered with small farms and settled pasture.

Dobwalls itself sits between the upper reaches of the Fowey River Valley (to the north west) (LDU254), the upper section of the West Looe River (to the south) and the East Looe River to the east (LDU227). These valleys share their hard rock slopes and ridges and are covered with ancient woodlands and clusters of small farms.



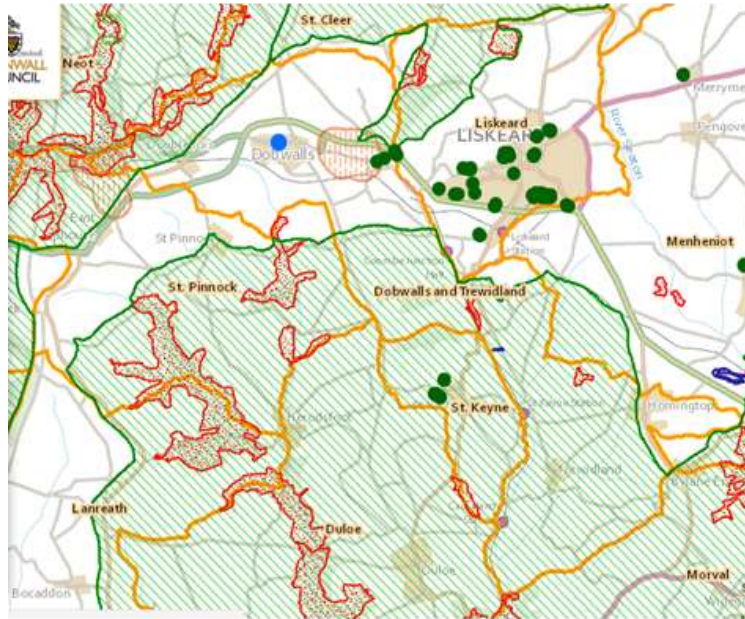
The Trewidland section of the plan area is split between the higher eastern settled pastures which are part of the South East Cornwall plateau (LDU224) which is deeply cut by tributaries of the East Looe River Valley's (LDU227) hard rock slopes and ridges, clustered with farms and ancient woodland.

Source: Landscape Description Units (Cornwall Council Interactive Map)

1.2.1.2 Areas of Great Landscape Value: Summary

Most of the southern part of the parish falls within the Looe Valley area of Great Landscape Value, as does the north-western Fowey Valley and the area to the north-east of Looe Mills.

[Cornwall Council Interactive map of Areas of Great Landscape Value](#)



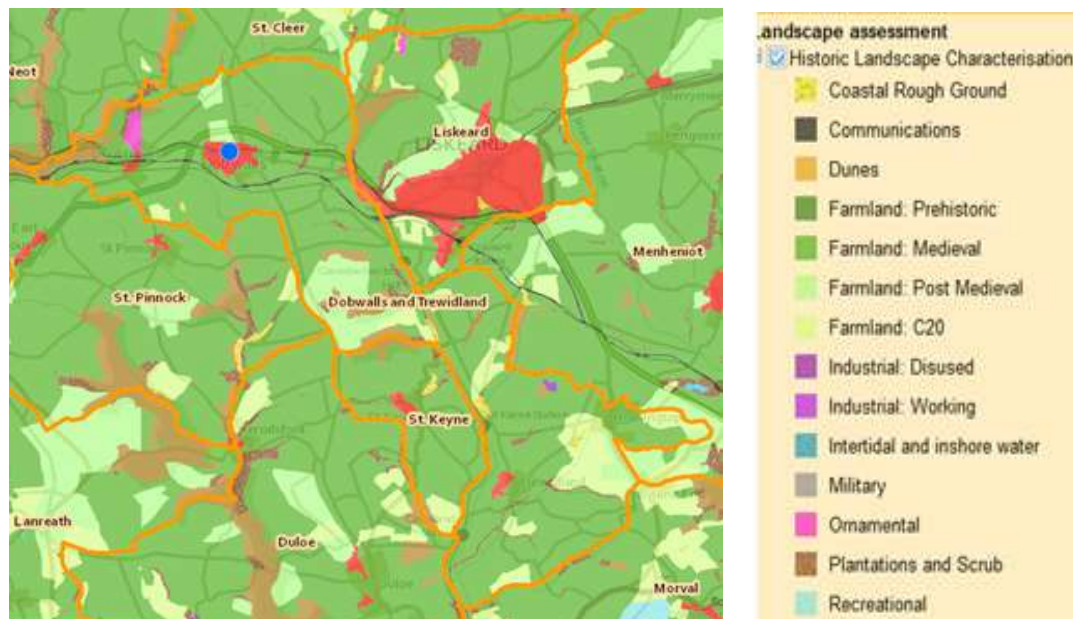
Areas of Great Landscape Value and County Wildlife Sites (CC Interactive Map)

County Wildlife Sites / Tree preservation orders / Sites of Special Scientific Interest. In addition to the AGLV, the plan area has several small areas which have been identified as County Wildlife sites (shown in red), four tree preservation orders (green dots on trees at Looe Mills) and one Site of Special Scientific Interest near Rosenun (in blue). (CCIM) maps.

Sources [Cornwall Council interactive map of County wildlife sites, tree preservation orders and Site of Special Scientific Interest](#). - August 21st 2017

1.2.1.3 Historic Landscape Characterisation: Summary

Much of the rural farmland (70%) is identified as Medieval by the Historic Landscape Characterisation maps.



Historic Landscape Characterisation Map (CC Interactive Map)

In addition to the Medieval landscapes, there are areas of Post medieval enclosed land to the south of the Dobwalls section of the plan – *“Land enclosed in the 17th, 18th and 19th centuries, usually from land that was previously Upland Rough Ground and often medieval commons, generally in relatively high, exposed or poorly-drained parts of the county.”*

To the south-east of the Trewidland section there are areas of 20th century modern enclosed land *“Mainly Anciently Enclosed Land or Post-Medieval Enclosed Land whose field systems have been substantially altered by large-scale hedge removal in the 20th century. It also includes, however, 20th century intakes from rough ground, woodland and marsh.”*

1.2.1.4 Settlements

The settlement of Trewidland is first recorded in 1297. The name is Cornish and contains the elements “tre” meaning “farmstead” and “wildland”. “Tre” implies a site of Early Medieval origin.

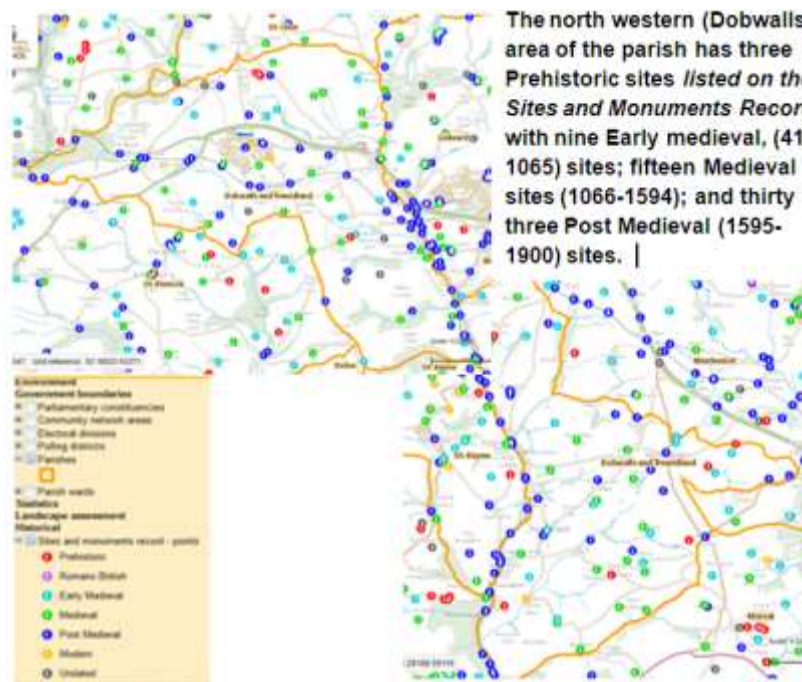
Gover, JEB, 1948, *Placenames of Cornwall* (Bibliographic reference)

Dobwalls (Cornish: Fos an Mogh)

Doublebois (Cornish: Dewgoes)

1.2.2 Historical Environment:

Summary: In the area covered by the Dobwalls & Trewidland Neighbourhood Development Plan there is a long history (and evidence) of human settlement from prehistoric times. The evidence for this is in the designated sites and monuments which are shown in the CCIM maps.



Sites and Monuments recorded sites (CC Interactive Map)

The south-eastern (Trewidland) part of the plan area has five prehistoric sites, 14 Early Medieval sites, 17 Medieval sites; and 29 Post Medieval sites. Many of the post medieval sites are associated with the development of the Liskeard to Looe canal and railway in the 19th century.

Evidence: Sites and Monuments Record – maps and lists of all identified sites in Dobwalls and Trewidland areas. (Prehistoric, Romano British, Early Medieval, Medieval Post Medieval) [Cornwall Council interactive map of Sites and Monuments Record](#) 5th July 2017

1.2.2.1 Listed Buildings and Scheduled Monuments

There are 15 Listed Buildings in the plan area, including Doublebois House and the Church of St Peter in Dobwalls, the Moorswater Viaduct and limekilns and several of the major farmhouses including Tempellow, Lean, Trehere, Lowertown and Brendon in the Trewidland area.



Land Based Historic Designations (DEFRA Magic Map)

Scheduled Monuments:

There is one Scheduled Monument in the plan area – the Bosent Cross on the Duloe Road at the junction with St Pinnock Parish.

Listed Buildings details:

Details of all historic sites in the plan area are mapped on the Cornwall Council Interactive Map (CCIM). Details of these and listed buildings can be interrogated by clicking on the icons on the CCIM.

Registered Parks and Gardens and Historic Battlefields:

There are no Registered Parks, Gardens or Historic Battlefields recorded for the NDP area.

Features on the Heritage at Risk Register

There are currently no features on the Heritage at Risk Register.

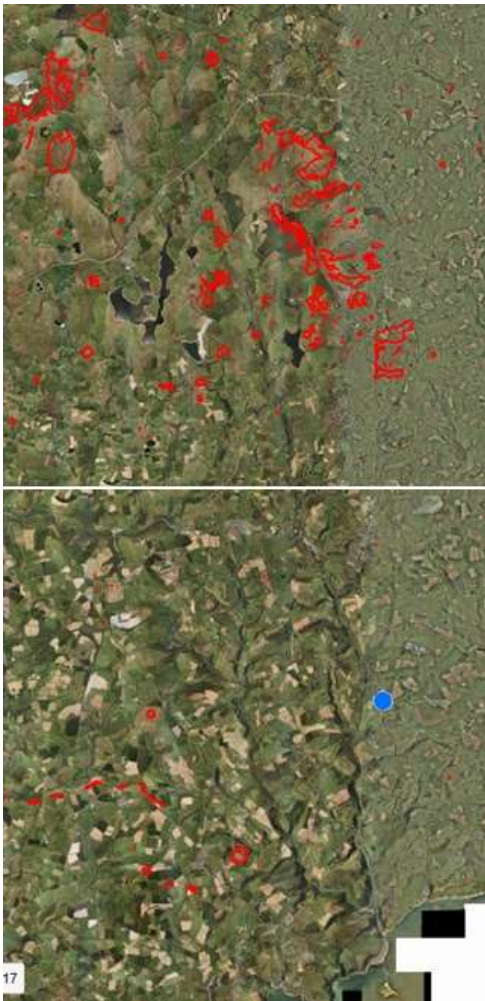


1.2.2.2 Conservation Areas

Although both the major settlements and many of the farms are recorded on the Tithe Maps (1841), there are currently no Conservation Areas in the built-up parts of the plan area.



1.2.2.3 Archaeology



The Looe Valley has been a significant access route for the interior of East Cornwall for many centuries (if not millennia). Many of the small settlements in the plan area are named on early maps of Cornwall, indicating that the landscape has been occupied continuously for over 1,000 years.

The aerial photograph shows the Looe Valley from Looe Island in the south (bottom right-hand corner) to Bodmin Moor in the north. The red patches indicate prehistoric finds on the moor which range from the flint microliths of the earliest finds around Dozmary Pool to the later Bronze Age stone circles and field systems.

It has been suggested that early settlers migrated to higher areas in summer and came down from these temporary hunting and gathering areas in the winter months.

Trewidland's location is shown in blue. An archaeological survey, which was undertaken of a site at Pensipple Farm in relation to the development of the solar farm in 2015, identified a wide range of remains, including two Iron Age "rounds". It was also suggested that further investigation might reveal evidence of a Bronze Age settlement.

The lack of further evidence of historical settlement is in part a result of limited archaeological research in the area.

Source: Trewidland Local History Group Fourth Walk notes (July 2017).

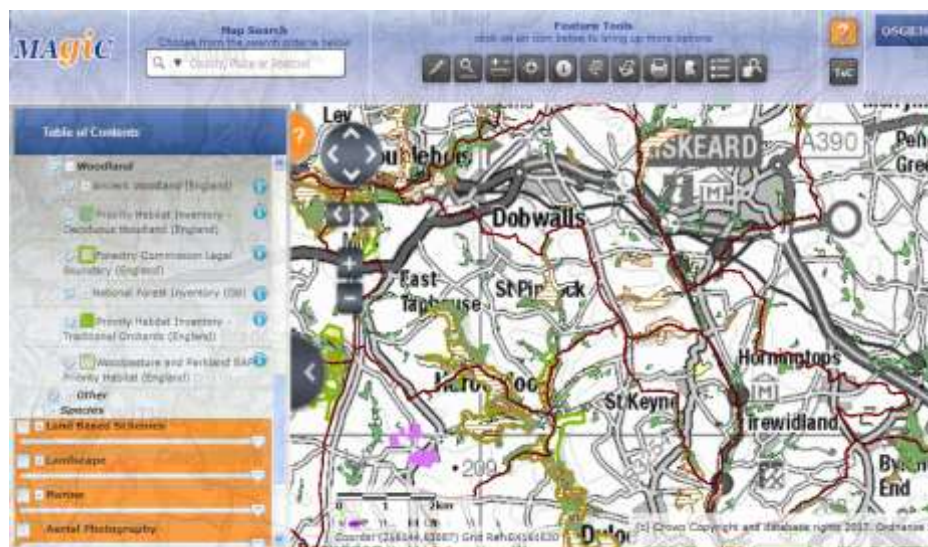
Iron Age Round near Trewidland

The location of the Iron Age round (a settlement with a protective earth bank/ditch which could be used to contain cattle etc) at Knilly Wood can be seen in the aerial photographs on the promontory to the east of Badham. Cornwall Photo Record shows the site of the round clearly. It is likely this round would have been occupied between 800BC and 42AD. So, it is clear that the Looe Valley corridor has been settled for at least 2,500 years.



Source: Cornwall Archaeology photograph CAU, 1989, F24/51-3

1.2.3 Biodiversity: Habitats



Woodland (MM DEFRA) maps

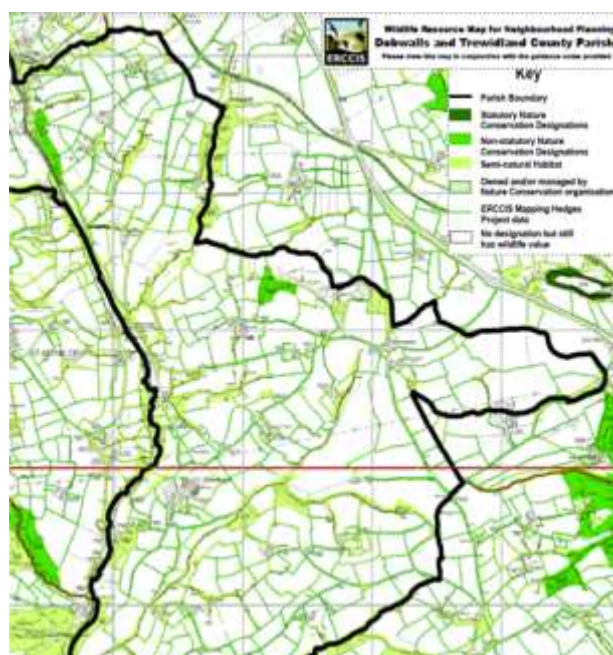
A range of woodland areas with differing characteristics still exists across the plan area. Some of these include ancient woodland.

Countryside Stewardship Targeting Schemes

(MM DEFRA) maps show that it is generally the woodland areas which are covered by such schemes.



Further habitat information was commissioned from Cornwall Wildlife Trust which carried out a study and created a wildlife resources map of the area in the Spring of 2020.



Reference was also made to the CC Biodiversity Supplementary Planning Document Text and illustrations

www.cornwall.gov.uk/biodiversityspd

1.2.3.1 Agricultural Land Use Classification



In the 1991 Natural England survey report the Agricultural Land Classification (ALC) shows land use classifications for the areas around Dobwalls. These are generally shown as Grade 3a-Good, showing only moderate limitations for agricultural production. There are a few small areas of 3b Moderate and Grade 4 Poor land indicated. Source: Magic Map Defra Search

<http://www.natureonthemap.naturalengland.org.uk/magicmap.aspx>

There are no maps available for the wider rural areas of the plan area.

1.2.3.2 Mining and Minerals Safeguarding:



Mineral and Infrastructure Safeguarding areas – Cornwall Minerals Safeguarding Development Plan Document (DPD) Submission Consultation (June 2017) Regulation 19/20 Consultation www.cornwall.gov.uk/mineralsdpd shows two building stone reservation areas at Lantoom Quarry and to the far west of Doublebois.

1.2.3.3 Flood Risk Areas

Dobwalls Area Flood risk

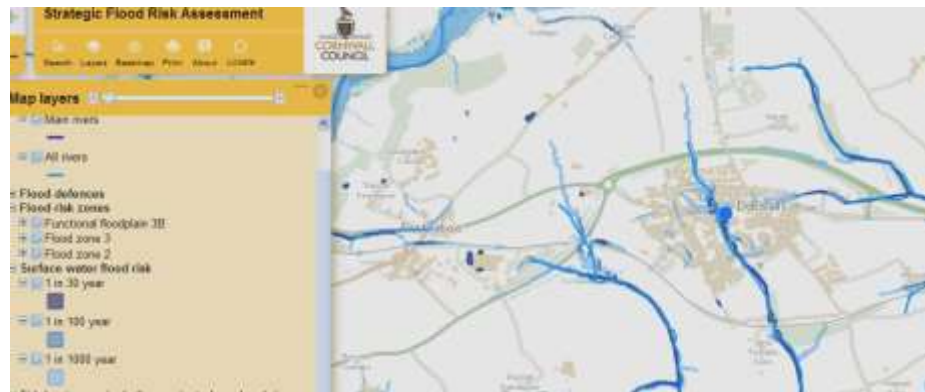
The major areas of flood risk are as might be expected along the valley of the East Looe River and its tributary streams.



The most severe areas of risk occur between Looe Mills and Moorswater, which is the location of several commercial and industrial sites.

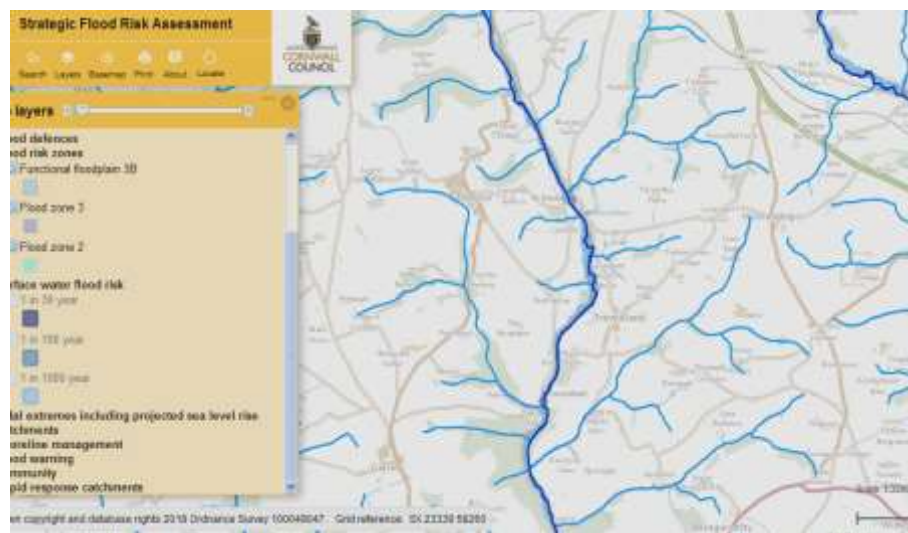


There are also areas of surface water flood risk in relation to smaller streams and some roadways in Dobwalls village and Treburgie Water.



Trewidland Area Flood risk

The major flood risk is associated along the valley of the East Looe River.



However, a more detailed analysis identifies that many of the local lanes act as drainage channels after periods of particularly heavy rain and those at Lanrest and in Trewidland village itself can be at risk of surface water flooding.



Sources: Cornwall Council Strategic Flood Risk Assessment Interactive Maps

1.3 Community Consultation feedback

A series of public consultations on the D&T NDP has taken place throughout the NDP process. The following information draws together the information on housing and related issues at each stage of this consultation process. The initial questionnaire was delivered to all households in the plan area in March 2017 and asked recipients to prioritise a wide range of potential issues.

1.3.1 Initial Questionnaire (Spring 2017)

Category Ranking	Priorities	Important Tick	Category Number
1	Open Space Footpaths	60	4
	Community Facilities	60	6
2	Landscape	57	2
	Provision for Young People	57	17
3	Type of Housing	56	10
	Health Services	56	16
4	Wildlife	55	1
	Transport/Traffic Parking	55	13
5	Provision for Older People	54	18
6	Housing Numbers	51	9
	New Development Location	51	11
7	Recreation/Leisure Facilities	50	5
8	Education/Skills	46	15
9	Economy/Jobs	44	14
10	Housing Design	43	8
11	Neighbourhood Watch	42	19
12	Historic Environment/Heritage	39	3
13	Renewable Energy	29	7
14	Second Homes/Holiday Homes	27	12
15	Tourism	16	20

We also felt that it was important to compare the number of times that the issue had appeared in the top Quartile of Question 4 responses (shown in pink in the table below) with the number of comments made in Questions 1, 2 or 5, which related to the issue. This shows some interesting differences in emphasis.

	From tick box matrix	priority	from written comments
1	Open spaces, Footpaths Community facilities	top	+ 13 comments + 14 comments
2	Landscape Provision for young people		+ 24 comments + 9 comments
3	Health services Type of housing		+ 9 comments + 5 affordable housing
4	Wildlife Transport/Traffic parking		+ 14 comments + 22 comments
5	Provision for older people		+ 4 comments
6	Housing numbers New development location		+ 6 no more Dobwalls + 4 more please Trewidland
7	Recreation and leisure facilities		+ 6 comments

Summary of written responses from the Initial Questionnaire (March 2017)

Dobwalls

Open Spaces and Footpaths (60), Landscape (57), Wildlife (55)		
Enjoy		Improve
Quiet		Gardens and houses etc being encouraged to be kept in good order
Quiet		Better recreational areas for teenage children. Consideration of Wildlife and provision of habitat/wildfire corridors linking to woods and ponds
Yet the countryside can be accessed easily on foot		More dog walking areas (access to some footpaths are blocked) extra dog poo bins near footpaths
Quiet		Footpaths in Havett close – winter cover in moss – needs cleaning
Quiet		Finish the roundabout – to make it look authentic, rather than look
Countryside all around		Provision for young people. Signposting for public footpaths
The rural location		A communal recreation outside area. Park and seats perhaps
Rural location, clean air and views		Footpaths
Easy access to sea and moor		They both need a central place – somewhere people can be proud of. A communal space at the heart of the villages
Well kept village, community feel		More cycle paths and walking trails. Village Green > flowerbeds + trees and dam stream through car park (Council one) by pub to make a pond – a wonderful centrepiece to the village, with seating areas etc and venue for village events
Good countryside		Summer tidy up of some front gardens? Car boot sales?
Peace and Quiet		People and dog mess, take responsibility for own pets
It's a reasonably quiet place to live		There still appears to be footpaths with dog fouling. Perhaps yet another not in the Villager Magazine. What can we do? And I stepped in it on the way to the bus. I am disgusted, as many are
Love the rural area, quiet		In the green in Pendray Gardens a playground is needed
Peaceful		Frequent litter picks. More dog poo bins. Places where dogs can be let off the lead to exercise
Rural		Dog walking/exercise area. More poo bins. Police on the beat!:))
The countryside		Perhaps a few more flowerbeds
We enjoy the glorious Cornish countryside, enjoyed by holiday makers and residents and the many varieties of		An open space for community gatherings

wildlife so under threat from housing developments		
Being able to walk on the footpaths		Proper footpaths/pavements from the new houses to link up with existing ones
Quiet location. Easy access to nearby areas and villages		Provision of public toilet. Well kept footpaths
Countryside. The properly maintained verges		Provision for owners of dogs. There is no land in Dobwalls to them run free! Even dogs on leads – public rights of way across land is a problem. Obstacles, locked gates, styles everywhere. Older dogs cannot get over! Etc
Semi rural location. Good access to A38 i.e. Bodmin, Liskeard		Respect for the environment – clean up after dogs. Litter
Semi rural. Easy access to towns and beaches		Litter management
We live at South Boduel ¾ mile from Dobwalls. We like the country life as where we live we see a lot of birds and animals		
Rural nature of district		

Trewidland

Open Spaces and Footpaths (60), Landscape (57), Wildlife (55)		
Enjoy		Improve
We love the beautiful views from our house. It's a quiet village on Sundays		Improved passing places in lanes, more footpaths so that we can make use of the beautiful countryside
Peaceful, tranquil, scenic wildlife, rural		The is scruffy! It needs the hedges/banks tidying regularly. The Parish Council needs to ensure that the village looks its best, at all times. It engenders pride in the inhabitants
Quiet, countryside, animal noise, low traffic noise		An open space in Trewidland
Rural Location, peace and quiet		It's all important! Trewidland needs a community open space – somewhere for kids to play and for village function
Its seclusion		
Quiet		
The peace and closeness to nature, yet within easy reach of the A38 and Liskeard		
A place to relax in the country		
Rural, but not too far from a town and close to the coast		
Peace and quiet, country life, beautiful views, with close proximity to facilities in Liskeard and transport links		

1.3.2 Second Household Questionnaire (May 2018)

Landscape and Environment response

Boscawen CEP undertook the second major questionnaire which was posted to all households in May 2018. Boscawen also undertook the analysis of the questionnaire responses received and these were published in the roadshow exhibitions in September 2018.

Questions relating to Landscape and Environmental issues:

	Strongly Agree		Agree		Disagree		Strongly Disagree	
It is important to protect the natural beauty and character of the landscape of the Parish.	83%	214	17%	43	>1%	1	0%	0
It is important to protect and enhance existing wildlife and wildlife habitats including; trees, woodland, wetland, heathland and Cornish hedges.	81%	207	19%	49	>1%	1	0%	0
It is important to create new wildlife habitats as part of new developments. Amongst other things this may include; trees and woodland, wet features, Cornish hedges and flower-rich grassland.	71%	185	26%	68	2%	5	>1%	1

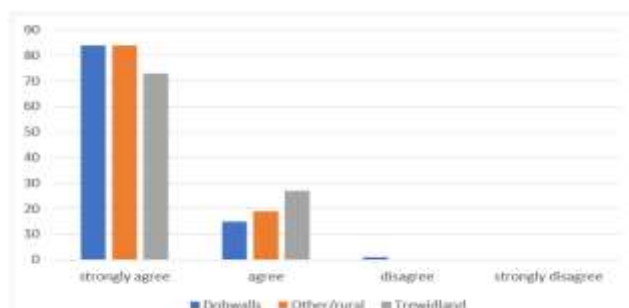
Environment and Nature

Q1. Landscape and the Natural Environment

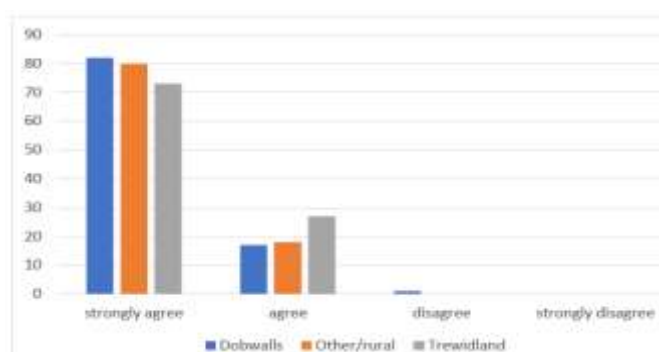
How far would you agree with the following statements?

When these responses are broken down into the physical areas of the plan area in which the respondents are based the results are as follows:

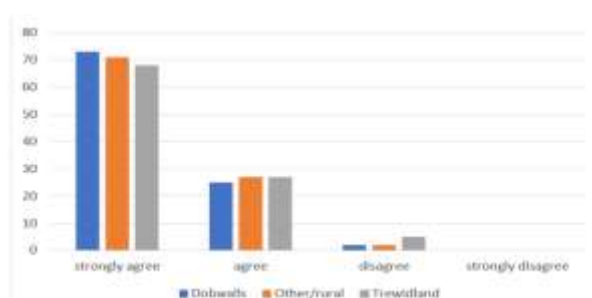
a) It is important to protect the natural beauty and character of the landscape of the parish.



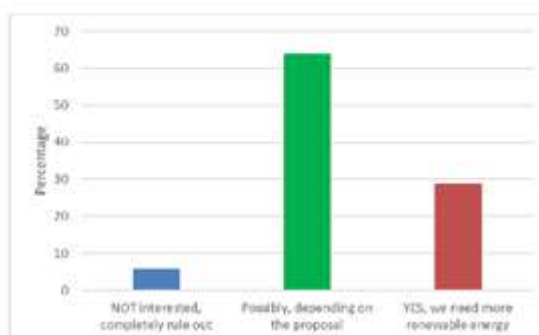
b) It is important to protect existing wildlife and wildlife habitats including trees, woodland, wetland etc.



c) It is important to create new wildlife habitats as part of new developments etc.



Q2: If the provision of renewable energy brought tangible benefits to our community, how would you view this?

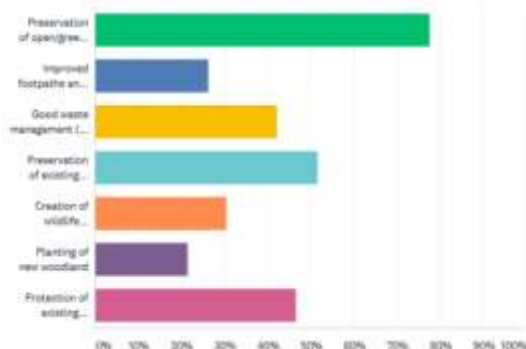


Age group	Not interested	Possibly	Yes please
18-30	0%	50%	50%
31-49	4%	72%	24%
50-54	12%	59%	29%
65+	2%	67%	31%
All ages	5%	61%	34%

Q3 Preservation of Greenspace

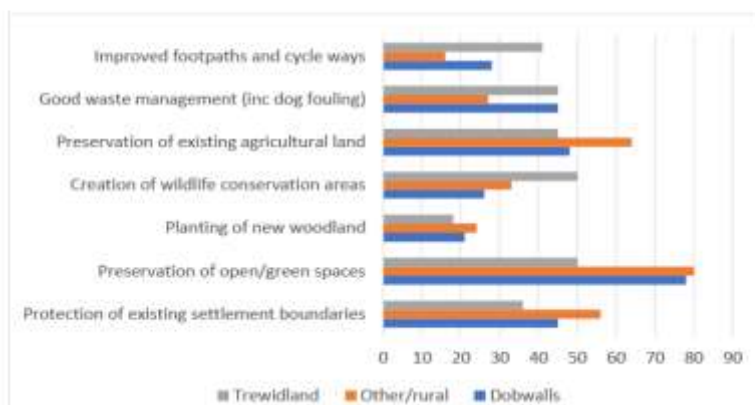
Q3: Looking ahead, which of the following would be most important to you?

Preservation of open/green spaces is the most important issue for respondents with 78% of respondents selecting this choice with preservation of existing agricultural land and the protection of existing settlement boundaries also being important.



Relative importance of conservation issues

'Looking ahead, which of the following do you think would be most important to you? Please tick your top three only: (%)'



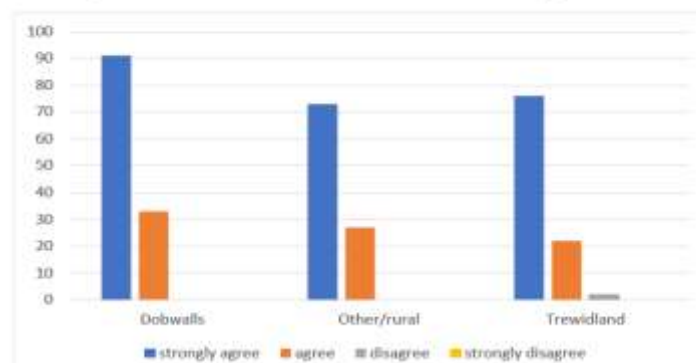
Q12. Local Character and Historic Environment

How far would you agree with the following statements?

	Strongly Agree		Agree		Disagree		Strongly Disagree	
It is important to protect and enhance heritage and historic sites, historic buildings, ancient industrial sites and Cornish Hedges.	68%	174	32%	81	<1%	2	0%	0
Effort should be made to preserve local tradition and customary events.	48%	122	49%	126	3%	7	0%	0
We should do more to present our local Parish and settlement history.	32%	81	62%	157	6%	15	0%	0
Our cemeteries and war memorials are being appropriately maintained.	24%	61	63%	160	12%	29	0%	0

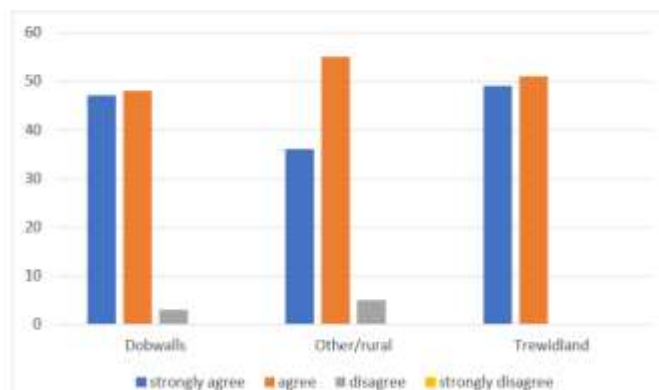
a)

'It is important to protect and enhance heritage and historic sites, historic buildings, ancient industrial sites and Cornish Hedges'



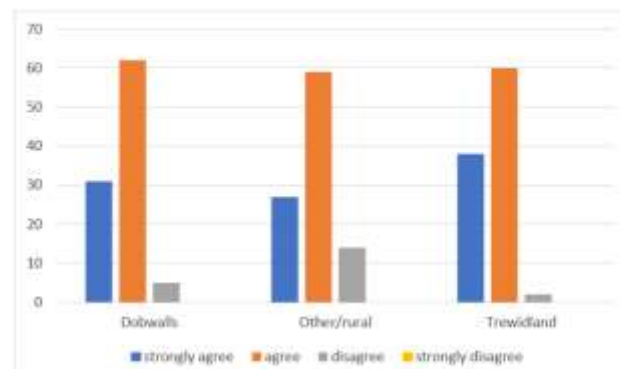
b)

'Effort should be made to preserve local tradition and customary events'



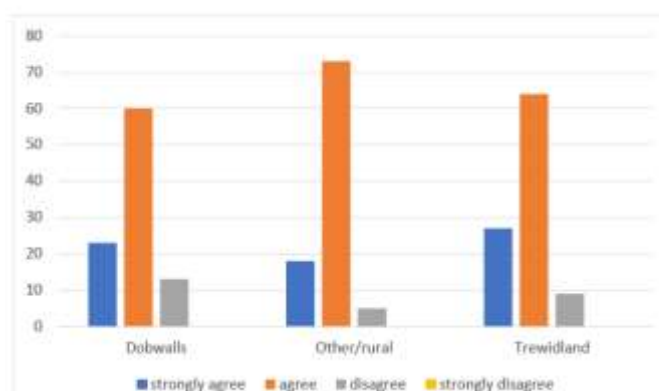
c)

'We should do more to present our local Parish and settlement history'



d)

'Our cemeteries and war memorials are being appropriately maintained'



1.3.3 Roadshow public events

Dobwalls Roadshow 22nd September 2018

Written Responses

Green infrastructure

- Multi use of space – design in green corridors for wildlife - open space – green roofs etc.
- Safe crossings for hedgehogs/toads etc
- Cats poo-ing in other people's properties – keep them in your own space!
- Safe scenic bike routes to link with Looe and Bodmin route
- Bike route to Looe – good for tourism – good for local people too



Trewidland Roadshow 29th September 2018

Written Responses

Greenspace and Footpaths

- New outside community area for young and old
- Clearly identified public footpaths
- Public footpaths better maintained
- Improve access to the countryside please
- No space to walk dogs
- No play areas



1.3.4 Local Policy consultation events – (October 2019)

As policy objectives were being developed in 2019, three events were set up in Dobwalls, Trewidland and Doublebois to provide an opportunity for local people to focus on the issues that were of particular significance to their home areas. Displays showing the proposed policy issues under each of the key headings asked those attending to tick “agree” or “disagree” boxes. In addition, a “comments wall” allowed everyone to write their own comments.

Oct 19 local events feedback		Dobwalls		Doublebois		Trewidland		All	
		Agree	Don't Agree	Agree	Don't Agree	Agree	Don't Agree	Agree	Don't Agree
	LANDSCAPE, BIODIVERSITY AND HERITAGE								
21	Protect the natural beauty and character of the parish including the peaceful, quiet environment, and support the enjoyment of nature by the local community and visitors	11		7		3		21	
22	Protect and enhance existing wildlife and habitats including trees, woodland, wetland, heath land and hedges.	10		7		3		20	
23	Create new wildlife habitats and increase biodiversity as part of all new developments	9		6		2	1	17	1
24	Protect existing Agricultural land and conserve and enhance heritage and historic sites, buildings and boundaries	9		7		3		19	
25	Protect the biodiversity of all sites where development is proposed to avoid the loss of important species, and of valuable local character, including the planting of indigenous tree species in all new housing developments (at least one tree per household)	10		7		3		20	
26	Encourage low energy alternatives wherever possible to reduce climate and other environmental impacts. Ensure local energy production in keeping with landscape value and heritage objectives. Encourage the use of brownfield sites, and the roofs of existing and proposed buildings for solar energy collection	8		8		3		19	
27	Reduce wherever possible the impact of Climate change (and resultant rainfall intensity) to reduce problems of flooding on many of the rural lanes	9		7		3		19	
28	Reduce the Impact of large scale housing or other development on rural sites and ensure thorough archaeological assessment of such sites.	10		7		3		20	

29	Ensure that the scale, materials and appearance of new developments are sensitive to and in keeping with local historical characteristics of domestic and other buildings	8		6	1	3		17	1
30	Explore the possibility of setting up protected / Conservation areas within the parish	9		7		3		19	

The table above shows the results of the responses to the draft policy proposals for Landscape Biodiversity and Heritage at each of the three events.

Written Responses Landscape (Dobwalls)

Dog walking

- Walkers' club is a good idea.
- Could dog walkers have the green space with trees opposite the main green? Fenced in of course.
- It is getting more difficult to find areas suitable for dogs, especially older ones. Areas where they are allowed are overgrown. We live in the country, yet in the town there are places to let them off the lead.
- Fenced in dog park with benches. Dogs are so therapeutic for people on their own. Dog owners could pay for benches in pets' memory.

Written Responses Landscape (Trewidland)

- All this section is good, but no mention of costs/trade-offs required – who to pay? Ratepayers pay more? Businesses put at a disadvantage?

Written Responses Landscape (Doublebois)

- Lane from Twelvewoods island to Treburgie would benefit from seating especially for elderly/ disabled.
- Walks!
- There should be signs to warn traffic that the area/lanes are used for exercise – many runners, cyclists and walkers use our lanes for recreational purposes.
- Cities in UK are having a huge cycle lane expansion - and lanes should also in part be handed back to the public to enjoy - the traffic otherwise imprisons people within village boundaries.
- Direct disabled access to public spaces. Access from Dobwalls to Liskeard for wheelchair users is non-existent due to steps near Liskeard.
- Tidy bank by roundabout to enhance Dobwalls entrance.
- Open space: play areas, benches and walking paths in all areas of the parish.
- Important but missing: Open all public walking paths and link them together as path in Doublebois has been blocked for many years.

Landscape Character



The first draft of the D&T NDP Landscape Character Statement was exhibited and those attending were asked to identify areas on local maps to show locations that they felt were of particularly high value.



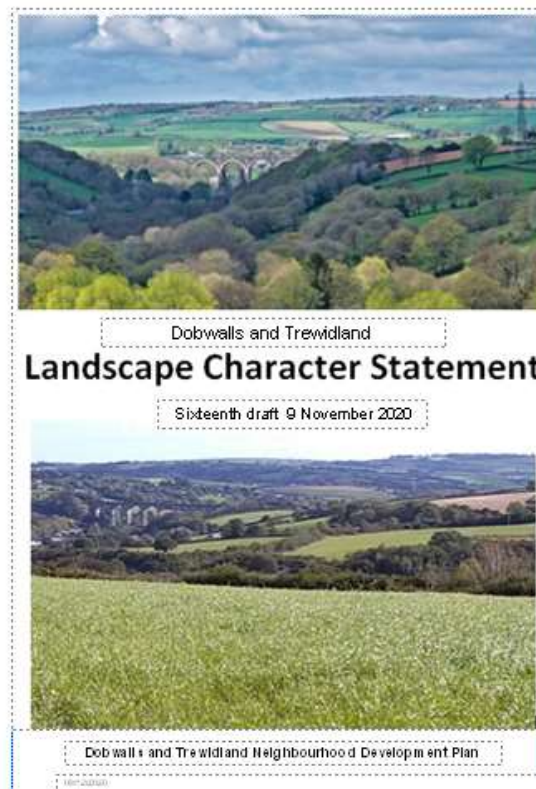
Green stars show Highly Valued Landscapes in the Dobwalls area

The Landscape Character Statement was developed with members of the NDP steering group with the assistance of Cornwall Council Landscape officer Kath Statham over the summer of 2019 and the following winter of 2020.

It records national and regional landscape classifications and local commentaries. It also sets out key pressures for change in the landscape and identifies priorities or Planning and Management Guidelines.

The final report (55 pages) from the Landscape Character group dated November 2020 is available on the Dobwalls and Trewidland Neighbourhood Development Plan website at

www.dobwallsandtrewidlandplan.org.uk



1.3.5 Reg 14 Consultation analysis of Landscape Biodiversity and Heritage responses

3. Landscape, biodiversity and heritage

Landscape, biodiversity and heritage objective: To recognise, value and protect the distinctive qualities of the parish landscape in terms of landscape character, biodiversity, heritage and accessibility and to ensure that new development respects and contributes to the existing qualities which are highly valued by the local community.

In order to better inform our Neighbourhood Plan policies, members of the steering group of the Dobwalls and Trewidland Neighbourhood Development Plan undertook local investigations, including the development of a detailed evidence-based document on landscape, biodiversity and heritage and the collation of an extensive photographic record of the parish.

A smaller landscape character focus then analysed the National and Cornwall Landscape Character Information and extracted the most relevant information related to the parish areas covered by the NDP in consultation with Kath Ingleton, Landscape Officer of Cornwall Council.

The report produced forms a key element of the Dobwalls and Trewidland Neighbourhood Development Plan submission. It sets out the important characteristics of the parish landscape to allow local people, parish councillors, developers and designers to understand the landscape, its history and current physical, cultural and aesthetic qualities.

It also identifies:

- Current and future pressures which could erode the quality of the landscape
- Values and objectives of the Dobwalls and Trewidland NDP in terms of the parish landscape area;
- Planning and Management guidelines which have been developed in preparation of the NDP Neighbourhood Development Plan, and that will be material to future planning decisions.

You can find a full copy of the Landscape Character Assessment report online at our website:
www.dobwallsandtrewidlandplan.org.uk

Policy: Landscape character

LCT: Proposed development within the parish will be required where:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

LCT: Applications should provide evidence of assessment and a clear understanding of the landscape, built and natural environment and its value in order to demonstrate that the proposed development will not detract from the landscape character.

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

LCT: Applications should provide evidence of assessment and a clear understanding of the landscape, built and natural environment and its value in order to demonstrate that the proposed development will not detract from the landscape character.

LCT: Applications should provide evidence of assessment and a clear understanding of the landscape, built and natural environment and its value in order to demonstrate that the proposed development will not detract from the landscape character.

Policy: Biodiversity

BOD1: To protect the landscape, biodiversity and heritage of the parish of Dobwalls and Trewidland, any development should be sited in a way that does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

BOD2: Development should be sited in a way that does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

BOD3: Development should be sited in a way that does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

BOD4: Development should be sited in a way that does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

BOD5: Development should be sited in a way that does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

Policy: Climate Change and Energy

CCP1: Development proposals for renewable energy schemes in Dobwalls and Trewidland should be required where:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

CCP2: Development proposals for renewable energy schemes in Dobwalls and Trewidland should be required where:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

CCP3: Development proposals for renewable energy schemes in Dobwalls and Trewidland should be required where:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

Policy: Broadband

BBD1: Development proposals for broadband schemes in Dobwalls and Trewidland should be required where:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

4. Community facilities and open space

Green spaces and local facilities are the heart and lungs of our community. As such the Neighbourhood Plan sets out to not only preserve but also to promote our community assets.

Our policies towards open spaces are intended to protect all quality open spaces within the parish, while providing for improvements to them that will benefit the community, by designating them as Local Green Spaces as part of our Green Space Strategy.

The recent Open Space assessment carried out by Stuart Wallace (Cornwall Council Officers) and the 'Dobwalls and Trewidland Open Space Survey' is intended to give us a much clearer picture of the local people in each of the areas would like to see appropriate open space being developed, improved, or created to meet the needs of all members of the community.

Policy: Community Facilities and Open Space

CFP1: To protect and promote community facilities, development proposals should be required where:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

CFP2: Development proposals for community facilities should be required where:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

CFP3: Development proposals for community facilities should be required where:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

Policy: Local Green Spaces

LS1:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

LS2:

1. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
2. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
3. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.
4. It does not detract from the landscape character and will be sited in a way that does not detract from the landscape character.

1.3.6 Reg14 Pre submission Public Consultation (Feb 2021)

Written Responses analysis

Landscape Biodiversity and Heritage	
Location	Comment
Improvements to village landscapes – covered in Parish projects and GS1	
Dobwalls	<ul style="list-style-type: none">I would like to see more trees planted in the village, more dog poo bins and generally greening up the village to make it look nicer and perhaps more volunteers litter picking.
Dobwalls	<ul style="list-style-type: none">No dog free open spaces available for nature walls or open exercise areas. Lack of shrubs and natural areas throughout the village.
Protect rural landscapes from development - covered in HO1	
Dobwalls	<ul style="list-style-type: none">No more housing anywhere in Dobwalls at all. Dobwalls should remain a village surrounded by rural landscape, i.e. trees and fields.
Dobwalls	<ul style="list-style-type: none">While I appreciate the need for local affordable housing, I feel that Dobwalls is now becoming over developed. Green spaces/rural land is vanishing at an alarming rate which greatly concerns me. I feel that infrastructure is not sufficient for the scale of development and this is not sustainable.
Trewidland	<ul style="list-style-type: none">Green areas needed, no more development until ALL brownfield sites developed
Trewidland	<ul style="list-style-type: none">Dobwalls is developed to much on green fields
None	<ul style="list-style-type: none">I live at Horningtops and have a wonderful view from my house. Therefore, I would hate for anyone to build in the field behind me as this would obstruct my view and de-value my property so, please do not allow any development there. Thank you.

Key feedback points

- Protect rural edges of villages
- Improve village landscapes in Dobwalls
- Litter picking and dog free areas needed

1.4 Key Issues and Opportunities for Dobwalls and Trewidland

Issues

- The quality of the quiet, peaceful environment was a key issue from the Initial questionnaire results from both Dobwalls and Trewidland
- Helping people to become more aware of the qualities and value of their local landscapes
- Impact of large-scale housing or other development on rural sites should ensure thorough archaeological assessment of site
- Scale, materials and appearance of new individual building proposals should be more sensitive to local historical characteristics of domestic and other buildings
- Protecting the biodiversity of all sites where development is proposed is essential to avoid the loss of important species and of valuable local character
- The impact of climate change and resultant rainfall intensity over recent years has emphasised the problems of flooding on many of the rural lanes

Opportunities

- Although there are currently no Conservation Areas designated within the plan area, the building of the Dobwalls bypass, and the subsequent reduction in traffic on the main road through the

village, may make it appropriate to re-assess the quality of some of the older buildings in the centre of the village and consider whether these should have additional protection

- All opportunities for protecting and improving the biodiversity of sites facing development should be taken

Dobwalls and Trewidland Neighbourhood Development Plan

Reg15 Submission document:

EVIDENCE BASE DOCUMENT



Version 1.0

13 October 2022