

**Minerals and Waste Development Framework  
Cornwall and West Devon Mining Landscape World Heritage Site Supplementary  
Planning Document: Adoption**

Report of the Head of Planning, Transportation and Environment

***Please note that the following recommendations are subject to consideration and determination by the Committee before taking effect.***

**Recommendation: It is recommended that:**

- (a) the Committee resolve to jointly adopt, with Cornwall Council and West Devon Borough Council, the Cornwall and West Devon Mining Landscape World Heritage Site Supplementary Planning Document;**
- (b) the Head of Planning, Transportation and Environment be given delegated authority to determine the joint date of adoption of the Supplementary Planning Document in discussion with Cornwall Council and West Devon Borough Council; and**
- (c) prior to adoption of the Supplementary Planning Document, the Committee resolve to use the draft Document as informal planning guidance.**

**1. Summary**

- 1.1 This report outlines the work undertaken in the preparation of a Supplementary Planning Document [SPD] (available through the link provided in 3.2) to provide guidance for consideration of planning applications within the Cornwall and West Devon Mining Landscape World Heritage Site [the WHS], and recommends adoption of the SPD jointly with Cornwall Council and West Devon Borough Council.

**2. Background**

- 2.1 The Cornwall and West Devon Mining Landscape WHS was inscribed by UNESCO in 2006 and, while predominantly contained within Cornwall, includes parts of Tavistock and the Tamar Valley within West Devon. Devon County Council is represented on the WHS Partnership Board and jointly adopted the current WHS Management Plan in 2013. To ensure that decisions on planning applications within the WHS have proper regard to its Outstanding Universal Value, the WHS has undertaken preparation of a SPD to provide guidance to planning authorities, applicants and other stakeholders.
- 2.2 Preparation of the SPD was included as a strategic priority in the WHS Management Plan, and also reflects the findings of the UNESCO Reactive Monitoring Missions held in 2013 and 2015 that led to UNESCO's World Heritage Committee recommending the development of new planning tools, that will result in better decisions on development proposals that impact on the Outstanding Universal Value of the Site. A further State of Conservation report is to be considered in July 2017 when it is hoped that a number of measures, including the adoption of the SPD, will result in a positive recommendation that does not place the WHS on the 'List of World Heritage in Danger'.

### **3. Scope and Development of the Supplementary Planning Document**

- 3.1 The SPD is primarily aimed at planning officers and elected members responsible for determining planning applications within or affecting the WHS, but will also be of use to applicants, consultees and other stakeholders. Guidance is included on the attributes of the WHS, assessment of impacts and consideration of planning conditions and obligations.
- 3.2 Preparation of the SPD through a consultancy was overseen by a Working Group on which Devon County Council was represented and has included workshops with partner authorities and key stakeholders, followed by formal consultation from January to March 2016. Responses were received from Historic England, Natural England, ICOMOS UK, Devon County Council, Cornwall Council and a range of local organisations and individuals. The draft SPD was generally well received, with the main issues concerning the document's structure, clarity and terminology, and these have been addressed in the final version that is awaiting adoption by the three planning authorities and is available on the WHS website<sup>1</sup>. An online interactive toolkit version of the document is currently being developed that will have a wider audience and allow for additional background information sources to be easily accessed by officers, developers and the general public.

### **4. Reasons for Recommendation/Alternative Options Considered**

- 4.1 Consideration of the Outstanding Universal Value of the WHS and the potential impacts on it of new development is a complex matter, and the proposed SPD will greatly assist those in the development management process in meeting statutory and policy requirements to protect the WHS by clearly explaining how impacts can be identified and managed. Joint adoption by Devon County Council with the other partner authorities is therefore recommended.
- 4.2 As the programme for adoption of the SPD by the other two authorities is awaiting confirmation, the recommendation seeks delegation of the adoption date to the Head of Planning, Transportation and Environment, with the draft SPD to be used as informal guidance in the event of any delay in joint adoption.
- 4.3 While the County Council has the option of not adopting the SPD, this would risk inappropriate decisions being made on planning applications within the WHS. Furthermore, failure by all partner authorities to adopt the document may result in UNESCO including the WHS on its 'in danger' list in 2017, risking its reputational damage, financial cost and lost economic opportunities to the area.

Dave Black  
Head of Planning, Transportation and Environment

**Electoral Divisions: Tavistock, Yelverton Rural**

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<sup>1</sup> [https://www.cornish-mining.org.uk/sites/default/files/WHS\\_Supplementary\\_Planning\\_Document\\_2016.pdf](https://www.cornish-mining.org.uk/sites/default/files/WHS_Supplementary_Planning_Document_2016.pdf)

Local Government Act 1972: List of Background Papers

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<b>Background Paper</b>	<b>File Ref</b>	<b>Date</b>
Cornwall and West Devon Mining Landscape World Heritage Site Supplementary Planning Document		2016

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