

**Chapelfield, St Mabyn,
Cornwall**

**Heritage Visual Impact
Assessment**

Client: MR SIMON CLARK C/O L J
ARCHITECTURE

AB Heritage Project No:10798

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Chapelfield, St Mabyn, Cornwall

Heritage Visual Impact Assessment

Client Mr Simon Clark c/o L J Architecture

Project Number 10798

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EXECUTIVE SUMMARY

AB Heritage has been commissioned by Mr Simon Clark c/o L J Architecture to produce a Heritage Visual Impact Assessment covering the proposed development site at Chapelfield, St Mabyn, Cornwall, PL30 3BG.

All heritage features that fall within the Zone of Theoretical Visibility (ZTV) viewshed analysis as visible from the proposed development site, within a 5km study area from the boundary of the proposed development site were included in the initial assessment stage.

Overall it was established that seventeen of these heritage assets have the potential for setting to play a role in the features significance as a heritage asset and also have the potential to be subject to impact (See Section 2.5.5).

Following a review of the information gathered during the site visits, it was established that six heritage assets are features where setting plays either a medium or above factor in the significance of the site.

Following an assessment of the effects of the proposed development on the setting of these six heritage assets, overall two sites are believed to have the potential to be impacted by the proposed development due to the contribution of the setting towards the significance of the resource. These include:

- **AB 78** Church of St Mebena and associated feature (SAM, Grade I & II): Negligible significance of effect
- **AB 89** The medieval settlement of Treveglos & holy well: Low significance of effect

In relation to the impacts on the two sites (See Section 5), simple measures to control temporary changes to dust and noise levels during construction would result in a reduction of the significance of effect on the setting of these features, providing adequate mitigation moving forward.

This recommendation will need to be approved by the Cornwall Council Archaeologist.

1. INTRODUCTION

1.1 Project Background

- 1.1.1 AB Heritage has been commissioned by Mr Simon Clark c/o L J Architecture to produce a Heritage Visual Impact Assessment to accompany a full planning application covering the proposed development site at Chapelfield, St Mabyn, Cornwall, PL30 3BG.
- 1.1.2 A full planning application was submitted to Cornwall Council (planning application reference PA16/00181) during January 2016. Based on this the Cornwall Council Senior Archaeologist (Phil Copleston) recommended the completion of 'Heritage Assessment, Geophysical and Heritage Visual Impact Assessment'.
- 1.1.3 This report contains an identification of all designated and non-designated heritage features within 5km study area that are theoretically visible from the proposed development site, assessing the potential impact on the setting of heritage features of relevance. All of the heritage works have been conducted in accordance with a Project Design produced by AB Heritage and approved by Phil Copleston via email on the 23rd March 2016 (See Appendix 3 of the accompanying Historic Environment Desk Based Assessment).
- 1.1.4 As part of this scheme of works AB Heritage also conducted a geophysical survey (magnetometer) and a Historic Environment Desk Based Assessment covering the site, in line with recommendations also made by Phil Copleston in February 2016.

1.2 Site Location & Description

- 1.2.1 The site is located c. 2km to the east of the town of Wadebridge, on the north-east side of the village of St Mabyn, centred on the approximate National Grid Reference (NGR) SX 04281 73383. The proposed development site is situated c.60m north of Chapel Lane (see Figure 1).
- 1.2.2 The proposed development site consists of a sub square field covering an area of c. 1.8 hectares (ha), within a patchwork of sub square and rectangular fields. A narrow lane bounds the proposed development site along the western side, with agricultural fields to the north and east. A small, modern residential development situated along Chapel Lane is located immediately to the south of the proposed development site.
- 1.2.3 The field boundaries are a combination of mature / semi-mature hedgerows on the north, east, and western edges of the site. Along the southern boundary the boundaries are made up of modern fencing. Agricultural buildings are located in the south-west and south-east corners of the proposed development site.

1.3 Proposed Development

- 1.3.1 The proposed development plans are for a residential development consisting of 14 dwellings comprising affordable and open market homes, associated infrastructure and services, focused in the western side of the application site. The eastern part of the application site will remain undeveloped (See Figure 2). The proposed layout will include an element of landscaping in the centre of the proposed development site and include trees throughout the area. New Cornish hedges will be created to replace those removed along the western boundary (LJ Architecture, 2016).

1.3.2 The heights of the proposed buildings will range from 5.75m (Plots 2, 3 & 7) to 9.45m (Plot 7).

2. AIMS & METHODOLOGY

2.1 Aims of Works

- 2.1.1 The overall aim of the HVIA was to identify and assess the potential impact upon the setting significance of heritage features that fall within the Zone of Theoretical Visibility (ZTV) of the site of proposed development. Specific aims of the HVIA work comprised:
- Identify all designated and non designated heritage features that fall within the viewshed analysis as visible from the proposed development site, within a 5km study area from the boundary of the proposed development site;
 - Identify the setting of those heritage features that fall within the area of the viewshed analysis as visible from the proposed development site;
 - Assess whether, how and to what degree these settings make a contribution to the significance of the heritage features;
 - Assess the effect of the proposed development on the significance of the heritage features and
 - Provide recommendations for possible mitigation strategies to maximise enhancement and reduce harm upon known impacted heritage features.

2.2 Methodology of Works

- 2.2.1 This report includes relevant information contained in various statutory requirements, national, regional and local planning policies and professional good practice guidance, including:
- Ancient Monuments and Archaeological Areas Act, 1979;
 - Planning (Listed Buildings and Conservation Areas) Act, 1990 and
 - The National Planning Policy Framework (Section 12, paragraph 128), 2012
- 2.2.2 The Cornwall Council Historic Environment Record (HER) is the primary source of information concerning the current state of archaeological and architectural knowledge in this area. For reporting purposes the HER information has been re-numbered with AB numbers, which can be viewed in Appendix 1. The information contained within this database was supported by examination of data from a wide range of other sources, principally:
- The Heritage Gateway (www.heritagegateway.org.uk) for information from Historic England National Monuments Record, Pastscape and other research resources, including the Access to Archives (A2A);
 - The Historic England website professional pages, including the National Heritage List For England;
 - A site-walk over was undertaken on the 6th April 2016;
 - A visit to the Cornwall Record Office on the 31st March 2016 and
 - Additional relevant documentary and online historic sources
- 2.2.3 The objectives of the HIVA have been fulfilled by undertaking the following works:

- Order and review of the Cornwall Council Historic Environment Record Data (HER) covering the site and up to a maximum 5km buffer area surrounding the proposed development boundary. The size of the buffer area has been approved by the Cornwall Council Archaeologist;
- Confirmation of statutory designations;
- A site walkover and visit to key heritage features within the study area that fall within the area of the viewshed analysis as visible from the proposed development site,
- Progression of a photographic survey to assess views from key features looking toward the development site;
- Assessment of the results of the Viewshed Analysis and field verification of the ZTV (provided by the client);
- An assessment of the significance and setting of all heritage features that fall within the area of the viewshed analysis as visible from the proposed development site;
- An impact assessment for key heritage features and development of a mitigation strategy, where required and
- Production of a fully illustrated report and OASIS entry.

2.2.4 The HVIA has been carried out in line with guidelines set out by Scottish Natural Heritage in Visual Representation of Wind Farms Version 2.1 (December 2014) and in accordance with Historic England guidelines on The Setting of Heritage Assets (March 2015).

Photography

2.2.5 The photographic survey has been carried out in a digital format using a DSLR Nikon D3300 24.2 Megapixel, 18-55mm lens camera, with tripod. This followed guidelines set out by Scottish Natural Heritage in Visual Representation of Wind Farms Version 2.1 (December 2014) & Historic England in Digital Image Capture & Storage Guidelines for Best Practice (July 2015).

2.3 Consultation

2.3.1 During consultation undertaken between Kerry Kerr-Peterson (Assistant Heritage Consultant, AB Heritage) and Phil Copleston (Cornwall Council Senior Archaeologist) via telephone and email on 14th March 2016, a 5km study area including all designated and non designated heritage features was agreed for the scope of the report.

2.3.2 Phil Copleston advised during the telephone conversation that the report should assess those heritage features contained within the ZTV, and that this should include consideration of below ground heritage features where appropriate (See Appendix 2 of the accompanying Historic Environment Desk Based Assessment).

2.4 Assessment of the Cultural Heritage Resource

2.4.1 This assessment contains a record of the known cultural heritage resource of an area.

2.4.2 There is currently no standard adopted statutory or government guidance for assessing the importance of an archaeological feature and this is instead judged upon factors such as

statutory and non-statutory designations, architectural, archaeological or historical significance, and the contribution to local research agendas. Considering these criteria each identified feature can be assigned to a level of importance in accordance with a five point scale (Table 1, below).

Table 1: Assessing the Importance of a Cultural Heritage Site

SCALE OF SITE IMPORTANCE	
NATIONAL	The highest status of site, e.g. Scheduled Monuments (or undesignated assets of schedulable quality and importance). Grade I and Grade II* Listed Buildings. Other listed buildings that can be shown to have exceptional qualities in their fabric or historical associations not adequately reflected in the listing grade. Conservation Areas containing very important buildings. Undesignated structures of clear national importance. Extremely well preserved historic landscape, whether inscribed or not, with exceptional coherence, time depth, or other critical factor(s).
REGIONAL	Grade II Listed Buildings or other designated or undesignated archaeological sites (in addition to those listed above), or assets of a reasonably defined extent and significance, or reasonable evidence of occupation / settlement, ritual, industrial activity etc. Examples may include areas containing buildings that contribute significantly to its historic character, burial sites, deserted medieval villages, Roman roads and dense scatter of finds.
LOCAL	Evidence of human activity more limited in historic value than the examples above, or compromised by poor preservation and/or survival of context associations, though which still have the potential to contribute to local research objectives. Examples include sites such as 'locally designated' buildings or undesignated structures / buildings of limited historic merit, out-of-situ archaeological findspots / ephemeral archaeological evidence and historic field systems and boundaries etc.
NEGLIGIBLE	Assets with very little or no surviving archaeological interest. Examples include destroyed antiquities, structures of almost no architectural / historic merit, buildings of an intrusive character or relatively modern / common landscape features such as quarries, drains and ponds etc.
UNKNOWN	Insufficient information exists to assess the importance of a feature (e.g. unidentified features on aerial photographs).

- 2.4.3 The importance of already identified cultural heritage resources is determined by reference to existing designations. Where classification of a receptor's value covered a range of the above possibilities or for previously unidentified features where no designation has been assigned, the value of the receptor was based on professional knowledge and judgement.
- 2.4.4 For some types of finds or remains there is no consistent value and the importance may vary, for example Grade II Listed Buildings and Conservation Areas. For this reason, adjustments are occasionally made, where appropriate, based on professional judgement.

2.5 Assessment of Setting Impact

- 2.5.1 Settings impacts are defined by in the NPPF (p56, Annex 2) as follows.

'Setting of a heritage asset: The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve.

Elements of a setting may make a positive or negative contribution to the significance of the asset, may affect the ability to appreciate that significance or may be neutral.’

2.5.2 The Settings Assessment of key heritage features within the ZTV has been carried out in line with the five step process outlined in the Historic England Historic Environment Good Practice Advice in Planning: Note 3 - The Setting of Heritage Assets (Historic England, 2015). This approach is defined as:

- **Step 1** - Identify which heritage assets and their settings are affected;
- **Step 2** - Assess whether, how and to what degree these settings make a contribution to the significance of the heritage asset(s);
- **Step 3** - Assess the effects of the proposed development, whether beneficial or harmful, on that significance;
- **Step 4** - Explore the way to maximise enhancement and avoid or minimise harm;
- **Step 5** - Make and document the decision and monitor outcomes.

2.5.3 Steps 1 – 3 have been fully undertaken within the scope of this report, and outline recommendations made proposing a potential strategy for minimising harm (Step 4), where applicable. Step 5 would be undertaken based on the decision making process of the local planning authority and any mitigation strategy implemented.

Step 1 - Identify which heritage assets and their settings are affected

2.5.4 Step 1 comprised a desktop review to confirm which heritage assets fall within the Zone of Theoretical Visibility (ZTV). The details of this work, which can be found in Appendix 1, allowed for a broad-brush establishment of those features that could potentially be subject to visual impact. These features were taken forward to Step 2 for further assessment.

Step 2 - Assess whether, how and to what degree these settings make a contribution to the significance of the heritage asset(s)

2.5.5 Step 2 assessed the susceptibility of each receptor to be subject to potential setting impacts. This was achieved by considering the perceived importance of a receptors setting in regards to its original placement, subsequent use or perception. A professional judgement was also factored in to this assessment that considered the receptors distance from the proposed development site, along with factors that have comprised / supported the overall setting of a feature in the surrounding area.

2.5.6 Table 2 is a simplified guide that sets out how the importance of setting is assessed. As stated above it is based on professional judgement and takes into account a number of issues.

2.5.7 Each feature selected for detailed on-site assessment is set out in full in Section 4, but the table below is a useful and simple guide in the first instance. All features that fell within the ZTV were reviewed and the importance of setting in relation to their significance is set out in Appendix 1.

2.5.8 See Appendix 1 for importance of the setting of all heritage features within the ZTV

Table 2: Table for Assessing Importance of Setting

VERY HIGH	Archaeological remains or historic building where setting is <i>the</i> primary reason for original placement, subsequent usage or perception.
HIGH	Archaeological remains or historic building where setting is a large factor in original placement, subsequent usage or perception.
MEDIUM	Archaeological remains or historic building where it is considered that setting is one of several considerations in original placement, subsequent usage or perception.
LOW	Archaeological remains or historic building where it is thought setting is less important in original placement, subsequent usage or perception than other considerations (e.g. fertility of land or proximity to transport).
NEGLIGIBLE	Archaeological remains or historic building where there is little or no consideration of setting in original placement, subsequent usage or perception.

- 2.5.9 Those heritage features with a Medium or greater susceptibility to setting impact were considered for full site assessment (See Table 6). However, as mentioned above, this considered others factors such as the distance and the intervisibility with the proposed development site.
- 2.5.10 The example table below (Table 3) shows how each asset was assessed on site to help define how setting played a contribution to the significance of each asset. The completed tables for each asset listed above are included in Appendix 2.

Table 3: Example of key attribute assessment table

THE ASSET'S PHYSICAL SURROUNDINGS	
Topography	
Surrounding Landscape	
Land Use	
Trees, Vegetation	
Openness, enclosure and boundaries	
Degree of change over time	
EXPERIENCE OF THE ASSET	
Surrounding landscape character	
Views from, towards, through and across the asset	
Visual dominance or prominence	
Noise, vibration or other intrusion	
Accessibility	
Degree of interpretation /promotion to the public	

Associative relationships between heritage assets

- 2.5.11 Pertinent details of each of the sites examined in the field are summarised below in Section 4 with an overall conclusion as to the degree that setting plays in relation to a sites significance assessed using a high, medium or low scale.

2.6 Impact Assessment Criteria

Step 3 - Assess the effects of the proposed development, whether beneficial or harmful, on that significance

- 2.6.1 The magnitude of impact upon the archaeological and heritage resource, which can be considered in terms of direct and indirect impacts, is determined by identifying the level of effect from the proposed development upon the baseline conditions of the site and the cultural heritage resource identified. The criteria for assessing the magnitude of impact are set out in Table 4 (below).
- 2.6.2 In certain cases it is not possible to confirm the magnitude of impact upon a cultural heritage resource, especially where anticipated buried deposits exist. Where possible a professional judgement as to the scale of such impacts is applied to enable the likely 'Significance of Effects' to be established; however, a magnitude level of 'uncertain' is included for situations where it is simply not appropriate to make such a judgement at this stage of works.

Table 4: Criteria for Determining Magnitude of Impact

IMPACT LEVEL	DEFINITION
HIGH	Major impacts fundamentally changing the baseline condition of the receptor, leading to total or considerable alteration of character or setting – e.g. complete or almost complete destruction of the archaeological resource; dramatic visual intrusion into a historic landscape element; adverse change in the setting or visual amenity of the feature/site; significant increase in noise; extensive changes to use or access.
MEDIUM	Impacts changing the baseline condition of the receptor materially but not entirely, leading to partial alteration of character or setting – e.g. a large proportion of the archaeological resource damaged or destroyed; intrusive visual intrusion into key aspects of the historic landscape; or use of site that would result in detrimental changes to historic landscape character.
LOW	Detectable impacts which alter the baseline condition of the receptor to a small degree – e.g. a small proportion of the surviving archaeological resource is damaged or destroyed; minor severance, change to the setting or structure or increase in noise; and limited encroachment into character of a historic landscape.
NEGLIGIBLE	Barely distinguishable adverse change from baseline conditions, where there would be very little appreciable effect on a known site, possibly because of distance from the development, method of construction or landscape or ecological planting, that are thought to have no long term effect on the historic value of a resource.
UNCERTAIN	Extent / nature of the resource is unknown and the magnitude of change cannot be ascertained.

- 2.6.3 The overall Significance of Effects from the proposed development upon the Cultural Heritage Resource is determined by correlating the magnitude of Impact against value of the Cultural

Heritage resource. Table 5 highlights the criteria for assessing the overall Significance of Effects. Where effects are moderate or above these are classified as significant.

Table 5: Significance of Effects

IMPORTANCE	MAGNITUDE			
	HIGH	MED	LOW	NEG
NATIONAL	Severe	Major	Mod	Minor
REGIONAL	Major	Mod	Minor	Not Sig.
LOCAL	Mod	Minor	Minor	Not Sig.
NEGLIGIBLE	Minor	Not Sig.	Not Sig.	Nt.

Not Sig. = Not Significant; Nt. = Neutral; Mod = Moderate; Ext. = Extensive

Step 4 - Explore the way to maximise enhancement and avoid or minimise harm

- 2.6.4 Based on the above table any features where it was shown to have a moderate or above significance of effect (i.e. classified as a significant effect) were concluded to require consideration of the need for a mitigation strategy.

2.7 Limitations

- 2.7.1 It should be noted that the report has been prepared under the express instruction and solely for the use of Mr Simon Clark c/o LJ Architecture, and any associated parties they elect to share this information with. Measurements and distances referred to in the report should be taken as approximations only and should not be used for detailed design purposes.
- 2.7.2 All the work carried out in this report is based upon the professional knowledge and understanding of AB Heritage on current (April 2016) and relevant United Kingdom standards and codes, technology and legislation. Changes in these areas may occur in the future and cause changes to the conclusions, advice, recommendations or design given. AB Heritage does not accept responsibility for advising the client's or associated parties of the facts or implications of any such changes in the future.
- 2.7.3 This report has been prepared utilising factual information obtained from third party sources. AB Heritage takes no responsibility for the accuracy of such information. It should also be noted that this report represents an early stage of a phased approach to assessing the archaeological and cultural heritage resource of the application site to allow the development of an appropriate mitigation strategy, should this be required. It does not comprise mitigation of impacts in itself.
- 2.7.4 The setting of all heritage features included within the settings assessment were viewed from publicly assessable land only, unless access was possible to obtain.

3. PLANNING & LEGISLATIVE FRAMEWORK

3.1 Introduction

3.1.1 A detailed section on all relevant planning policies relating to the Historic Environment can be found in the accompanying HEDBA. This report includes relevant information contained in various statutory requirements, national, regional and local planning policies and professional good practice guidance, including:

- Ancient Monuments and Archaeological Areas Act, 1979
- Planning (Listed Buildings and Conservation Areas) Act, 1990
- The National Planning Policy Framework (Section 12, paragraph 128), 2012

3.2 National Planning Policy

3.2.1 One of the over-arching aims of the NPPF is to 'Conserve heritage assets in a manner appropriate to their significance, so that they can be enjoyed for their contribution to the quality of life of this and future generations'. To achieve this, local planning authorities can request that the applicant describe "the significance of any heritage assets affected, including any contribution made by their setting". The level of detail required in the assessment should be "proportionate to the assets' importance and no more than is sufficient to understand the potential impact of the proposal on their significance".

3.3 Cornwall Local Plan: Strategic Policies 2010 – 2030 Regional Planning Policy Local Planning Policy

Policy 24 - Historic Environment

- 3.3.1 'Development proposals will need to sustain Cornwall's local distinctiveness and character and protect and enhance Cornwall's historic environment and assets according to their international, national and local significance through the following measures:
- a) 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.
 - b) Protect, enhance and promote the outstanding universal value of the World Heritage Site and its setting; supporting the adopted management plan.

Assessment and mitigation:

- 3.3.2 Development and management proposals should be informed by proportionate historic environment assessments and evaluations. In exceptional circumstances where the balance of a decision in favour of development results in the harm of a heritage asset, the council will require appropriate and proportionate mitigation by using planning conditions, management agreements and obligations.'

3.4 North Cornwall Local Plan – Saved Policies

ENV13 - Conservation Areas

- 3.4.1 Development proposals within, or outside but affecting, a conservation area will only be permitted where:
- a) they respect the areas special architectural and historic interest and the siting, scale, form, proportions, colour and materials of any new or altered buildings or advertisements are in keeping with the character or appearance of the area; and
 - b) they do not result in the loss of open spaces, including garden areas, which by their openness, make a valuable contribution to the character or appearance of the area, or allow important views into or out of the conservation area and
 - c) they do not create additional traffic, noise or other nuisance that would adversely affect the character or appearance of the area.

ENV14 - Archaeology & Historic Resources

- 3.4.2 Development proposals affecting nationally important archaeological remains, whether scheduled or not, and their settings, will not be permitted unless:
- a) there will be no significant damage to, or adverse effect on, a site or its setting; and
 - b) the development can be controlled through the use of conditions or planning obligations to ensure the remains are preserved in-situ.
- 3.4.3 Development proposals which adversely affect locally important archaeological sites or remains identified as a result of a prior archaeological investigation will only be permitted where:
- a) physical preservation in-situ is not feasible in conjunction with the proposed development and the importance of the development clearly outweighs the case for preservation of the remains; and
 - b) satisfactory arrangements are made for the investigation and recording of the remains before or during development.
- 3.4.4 In Areas of Great Historic Value, Historic Settlements and all other locations where there is evidence to suggest that significant remains may exist on the site of a proposed development the extent and importance of which are unknown, applicants will be requested to carry out an archaeological evaluation of the proposal before the planning application is determined. The Areas of Great Historic Value and Historic Settlements are defined on the Proposals Map.

ENV15 - The Archaeological Landscape

- 3.4.5 Development proposals will not be permitted where they would adversely affect the character, appearance or setting of Areas of Great Historic Value, Historic Parks and Gardens and Historic Battlefields.

4. HERITAGE VISUAL & SETTINGS ASSESSMENT

4.1.1 As part of this assessment the methodology for assessing the settings impact was undertaken in line with Sections 2. The various steps set out to undertake such an assessment are detailed below.

4.2 Step 1 & 2

4.2.1 Following the scoping down of the heritage resource to those sites within the ZTV and then the further analysis of which of these features had settings which played a medium or greater part in the features significance, it was established that there were a total of seventeen heritage assets **[AB 1, 7, 22, 29, 41, 51, 58, 78, 89, 99, 114, 141, 167, 171, 172, 179 & 180]** that would benefit from on-site assessment. Table 6 contains a list of these features.

Table 6: Heritage assets selected for detailed on-site settings assessment

AB No.	Description	Status	Distance & Direction from site
AB 1	A possible Bronze Age round barrow at Becoven.		c. 1.5km to the NW
AB 7	An Iron Age or Roman enclosure/round at Higher Treworder.		c. 2.9km to the SW
AB 22	Pencarrow Rings hillfort.	SAM	c. 3.4km to the S
AB 29	A possible round barrow at Trevilder.		c. 1.6km to the SW
AB 41	Killbury Hillfort.	SAM	c. 2.2km to the W
AB 51 & AB 172	Parish church of St Helena (Grade II*), including coffinrest and gateway (Grade II) & Methodist chapel at Helland	Grade II* & Grade II	c. 3.9km to the SE & c. 3.7km to the SE
AB 58	Medieval Wayside Cross, north-east of Trewethern.	SAM	c. 4.4km to the NW
AB 78	Church of St Mebena (Grade I), including churchyard cross (SAM & Grade II), and 10 (Grade II) headstones.	SAM, Grade I & II	c. 100m to the SW
AB 89	The settlement medieval of Treveglos and the holy well of St Paul.		c. 300m to the NE
AB 99	Trescowe Farmhouse including garden wall and railings to front.	Grade II LB	c. 2km to the SE
AB114	Pencarrow House, Garden & associated buildings.	Grade II*, Grade II* P&G & Grade II	c. 1.9km to the S
AB 141	Wesleyan chapel, St Mabyn.		c. 20m to the S
AB 167	Methodist chapel on St Kew Highway.		c. 2.1km to the NW
AB 171	Tredinnick Farmhouse.	Grade II LB	c. 500m to the SE

AB No.	Description	Status	Distance & Direction from site
AB 179	Chapel Amble Conservation Area	CA	c. 4.8km to the NW
AB 180	St Kew Conservation Area	CA	c. 2.2km to the N

- 4.2.2 Following the above scoping exercise the real world contribution that setting plays to the importance of selected features was established on site. This involved site visits and detailed examination of the individual assets, which was undertaken by Kerry Kerr-Peterson (Assistant Heritage Consultant, AB Heritage) and Joe Critchley (Archaeological Technician, AB Heritage) on the 6th April 2016.

Key Attributes of a possible Bronze Age round barrow at Becoven [AB 1]

- 4.2.3 The site of a possible barrow [AB 1] is located c. 1.5km to the north-west of the proposed development site. It was not possible to access the specific location of the possible barrow, due to it being on private land, but a point in close proximity from a publicly accessible position was used.
- 4.2.4 The possible barrow is located on the edge of a south facing slope of the valley of the River Allan, amongst a series of irregular shaped agricultural fields. The possible barrow is not appreciable at ground level as the former mound that once represented the barrow is no longer extant.
- 4.2.5 Should this feature actually be confirmed to be a prehistoric barrow, then the setting of the feature on the crest of the valley of the River Allen has a degree of contribution towards the significance of the barrow as a heritage feature. However, due to subsequent changes and its current perception, the significance of the barrow is now considered to relate mostly to the evidential and illustrative historic values of the heritage feature, and setting is believed to play a low part in the overall significance of this site.
- 4.2.6 It should be noted that due to distance and intervening tree cover the site was not intervisible with the proposed development site (Photo 1).

Key Attributes of an Iron Age or Roman enclosure/round at Higher Treworder [AB 7]

- 4.2.7 An Iron Age or Roman enclosure/round is located at Higher Treworder [AB 7], c. 2.9km to the south-west of the proposed development site. It was not possible to access the location of the enclosure/round due to it being on private land and the location was viewed from publicly accessible positions.
- 4.2.8 The enclosure/round is located on the edge of a south facing slope of the valley of the River Allan, with the entrance located on the downhill slope, amongst a series of irregular shaped agricultural fields. The enclosure/round is no longer appreciable at ground level and any former earthworks associated with the feature are no longer extant. The position of the enclosure/round on a slope with the entrance facing downhill is consistent with the location of other known rounds in the Duchy (Flying Through Cornwall's Past, 2016). The setting of the enclosure/round has undergone a degree of change over time with the removal of the earthworks associated with the site and a number of others like it within the surrounding area, as well as the enclosure of surrounding prehistoric agricultural landscape.

- 4.2.9 Overall, setting is considered to make a contribution towards the significance of the enclosure/round as a heritage feature, however, only to a low degree. Due to a range of factors the current significance of the enclosure/round is considered to mostly relate to the evidential and illustrative historic values of the heritage feature.
- 4.2.10 It should also be noted that the site visit confirmed, due to the distance from the proposed development site and the position of trees and buildings within the landscape to the west of the site, intervisibility with the heritage asset is likely to be limited or completely obscured (Photo 1)



Photo 1: View from road c. 140m to the south-west of the poss. Barrow [AB 1] and c. 350m to the west of enclosure/round [AB 7], towards the proposed development site which is not visible.

Key Attributes of Pencarrow Rings Hillfort [AB 22]

- 4.2.11 The Scheduled Ancient Monument of Pencarrow Rings hillfort [AB 22] is located c. 3.4km to the south of the proposed development site and now forms a part of the grounds associated with Pencarrow House & Garden [AB 114]. The hillfort is surrounded by dense woodland, which forms part of the setting of Pencarrow House [AB 114], and is intersected by the main entrance drive that leads to the house & garden complex [AB 114]. The site visit identified that the woodland surrounding the hillfort mostly obscures the views to and from the location of the development site, although there is very limited possible intervisibility between the trees; however, such limited views would be removed altogether once the trees have leaf cover (Photo 2).
- 4.2.12 While the setting of the hillfort has undergone substantial change over time, including enclosure of the surrounding landscape, planting of woodland, and the transecting of the site by drive that leads to Pencarrow House [AB 114], setting is still considered to make some contribution towards the significance of the hillfort, albeit it the significance now mostly relates to the evidential and illustrative historic values of the heritage feature and setting itself only plays a low part of the hillforts significance.



Photo 2: View from the east side of Pencarrow Rings Hillfort [AB 22] St Mabyn village is visible in the middle distance.

Key Attributes of a possible round barrow at Trevilder [AB 29]

- 4.2.13 A possible barrow is located at Trevilder [AB 29], c. 1.6km to the south-west of the proposed development site. It was not possible to access the specific location, as it is located on private land; however, it was possible to undertake the work from a point in very close proximity to the site from a publicly accessible position. The site itself is situated on the crest of a north facing slope of the valley of the River Allen, on an irregular shaped agricultural field surrounded by a patchwork of other similar fields.
- 4.2.14 The precise form of this feature remains unknown and its setting has undergone a degree of change, with the almost complete removal of the earthwork mound associated with the barrow and the enclosure of the surrounding prehistoric agricultural landscape during the medieval period. However, should this feature be confirmed as a prehistoric barrow, then the setting of the feature on the crest of the valley of the River Allen has a degree of contribution towards the significance of the barrow as a heritage feature. Overall, however, due to significant change in form and existing perception, setting is believed to play a low part in relation to the assets significance with evidential and illustrative historic values of more relevance to significance.
- 4.2.15 It should be noted that the site visit confirmed that any intervisibility is completely obscured by the village of St Mabyn on the south side of the proposed development site, along with intervening trees in the vicinity (Photo 3).



Photo 3: View from road c. 120m to the north of poss. barrow [AB 29]. The tower of St Mabena Church [AB 1] is visible in the centre-right distance.

Key Attributes of Killbury Hillfort [AB 41]

- 4.2.16 The Scheduled Ancient Monument of Killbury hillfort [AB 41] is located c. 2.2km to the west of the proposed development site. It is located within a landscape of irregular shaped fields. It is positioned on the top of a ridge between the valleys of the River Allen to the south and the River Amble to the north. A farm complex has been constructed within the south-west corner of the site. The site has limited visual prominence within the landscape, with the remaining ramparts barely distinguishable and obscured by adjacent hedge lines from the north and south. The intervisibility with the proposed development site is limited to the south-west corner of the hillfort (Photo 4).
- 4.2.17 The setting of the site has changed over time with the removal of the south-west corner of the site by the farm complex and the removal of many of the associated contemporary features within the surrounding landscape, as well as the enclosure of the surrounding prehistoric agricultural landscape. The setting of the hillfort on the crest of the ridge is considered to make a contribution towards the significance of the site as a heritage feature. Overall the setting is thought to make a low contribution towards the significance of the site, with the evidential and illustrative historic values considered to be more important in relation to the significance of the site.



Photo 4: View from the SE corner of Killbury Hillfort [AB 41] towards St Mabyn. The proposed development site is visible on the centre horizon, to the left of the electricity pylon.

Key Attributes of Parish church of St Helena, including coffinrest and gateway [AB 51] & Methodist chapel at Helland [AB 172]

- 4.2.18 The Grade II* listed parish church of St Helena [AB 51] is located on the western side of the village of Helland, c. 3.9km to the south-east of the proposed development site. The position of the church may be the location of an early medieval cemetery (an laan). The church has a churchyard on the western side and is enclosed by trees and buildings on all sides, limiting the visual prominence of the building. The Grade II listed Methodist chapel [AB 172] is located c. 3.7km to the south-east of the proposed development site, in an isolated position on the northern edge of the village.
- 4.2.19 The setting of the church [AB 51] and chapel [AB 172] have changed to a minimal degree over time with the small scale development of the village. The position of the church [AB 51] on the site of a possible early medieval cemetery and within the centre of the village is considered to make a contribution to the significance of the church [AB 51] as a heritage feature. The isolated position of the chapel [AB 172] is believed to make a contribution towards the significance of the building as a heritage asset. The setting of the church [AB 51] and the chapel [AB 172] is thought to have a low contribution towards the significance of the buildings and the evidential, aesthetic and illustrative historical values of the building are thought to be more relevant to the significance of the heritage features.
- 4.2.20 It should also be noted that there is no intervisibility between the proposed development site and either the church [AB 51] or the chapel [AB 172], due to the position of intervening trees, vegetation and buildings (Photo 5).



Photo 5: View from St Helena churchyard towards St Mabyn which is not visible

Key Attributes of Medieval Wayside Cross, north-east of Trewethern [AB 58]

- 4.2.21 The Scheduled Ancient Monument of a medieval wayside cross [AB 58] is located c. 500m to the north-east of Trewethern and c. 4.4km to the north-west of the proposed development site. Although the cross has been moved, it is thought to be close to its original position, on an exposed crossroads on a ridge c. 200m to the north-west of the River Amble. The views towards St Mabyn are obscured from the cross by the adjacent hedge line. Should the height of the hedge line be reduced, the tower of the church of St Mebena [AB 1] is the only distinguishable part of the village visible on the horizon to the south (Photo 6).
- 4.2.22 The wider setting of the cross is likely to have changed to a degree over time, with the movement and reinstatement of the cross. Overall, however, setting is considered to make a medium level of contribution towards the significance of the cross as a heritage feature, given its function as a wayside marker, with the evidential, aesthetic and illustrative historical values having an equal contribution towards its significance.



Photo 6: View from the cross [AB 58] towards St Mabyn. The tower of the church of St Mebena [AB 78] is visible on the centre horizon

Key Attributes of Church of St Mebena, including churchyard cross, and 10 headstones [AB 78]

- 4.2.23 The Grade I listed church of St Mebena [AB 78] is located c. 100m to the south-west of the proposed development site. The churchyard contains a Scheduled Ancient Monument of a cross in the south-east corner and ten Grade II listed headstones. The majority of the listed headstones are situated on the northern side of the church. The site is situated within the south-east part of the village of St Mabyn.
- 4.2.24 The church tower forms a prominent visual element within the surrounding landscape and is visible over a wide area, including the majority of the village and the entirety of the proposed development site, as is the roof of the nave. Although, a small portion of the northern part of the churchyard (including four of the above mentioned Grade II listed headstones) is only visible from the north-east part of the proposed development site (Photo 7).
- 4.2.25 The setting of the church and its associated features has undergone a degree of change over time, with the development of the village over time. Regardless of this, the location of the church as a visual focal point within the village is thought to make a contribution towards the significance of the church as a heritage feature. When judged against factors such as the historic, archaeological, evidential and aesthetic values of the structure, it is concluded that setting plays a medium part in the determined significance of this heritage asset.



Photo 7: View of the church of St Mebena [AB 78] from the north-east corner of the proposed development site.

Key Attributes of the medieval settlement of Treveglos and the holy well of St Paul [AB 89]

- 4.2.26 The medieval settlement of Treveglos and the holy well of St Paul [AB 89] are located c. 300m to the north-east of the proposed development site. The settlement of Treveglos is a working farm complex, consisting of a mixture of traditional and modern farm buildings facing inwards towards an enclosed farmyard. The farmstead is surrounded by agricultural farmland.
- 4.2.27 The site of a holy well is situated in an isolated position on a ridge of high ground c. 200m to the north-east of the Treveglos farm complex [AB 89]. It was not possible to access the specific site of the holy well as it is on private land but a point in close proximity from a publicly accessible position was used.

- 4.2.28 The setting of both the farmstead settlement and holy well have undergone a degree of change over time. The farmstead has been modernised with new buildings and the surrounding open medieval strip fields have been enclosed, while there is no longer any surviving remnants of the holy well at ground level. However, despite changes in the features and the surrounding landscape itself, setting of both is considered to make a contribution towards the significance of these heritage assets. In relation to the farmstead this is thought to be medium, though for the holy well setting is believed to make a low contribution, with evidential and illustrative historic values thought to be more relevant to the significance of this feature.
- 4.2.29 It should however be noted that the site visit demonstrated that there is no intervisibility with the farmstead or the site of the holy well from the proposed development site due to the position of the intervening vegetation and buildings along the northern hedge line of the proposed development site (Photo 8).



Photo 8: View from the proposed development site towards Treveglos & holy well [AB 89] that are not visible

Key Attributes of Trescowe Farmhouse & garden wall and railings to front [AB 99]

- 4.2.30 The Grade II listed Trescowe Farmhouse, garden wall & front railings [AB 99] is located c. 2km to the south-east of the proposed development site. The farmhouse is located situated in the south-east corner of a farmyard complex, containing both traditional and modern farm buildings. The farm complex is surrounded by a patchwork of irregular agricultural shaped fields with farm tracks leading off into the surrounding fields. The associated Grade II listed garden wall and railings are located on the western and southern sides of the farmhouse respectively and are obscured by the surrounding buildings and vegetation.
- 4.2.31 The setting of the farmhouse has undergone to a degree of change over time, with the addition of modern buildings to the farmyard and the enclosure of the surrounding farmland. The farmhouse's setting is considered to make a contribution towards the significance of the farmhouse as a heritage asset. Overall the level of contribution is thought to be medium, with the aesthetic and historic values of the building having more relevance towards the significance of the building as a heritage feature.

- 4.2.32 However, the site visit identified that the farmhouse has no intervisibility with the proposed development site, due to the position intervening vegetation along the surrounding hedge lines and further afield (Photo 9).



Photo 9: View from Trescowe Farmhouse [AB 99] towards St Mabyn. The proposed development site is not visible.

Key Attributes of Pencarrow House, Garden & associated buildings [AB 114]

- 4.2.33 The Grade II* listed Pencarrow House and Grade II listed associated buildings are located with a Grade II* Park & Garden [AB 114] that are situated c. 1.9km to the south of the proposed development site. Pencarrow House and associated buildings are enclosed by trees to the north, east and west. The house has picturesque views from the south, designed to incorporate the tower of the church of St Mebena [AB 78] as a backdrop for the house, framed by strategic planting (NHLE, 2016). The landscape garden at Pencarrow is surrounded by woodland plantations amongst an agricultural landscape. The site visit identified that the village of St Mabyn is visible from part of the southern end of the landscape garden, although the distance from the proposed development site and the position of intervening vegetations within the surrounding landscape obscures the position of the proposed development site (Photo 10).
- 4.2.34 The setting of the house and garden has changed to a degree over time, with the removal of an earlier avenue and deer park and the development of the landscape garden from the 1830s onward, the addition of buildings and further woodland (NHLE, 2016). The setting of the house and landscape garden is considered to make a contribution towards the significance of these heritage assets. Overall the level of contribution made by setting is thought to be high.



Photo 10: View of the village of St Mabyn from the grounds to the south of Pencarrow House [AB 114] (Google, 2016)

Key Attributes of Wesleyan chapel, St Mabyn [AB 141]

- 4.2.35 A former Wesleyan chapel [AB 141] is located c. 20m to the south-east of the proposed development site. The chapel is located on the eastern edge of the village and is surrounded by agricultural fields, apart from a cottage and modern residential development to the west. The site visit identified that the chapel faces out to the south and it is visible from the entirety of the proposed development site (Photo 11).
- 4.2.36 The setting of the chapel has undergone a degree of change over time, with the development of the village incorporating the chapel. The chapel has also been converted into a dwelling.
- 4.2.37 The setting of the former chapel is considered to make a contribution towards the significance of the heritage asset. As the setting has been amended over time, the overall level of contribution made by the setting is thought to be low, with the evidential, aesthetic and illustrative historic values are considered to make up the majority of the significance of the building.



Photo 11: View across the proposed development site towards the former chapel [AB 141], the roof is visible on the centre-right horizon

Key Attributes of Tredinnick Farmhouse [AB 171]

- 4.2.38 The Grade II listed Tredinnick Farmhouse [AB 171] is located c. 500m to the south-east of the proposed development site. The farmhouse faces down a short drive to the south with a former farmyard to the north, consisting of converted farm buildings. Beyond the farmyard, the house is surrounded by a patchwork of irregular shaped fields. The site visit identified that any intervisibility with the proposed development site is obscured by the position of the hedge lines adjacent to the house and the intervening building on the southern side of the village of St Mabyn (Photo 12).
- 4.2.39 The setting of the farmstead has undergone a degree of change over time with the conversion of the associated farm buildings. The setting of the farmhouse is considered to make a contribution towards its significance as a heritage asset. Overall, the level of contribution made by the setting is considered to be medium, with the majority of the significance of the farmhouse based on the evidential, aesthetic and illustrative historic values of the building.



Photo 12: View from the road adjacent to Tredinnick Farmhouse [AB 171] towards the proposed development site that is not visible

Key Attributes of Methodist Chapel, St Kew Highway [AB 167]

- 4.2.40 A Methodist chapel [AB 167] is located adjacent to St Kew Highway (A39), c. 2.1km to the north-west of the proposed development site. The chapel building was derelict at the time of writing and is located within a terrace below the level of the adjacent road and a number of modern buildings are located to the north. The site visit revealed that there is no intervisibility with the proposed development site due to the reduced position of the building, the distance from the proposed development site and the position of the solar farm (Photo 13).
- 4.2.41 The setting of the chapel has undergone a degree of change over time with the use of the building no longer serving its original function and the increase in traffic along the main A39 road. The former isolated position of the building has been removed by the modern buildings to the north and the position of the solar farm installed on the southern side of the A39, directly opposite the chapel.
- 4.2.42 The setting of the building is considered to make a contribution towards the significance of the chapel as a heritage asset. Given the amendments to the original setting of the chapel, the

overall level of contribution made by the setting is considered to be low, with the significance relating mostly to the evidential, aesthetic and illustrative historical values of the building.



Photo 13: View from the Methodist Chapel towards the proposed development site which is not visible

Key Attributes of Chapel Amble Conservation Area [AB 179]

- 4.2.43 The Chapel Amble Conservation Area [AB 179] is located c. 4.8km to the north-west of the proposed development site. The Conservation Area [AB 179] covers the historic core of the village of Chapel Amble, only the south-eastern part of which is located within the ZTV. The Conservation Area [AB 179] is surrounded by irregular shaped agricultural field and sparse farmstead settlements. The site visit identified that there is no intervisibility with the proposed development site due to the position of intervening vegetation and buildings (Photo 14).
- 4.2.44 The setting of the Conservation Area [AB 179] is likely to have changed to a degree over time with the development of the village. The setting is considered to make a contribution towards the significance of the Conservation Area [AB 179] as a heritage asset. Overall the level of contribution made by setting is thought to be low, with the significance believed to be based mostly evidential, aesthetic and illustrative historical values of the Conservation Area [AB 179] and the building within it.



Photo 14: View from Chapel Amble Conservation Area [AB 179] towards the proposed development site that is not visible

Key Attributes of St Kew Conservation Area [AB 180]

- 4.2.45 The St Kew Conservation Area **[AB 180]** is located c. 2.2km to the north of the proposed development site. Only central part of the northern section of the St Kew Conservation Area **[AB 180]** is located within the ZTV. The Conservation Area is focused on the historic core of the village. The site visit identified that there is only limited visibility of the village of St Mabyn, of which the proposed development site was not apparent.
- 4.2.46 The setting of the Conservation Area **[AB 180]** is likely to have changed to a degree over time with the development of the village. It is considered to make a contribution towards the significance of the Conservation Area **[AB 180]** as a heritage asset. The overall level of significance of setting is believed to be low, with the significance thought to relate mostly to the evidential, aesthetic and illustrative historical value to the historic village and the buildings within it.



Photo 15: View from St Kew Conservation Area [AB 180] towards the proposed development site that is not visible

Summary

4.2.47 Following the above review it was established that the following six heritage assets are features where setting plays either a medium or above factor in the significance of the site:

- **AB 58** - Medieval Wayside Cross, north-east of Trewethern (SAM)
- **AB 78** - Church of St Mebena and associated features (SAM, Grade I & II)
- **AB 89** - The medieval settlement of Treveglos & holy well
- **AB 99** - Trescowe Farmhouse (Grade II)
- **AB 114** - Pencarrow House, Garden & associated buildings (Grade II*, Grade II* P&G & Grade II)
- **AB 171** - Tredinnick Farmhouse (Grade II)

5. HERITAGE IMPACT ASSESSMENT & RECOMENDATIONS

5.1 Step 3 - Assess the effects of the proposed development, whether beneficial or harmful, on that significance

- 5.1.1 The assessment of the heritage features within the ZTV identified that there are six sites where setting plays an important part of the sites significance, and there is a potential for impact on this setting. The following is a detailed settings impact on these six features.

Medieval Wayside Cross, north-east of Trewethern [AB 58] (SAM)

- 5.1.2 It was identified during the site visit that the intervisibility between the Medieval Cross and the site are obscured by the adjacent hedge line. However, even where this hedge to be removed at some point in the future, the site would not be prominent in anyway due to the distance between the two.

- 5.1.3 Overall the magnitude of impact upon this nationally important heritage feature is therefore considered to be negligible, with no likely significant harmful effects.

Church of St Mebena and associated features [AB 78] (SAM, Grade I & II)

- 5.1.4 The church tower forms a prominent visual element within the surrounding landscape and is visible from the entirety of the proposed development site, as is the roof of the nave. Although, a small portion of the northern part of the churchyard (including four of the above mentioned Grade II listed headstones) is only visible from the north-east part of the proposed development site. The Scheduled Ancient Monument of the cross within the churchyard is not visible from the proposed development site (Photo 7).

- 5.1.5 While the proposed development site lies in relatively close proximity to the church of St Mebena [AB 78], advance design planning has worked from the premise of locating the housing element of the development on the western side of the site. This means that the area of maximum visibility between the site itself and the church of St. Mebena [AB 78], in the north-east corner of the site, will remain as open land, with no building works. The nave and graveyard of the church are likely to have a minimal level of intervisibility, with Plots 7-9 only. The inclusion of vegetation along the southern boundary and throughout the proposed development is considered to assist in reducing and softening the intervisibility between the site and the church to a degree (See Figure 2).

- 5.1.6 In relation to the impact from other factors, such as noise, increased traffic etc., the proposed construction methodology has been amended to avoid highly noisy construction methods (e.g. piling), while construction traffic will not access the proposed development site by passing the church (Clark, 2016, pers comms). In relation to impacts on setting it is therefore concluded that the magnitude of impact upon the church of St. Mebena [AB 78] will be negligible, due to the likely barely distinguishable adverse change to the baseline condition of the heritage asset, with the overall significance of effect considered to be minor.

The medieval settlement of Treveglos & holy well [AB 89]

- 5.1.7 The site visit demonstrated that there is no intervisibility with the farmstead or the site of the holy well from the proposed development site due to the position of the intervening vegetation and buildings along the northern hedge line of the proposed development site (Photo 8).

However, due to the close proximity to the proposed development site, the potential increase in noise and vibration from additional traffic during construction and after may create an adverse impact upon the setting of this site. Overall this impact upon this locally important site is thought to be low, with a minor overall significance of effect.

Trescowe Farmhouse [AB 99] (Grade II)

- 5.1.8 The site visit identified that the farmhouse has no intervisibility with the proposed development site, due to the position intervening vegetation along the surrounding hedge lines and further afield (Photo 9). The associated Grade II listed garden wall and railings are located on the western and southern sides of the farmhouse respectively and are obscured by the surrounding buildings and vegetation.
- 5.1.9 The magnitude of impact upon this locally important heritage feature is considered to be negligible with no likely significant harmful effects.

Pencarrow House, Garden & associated buildings [AB 114] (Grade II*, Grade II* P&G & Grade II)

- 5.1.10 The site visit identified that the village of St Mabyn is visible from part of the southern end of the landscape garden, although the distance from the proposed development site and the position of intervening vegetations within the surrounding landscape obscures the position of the proposed development site (Photo 10).
- 5.1.11 The magnitude of impact upon this nationally important heritage feature is considered to be negligible with no likely significant harmful effects.

Tredinnick Farmhouse [AB 171] (Grade II)

- 5.1.12 The site visit identified that any intervisibility with the proposed development site is obscured by the position of the hedge lines adjacent to the house and the intervening building on the southern side of the village of St Mabyn (Photo 12). Palaeoenvironmental Evidence
- 5.1.13 The magnitude of impact upon this locally important heritage feature is considered to be negligible with no likely significant harmful effects.

Summary

- 5.1.14 Overall two sites are believed to have the potential for impacts that would result in a significant effect (classified as moderate or higher significance of effect). This relates to temporary environmental changes associated with construction works, and comprise:
- The Church of St Mebena and associated features [AB 78] (SAM, Grade I & II); and
 - The medieval settlement of Treveglos & holy well [AB 89].

5.2 Step 4 - Explore the way to maximise enhancement and avoid or minimise harm;

- 5.2.1 In relation to the above impacts on the two sites, simple measures to control temporary changes to dust and noise levels during construction would result in a reduction of the significance of effect on the setting of these features, providing adequate mitigation moving forward.

5.2.2 The findings of this report would need to be approved by the Cornwall County Archaeologist.

Appendices

Appendix 1 Gazetteer of Cultural Heritage Features & Susceptibility of Potential Settings Impact

The Cornwall Council HER returned c. 750 entries for the area covering 5km from the boundary of the proposed development site. Those heritage features outside of the ZTV were scoped out of the settings assessment.

The susceptibility of each receptor to potential setting impacts was assessed on the basis of the perceived importance of a receptors setting. This is based on professional judgement and takes into account a wide range of issues, such as the context and surroundings in which a receptor is experienced; it's visual setting; and the relationship between the receptor and other receptors and / or places.

Those heritage features with a Medium or greater susceptibility to setting impact were considered for full assessment (See Table 6). Those heritage features, where the distance and the intervisibility with the proposed development site was obscured by landscape features such as buildings or trees and vegetation cover, were scoped out of the further assessment. As were heritage features where the original setting was considered to have been altered to a degree that affected the contribution made by the setting towards the significance of the heritage feature.

Abbreviations: MCO & DCO Cornwall Council HER reference

NHLE = National Heritage List for England

C12 etc = 12th century etc

SAM= Scheduled Ancient Monument

NGR = National Grid Reference

HLC = Historic Landscape Characterisation

LB = Listed Building

AB No.	Period	Description	Status	Easting	Northing	HER Ref	Susceptibility to Potential Settings Impact	Explanation	Site Visit Required
1	Prehistoric	A possible Bronze Age round barrow, visible on air photographs in Becoven.		203050	74420	MCO2104	Medium	Setting on crest of hillside, against skyline forms a consideration of the position within the landscape.	Yes
2	Prehistoric	The place-name Bodinnick suggests the site of a round; geophysical survey in a field to the north of the village revealed three small curvilinear enclosures, thought to be prehistoric.		206560	76803	MCO7591	Low	No perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	

3	Prehistoric	Possible Neolithic univallate enclosure at Bozion with both straight and curved sides, 45m by 40m, visible on air photographs.		201680	70440	MCO21447	Low		
4	Prehistoric	A possible prehistoric oval-shaped double-ditched enclosure at Bozion, 130m by 80m, partially visible on aerial photographs. A squarish pit or hollow, 10m x 10m, is sited centrally within the enclosure.		201900	70380	MCO21448, 29833	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
5	Prehistoric	A possible Iron Age or Roman univallate, subrectangular enclosure at Carclaze, 40m in diameter, partially visible on air photographs.		200160	76070	MCO21477	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
6	Prehistoric	A possible irregular-shaped univallate curvilinear enclosure/round of Iron Age or Roman date at Dinham's Bridge, 50m by 45m, visible on air photographs.		203160	74150	MCO21546	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
7	Prehistoric	An Iron Age or Roman subcircular bivallate enclosure/round at Higher Treworder with entrance in the south-west, visible aerial photographs.		201257	73003	MCO21631	Low-Medium	Position of entrance on SW downhill slope forms a part of the consideration for position. Sited mostly for functionality, setting has changed from original prehistoric landscape.	Yes

8	Prehistoric	A possible Iron Age or Roman univallate enclosure/ round at Kevills, 32m by 20m, visible on aerial photograph.		201298	76326	MCO21657	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
9	Prehistoric	A possible Iron Age or Roman univallate, oval-shaped enclosure at Kevills, 15m by 10m, visible on aerial photographs.		201493	76338	MCO21658 - 659	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
10	Prehistoric	Two possible Iron Age or Roman enclosures/rounds at Lanterrick, visible on aerial photographs.		205539	76851	MCO37400, MCO37402	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
11	Prehistoric	A Neolithic hand axe found in a garden at Leeches.		202700	74600	MCO884	Low	Original context of find uncertain	
12	Prehistoric	Iron Age - Roman field system at Penpoint		200940	74990	MCO21288	Low	Sited for functionality	
13	Prehistoric	Iron Age - Roman field system at Penpoint		201500	74800	MCO21290	Low	Sited for functionality	
14	Prehistoric	Iron Age – Roman cropmark of a pit at Penpoint, associated with field system.		201420	74810	MCO29819	Low	Sited for functionality	
15	Prehistoric	A possible prehistoric trackway cropmark at Penpoint		201250	74820	MCO29837	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	

16	Prehistoric	A possible Iron Age or Roman curvilinear, univallate enclosure/round, 48m by 40m, visible on air photographs at St Kew		201810	76410	MCO8511	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
17	Prehistoric	Possible polygonal prehistoric univallate enclosure, 50m by 50m, visible as a cropmark on aerial photographs at Three Holes Cross		201314	73281	MCO21834	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
18	Prehistoric	Prehistoric field system at Three Holes Cross		201240	73200	MCO29843	Low	Sited for functionality	
19	Prehistoric	Curvilinear prehistoric or Roman univallate enclosure/round, 65m by 60m, visible on air photographs in Tredannick, associated with field system		201540	70750	MCO8573	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
20	Prehistoric	Possible subrectangular prehistoric or roman univallate enclosure/round, 40m by 28m, partially visible on aerial photographs in Treddannick		201390	70820	MCO21841	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
21	Prehistoric	Three Bronze Age cast copper alloy shield pattern palstaves found in Tregilders.		201950	74050	MCO56500	Low	Original context of find uncertain	
22	Prehistoric	The Scheduled site of Pencarrow Rings with two main ramparts.	SAM	203939	70018	DCO1257, NHLE 1004488	High	Located in an elevated position.	Yes

23	Prehistoric	Two prehistoric single ditches, probably field boundaries, visible as cropmarks on aerial photographs in Tregilders		201699	74233	MCO21860	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric landscape.	
24	Prehistoric	Prehistoric field boundary at Trequite		203460	76510	MCO29805	Low	Sited for functionality	
25	Prehistoric	Prehistoric field boundary at Trequite		203400	76660	MCO29806	Low	Sited for functionality	
26	Prehistoric	Iron Age - Roman field system in Trescowe		204880	70880	MCO29826	Low	Sited for functionality	
27	Prehistoric	Iron Age - Roman field system in Trescowe		204840	71100	MCO29825	Low	Sited for functionality	
28	Prehistoric	A possible Iron Age - Roman subrectangular univallate enclosure/round with both straight and curving sides, 40m by 30m, visible on aerial photographs in Trevarner		200500	72570	MCO29834	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
29	Prehistoric	A possible round barrow, visible as a low subcircular earth mound on air photographs at Trevilder		203010	72220	MCO3830	Medium	Setting on crest of hillside, against skyline forms a consideration of the position within the landscape.	Yes
30	Prehistoric - Roman	Prehistoric field boundaries and an IronAge - Roman double-ditched, sub-circular enclosure 35m diameter is visible on aerial photographs in Becoven		207571	72789	MCO36873, MCO36924	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
31	Prehistoric - Roman	Iron Age or Roman field system in Carclaze		200600	75870	MCO20717	Low	Sited for functionality	

32	Prehistoric - Roman	Two polygonal enclosure which may be an Iron Age or Roman round, visible as a cropmark on air photographs at Hayle Farm		201650	77320	MCO8024	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
33	Prehistoric - Roman	Iron Age - Roman field system at Tredannick		201550	70700	MCO29844	Low	Sited for functionality	
34	Prehistoric - Roman	A number of enclosures and linears suggestive of Iron Age field boundaries, and Iron Age - Roman enclosures and rounds in Tregilders		201790	74120	MCO21859, MCO21861 - 863, MCO24774 - 775, MCO29838	Low-Medium	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
35	Prehistoric - Roman	Large, prehistoric or Roman oval-shaped multivallate enclosure with wide-spaced ditches, visible as on air photographs in Trequite		203400	76550	MCO8717	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
36	Prehistoric - Roman	Bronze Age or Roman round house in Trescowe		205080	71580	MCO29823	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
37	Prehistoric - Roman	An area of cropmarks which may represent Iron Age - Roman enclosures/rounds, in Trescowe		204860	70870	MCO8735 - 737, MCO29827	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
38	Prehistoric - Roman	An area of cropmarks which may represent Iron Age - Roman enclosures/rounds, in Trescowe		204960	72160	MCO8738	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	

39	Prehistoric - Roman	An area of cropmarks which may represent Iron Age - Roman enclosures/rounds, in Trescowe		205080	71570	MCO8739	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
40	Prehistoric - Roman	An area of cropmarks which may represent Iron Age - Roman enclosures/rounds, in Trescowe		205100	71900	MCO29821	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
41	Prehistoric - Medieval	A Scheduled later prehistoric hillfort Killbury, surrounded by possible evidence of settlement from the Iron Age to the medieval, including enclosures, findspots, trackways and field systems	SAM	201927	73623	MCO428, MCO13915, MCO21119, MCO21642 - 644, MCO26524, MCO29839 - 840, MCO29842, NHLE 1010439 DCO195	Very High	Located in an elevated position.	Yes
42	Prehistoric - Medieval	An area of linears and other features, which may represent Iron Age - Roman enclosures/rounds and a trackway, and medieval field systems, in Trescowe		205130	71630	MCO29822, MCO29824, MCO36839, MCO36840	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original prehistoric	
43	Medieval	The early medieval settlement of Becoven, first recorded in 1365 when it is spelt "Bocoven".		207241	73151	MCO13345	Low	Sited for functionality	
44	Medieval	The post medieval settlement of Benbole, first recorded in 1318 when it is spelt "Bethbolgh".		203008	74826	MCO13363	Low	Sited for functionality	
45	Medieval	The medieval settlement of Bodinnick is first recorded in 1315 when it is spelt "Bottunek".		206736	77052	MCO13436	Low	Sited for functionality	

46	Medieval	The medieval settlement of Brighter, first recorded in 1391.		204269	76076	MCO13596	Low	Sited for functionality	
47	Medieval	The medieval settlement of Burlerrow, first recorded in 1421 when it is spelt "Bourlerowe".		203679	73093	MCO13638	Low	Sited for functionality	
48	Medieval	The settlement of Carclaze is first recorded in 1284 when it is spelt "Cruglas". The name Carclaze suggests the site of a barrow in the vicinity of the farmstead but there are no remains recorded.		200460	75742	MCO2309, MCO13740	Low	Sited for functionality	
49	Medieval	The settlement of Carmar, first recorded in 1207 when it is spelt "Kinmergh". The name is last recorded as three field-names on the Tithe Award c1840.		200800	76000	MCO13786	Low	Sited for functionality	
50	Medieval	A medieval chapel at Chapel Amble, dedicated to St Adhelm, first mentioned in 1383, was probably sited in (or near) the field named 'Chapel Meadow' on the TA.		199715	75360	MCO10175	Low-Medium	Location uncertain, development has changed the original medieval setting.	
51	Medieval	Grade II* parish church of St Helena, dating to the, with additions in the late C15 and the 19th century. Includes Grade II Listed coffinrest and gateway. May be on the site of an early medieval lann	II* & II	207514	71014	MCO24614, DCO8855 NHLE 1327931, 1143084	Medium - High	Possibly position on an earlier site but uncertain. No intersibility due to buildings/trees.	Yes
52	Medieval	A wheel headed cross from Boconnion, now set up in a garden at Colquite.		205397	70856	MCO5140	Negligible	Not in original position	
53	Medieval	A medieval wheel headed wayside cross set up in front of a cottage on Cross Hill		204586	74498	MCO5168	Low	Not in original position	
54	Medieval	A medieval - post medieval field system on Cross Hill		204300	74800	MCO20842	Low	Sited for functionality	

55	Medieval	The medieval house and settlement of Helland, first recorded in 1284. The remains of a 15th century manor house, converted into a barn by 1958, were demolished in 1972.		207555	70882	MCO9455	Low	Manor house now demolished	
56	Medieval	Medieval - post medieval ridge and furrow at Higher Lanseague Wood		205000	77500	MCO29807	Low	Not in original position	
57	Medieval	Medieval - post medieval ridge and furrow at Higher Treworder		200800	72600	MCO21072	Low	Not in original position	
58	Medieval	Scheduled medieval Wayside Cross, 500m north-east of Trewethern	SAM	201146	76713	NHLE 1008165 DCO766	High	Elevated position at crossroads	Yes
59	Medieval	The settlement of Job's Tenement is first recorded in 1311 when it is spelt "Jobyslond".		200978	75641	MCO15070	Low	Sited for functionality	
60	Medieval	Possible site of a medieval cemetery at Kellygreen		204630	75980	MCO24756	Low	Associated religious site unknown. Original medieval setting has changed.	
61	Medieval	The place-name Lanseague is first recorded in 1302 but it is not known whether Lanseague Mill existed at this date or whether the name was applied to a settlement.		204876	76969	MCO15308	Medium	Along watercourse for functionality. No intervisibility as surrounded by trees in valley.	
62	Medieval	The medieval settlement of Lanterrick, first recorded in 1419 when it is spelt "Lantyrekk".		205370	76599	MCO15316	Low	Sited for functionality	
63	Medieval	Littlewood or Trevisquite Mill is recorded in the Domesday survey of 1086.		204075	75016	MCO29534	High	Along watercourse for industrial use. No intervisibility as surrounded by trees in valley.	

64	Medieval	A 43m length of medieval bank and ditch is visible on air photographs in Lower Kernick		208390	71100	MCO36826	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original medieval	
65	Medieval	A medieval cross base leaning against a barn at Lower Kernick, at the location of a medieval settlement. The settlement of Lower Kernick is first recorded in 1270.		208480	71300	MCO46522	Negligible	Not in original position	
66	Medieval	The medieval settlement of Newton, first recorded in 1355 when it is spelt "Nyweton".		203283	75118	MCO15921	Low	Sited for functionality	
67	Medieval	The settlement of Pellangarrow is first recorded in 1298 when it is spelt "Pellangarou".		202290	76035	MCO16025	Low	Sited for functionality	
68	Medieval	The field-name 'Chapel Park' suggests the site of a medieval chapel but there are no remains.		204250	71300	MCO10091	Low	Provenance uncertain, no perception at ground level, sited mostly for functionality, setting has changed from original medieval	
69	Medieval	A medieval - post medieval hollow way at Pencarrow		203980	70280	MCO29829	Low	Not extant, setting has changed as now within parkland of Pencarrow	
70	Medieval	Medieval - post medieval quarry at Pencarrow		204190	71460	MCO29828	Low	Sited for functionality	
71	Medieval	The field-name 'Deer Park' may refer to an associated medieval deer park at Pendavey.		201150	70800	MCO26518	Low	Provenance uncertain, setting has changed from original medieval	
72	Medieval	Medieval field system at Penhargard		206019	69539	MCO41464	Low	Sited for functionality	

73	Medieval	The place-name of Penpont suggests the site of a medieval bridge. Penpont is recorded as the 'site of a manor house' within the medieval village. The settlement of Penpont is first recorded in 1283.		199890	75221	MCO11279, MCO16206, MCO9656	Medium-High	Position sited due to crossing point, no intervisibility due to buildings/trees	
74	Medieval	A medieval hollow way at Rocksea		202600	73750	MCO29841	Low	Provenance uncertain, setting has changed from original medieval	
75	Medieval	A medieval boundary stone known as the 'short stone', recorded on the St Mabyn Tithe Map c1840. In 1870's the short stone was recorded as prostrate at the junction of the road from Sladesbridge with the Pencarrow-Dinhams Bridge road.		203560	72498	MCO24764	Low	Not in original position	
76	Medieval	A fragment of a medieval wheel headed cross in a garden at St Kew Highway was found at Trequite in 1913.		203390	75660	MCO5850	Negligible	Not in original position	
77	Medieval	Medieval plain an gwarry - a reference to 'the pleinge place' at St Mabyn is mentioned in a document of 1613.		204248	73096	MCO45318	Medium-High	No perception at ground level	

78	Medieval	Grade I Listed Church of St Mebina, with Grade II Listed & Scheduled churchyard cross, and 10 Grade II Listed headstones in the graveyard. Probably Norman origins with font surviving. The existing fabric probably dates largely from the late C15. Church altered in 1818 and restored in 1884. This lies in the location of the medieval settlement of St Maby; first recorded in 1234 when it is spelt "Sancto Malbano".	SAM, Grade I & II LB	204174	73201	DCO818,1034 4, 9073, 8224, 10270, 8009, 8870 , 8225, 9349, 9564 , 88719563, NHLE 1014019, 1161767, 1143008-9, , 1161775, 1143007, 1327970, 1161735, 1161797, 1327971-2, , 1161787,	High	Position within medieval settlement, although original medieval setting has changed	Yes
79	Medieval	The field-name 'Wrestling Meadow' suggests the site of a medieval plain an gwarry at Trelill		204000	77800	MCO45279	Low-Medium	Provenance uncertain, setting has changed from original medieval	
80	Medieval	The medieval settlement of Trethevan, first recorded in 1311.		203665	74793	MCO17766	Low	Sited for functionality	
81	Medieval	The medieval settlement of Trethick, first recorded in 1270 when it is spelt "Trerisuy".		204144	72551	MCO17777	Low	Sited for functionality	
82	Medieval	The early medieval settlement of Colquite, first recorded in the Domesday survey of 1086 when it is spelt "Chilcoit".		205381	70876	MCO14070	Low	Sited for functionality	
83	Medieval	The remains of medieval field boundaries are visible on air photos at Lower Tremeer		205850	76690	MCO37405	Low	Sited for functionality	
84	Medieval	The remains of three fields containing medieval ridge and furrow cultivation are visible on air photos in St Tidy		206470	76870	MCO37409	Low	Sited for functionality	

85	Medieval	The medieval settlement of Trequite, first recorded in 1223 when it is spelt "Tregoit". Includes a Scheduled cross	SAM	202914	76928	MCO16968, DCO767, 1008166	Low	Sited for functionality	
86	Medieval	The remains of medieval field boundaries are visible as cropmark ditches on air-photographs in Tredethy		205290	71550	MCO36842	Low	Sited for functionality	
87	Medieval	The remains of medieval field boundaries are visible as ditches and banks on air photographs in Tredethy		205910	71910	MCO36843	Low	Sited for functionality	
88	Medieval	The medieval settlement of Tregilders, first recorded in 1360 when it is spelt "Trengheder".		202116	74197	MCO17290	Low	Sited for functionality	
89	Medieval	The settlement of Treveglos, first recorded in 1325. The holy well of St Paul, situated in a field near Treveglos, St Mabyn		204283	73620	MCO17862, MCO7094	Medium-High	Possible relationship with holy well. Mostly functionality	Yes
90	Medieval	The settlement of Trewen is first recorded in 1256 when it is spelt "Trewin".		205262	76967	MCO18023	Low	Sited for functionality	
91	Medieval	The remains of a medieval field boundary is visible on air photos at Wetheram		205090	75730	MCO37420	Low	Sited for functionality	
92	Medieval	A Grade II Listed medieval cross 30m north-west of the tower at St James' Church	II	202127	76904	DCO10618, NHLE 1004648	Negligible	Not in original position	
93	Medieval	A Scheduled medieval cross in the grounds of Pencarrow	SAM	204040	70940	DCO1233, NHLE 1004648	Negligible	Not in original position	
94	Medieval	A likely medieval field boundary is visible as a bank and ditch cropmark on air photographs near Trequites.		206380	71960	MCO36850	Low	Sited for functionality	
95	Medieval - Post Medieval	Grade II Listed Haywood Farmhouse, 16th century with possible earlier origins	II	203832	73832	DCO8219, NHLE 1161570	Medium - High	Sited for functionality. No intervisibility due to trees/buildings	

96	Medieval - Post Medieval	The medieval settlement of Higher Kernick, first recorded in 1270 when it is spelt "Overekernik". The present C19 house at Higher Kernicks incorporates no re-used material from the earlier building.		208745	71160	MCO9457, MCO10825	Low	Sited for functionality, no original building remains	
97	Medieval - Post Medieval	Grade II Listed Kellygreen Farmhouse, dating to the 17th century in the location of Kellygreen medieval settlement. The settlement of Kellygreen is first recorded in 1176 when it is spelt "Kellygren".	II	201632	71766	DCO10272, NHLE 1143016	Medium - High	Sited for functionality. No intervisibility due to trees/buildings	
98	Medieval - Post Medieval	The location of Trequite medieval village contains Scheduled and Grade II Listed cross, and the unknown site of a chapel of medieval date, along with the Grade II Listed Trequite Farmhouse dating to the 17th century. Fragments of medieval masonry are located at St Docwin house in the village.	II	206250	72570	1008166, 1211332, 1332559, MCO10316, MCO24757	Low-Medium	Sited for functionality, architectural fragments & site of a chapel unknown, cross not in the original position. No intervisibility due to trees/buildings	
99	Medieval - Post Medieval	Grade II Listed Trescowe Farmhouse including garden wall and railings to front. Probably early C17 origins extended in C18, at the location of the medieval settlement of Trescowe, first recorded in the C13.	II	204637	71330	DCO10269, MCO17693 NHLE 1143004	Medium-High	Sited for functionality	Yes
100	Medieval - Post Medieval	Grade II* Listed C16 house named Tretawn, at the location of the medieval settlement of Tretawn, first recorded in 1284 when it spelt "Reccoun".	II*	203938	75750	DCO9804, NHLE 1129869	Medium-High	Sited for functionality. No intervisibility due to trees/buildings	

101	Medieval - Post Medieval	The site of a medieval manor house and the present post medieval farmhouse at Trevisquite. The settlement and manor of Trevisquite is first recorded in the Domesday survey of 1086 when it is spelt "Trawiscoit".		204678	74980	MCO11598, MCO11599, MCO10671	Low-Medium	Sited for functionality. No intervisibility due to trees/buildings. Manor house no longer extant and the setting has altered.	
102	Medieval - Post Medieval	Grade II Listed large house, wall and garden terraces at Tremeer. Possibly C16 origins with records dating from the 1430's. It is situated at the location of the medieval settlement of Tremeer, first recorded in 1302 when it is spelt "Tremur".	II	206147	76650	DCO10266, NHLE 1142980, 1327956	Medium - High	Sited for functionality. No intervisibility due to trees/buildings. The setting has altered.	
103	Medieval - Modern	Medieval - post medieval settlement at Penhargard, and the location of the modern Penhargurd Farmhouse (Grade II Listed)	II	206272	69842	MCO16141, 1143121	Medium - High	Sited for functionality. No intervisibility due to trees/buildings. The setting has altered.	
104	Medieval - Modern	Grade II Listed Trethevey Farmhouse, late C18 or early C19, extended in circa late C19, in the location of the medieval settlement and manor of Trethevy which is first recorded in the Domesday survey of 1086 when it is spelt "Tewardewi".	II	203591	73509	DCO8226, NHLE 1161806	Medium - High	Sited for functionality. No intervisibility due to trees/buildings. The setting has altered.	
105	Medieval - Modern	Grade II Listed buildings C18 at Lanow, including Lanow Farmhouses and a granary	II	202514	77634	1129863, 1129865, 1290889, MCO11216, MCO56162	Medium - High	Sited for functionality. No intervisibility due to trees/buildings. The setting has altered.	
106	Post Medieval	A post medieval bridge carrying a farm lane across the line of the North Cornwall Railway at Benbole		203165	74861	MCO53606	Low	Associated with railway but the railway line is now dismantled	

107	Post Medieval	A post medieval bridge carrying the line of the North Cornwall Railway over a farm access lane in Benbole		203180	74592	MCO53605	Low	Associated with railway but the railway line is now dismantled	
108	Post Medieval	Bodinnick farmhouse, now private house. Possibly 18th century with earlier origins	Grade II LB	206664	76909	1143013	Low	Original function of the farmhouse has changed, sited for functionality	
109	Post Medieval	A possibly early C19 guide post survives on the south side of a unclassified crossroads, NW of Bodinnick.	Grade II LB	206645	77474	MCO54462, NHLE 1161838	Very High	Position along a road. although only perceived at ground level	
110	Post Medieval	An ornamental post medieval garden in the grounds of Colquite Manor is visible on air photographs.		205410	70840	MCO36837	Low	No longer extant	
111	Post Medieval	A Grade II Listed 19th century Coombe watermill, now used as store.	II	201068	76237	DCO7761, NHLE 1129857	Medium	Along watercourse for functionality. No intervisibility as surrounded by trees in valley.	
112	Post Medieval	The post medieval Demansbridge which carries the public road over the line of the North Cornwall Railway.		202997	74255	MCO53604	Low	Associated with railway but the railway line is now dismantled	
113	Post Medieval	Grade II Listed late 18th century Filkins Cottage	II	203345	75660	DCO7813, NHLE 1124727	Medium - High	Sited for functionality. No intervisibility due to trees/buildings. The setting has altered.	

114	Post Medieval	Grade II* Listed Pencarrow House, with Grade II Listed features including lodge, bee holes, a fountain, garden walls, a grotto, tea rooms, and a range of stables, garden house & kitchen garden wall within Grade II* Park & Garden. A drive and avenue associated with Pencarrow House, now visible as an earthwork feature on aerial photographs. A series of post medieval ornamental ponds are located at Pencarrow. A post medieval quarry is located on the Pencarrow estate. These are located on the site of a former medieval settlement, first recorded in 1201 when it is spelt "Pencarro".	II* & II & PG	203973	71056	MCO55481, MCO55471, MCO16058, DCO8020 NHLE 1143051, 1327954 - 955, 1159390, 1311084, 1004488, 1000652, 1159400, DCO8186, NHLE 1159405, 177485	Very High	Buldings situated within woodland garden and parkland with views framed by vegetation towards St Mabyn church tower.	Yes
115	Post Medieval	A circular pit 17m in diameter is visible as a faint cropmark on air photographs in Helland, and may be a post medieval quarry pit		208080	71140	MCO36825	Low	Provenance uncertain. Sited for functionality	
116	Post Medieval	Helland National School, recorded on the 1st Edition 1:2500 1880 OS map.		207619	71061	MCO53276	Low	Sited for functionality	
117	Post Medieval	Grade II Listed 18th century house with 19th century remodelling, 150m north-east of Allenbrook	II	203158	73972	DCO7760, NHLE 1129855	Low	Setting likely to have minimal consideration for location. No intervisibility due to trees/buildings	
118	Post Medieval	Grade II Listed 18th century house west of Watergate, C19 Watergate & pair of gatepiers and flanking walls with terminal piers of 19th century date, south of Watergate	II	203928	73127	DCO9883, NHLE 1143010 DCO10110, NHLE 1309904 DCO10271, NHLE 1143011	Low	Setting likely to have minimal consideration for location. No intervisibility due to trees/buildings	

119	Post Medieval	Post medieval leat & water wheel at Kellygreen		204580	75990	MCO29535-6	High	Sited for functionality. No intervisibility due to trees/buildings	
120	Post Medieval	The remains of two possible post medieval extraction pits are visible on air photos at Lanterrick		205270	76230	MCO37415	Low	Provenance uncertain. Sited for functionality	
121	Post Medieval	A post medieval quarry is visible on air photos at Lanterrick		205040	76830	MCO37396	Low	Sited for functionality	
122	Post Medieval	A Grade II Listed mid 17th century Lecudden Farmhouse, at the location of the medieval village of Lecudden. The settlement of Lecudden is first recorded in 1407 when it is spelt "Nanscothyn". The farmhouse is probably mid C17 with C18 and later alterations.	II	206823	70690	DCO10143, NHLE 1327911	High	Sited for functionality No intervisibility due to trees/buildings	
123	Post Medieval	A milestone survives on the north sided of the A39 to the NW of Leeches, it is has a dressed face with a rounded top and inscribed "8 CAM"	II	202512	74692	MCO53284, NHLE 1394339	High	Position along a road. although only perceived at ground level	
124	Post Medieval	Milestone 100m north of Higher Lodge, Grade II Listed	II	204656	70390	DCO8185, NHLE 1159318	High	Position along a road. although only perceived at ground level	
125	Post Medieval	Milestone 170m south-west of Lanseague, Grade II Listed	II	204782	76692	DCO8381, NHLE 1220715	High	Position along a road. although only perceived at ground level	
126	Post Medieval	Milestone 400m south-west of Lower Goldrenick, Grade II Listed	II	208840	71504	DCO14993, NHLE 1394414	High	Position along a road. although only perceived at ground level	
127	Post Medieval	Milestone 80m south-east of Maryland, Grade II Listed	II	203304	70129	DCO8861, NHLE 1327953	High	Position along a road. although only perceived at ground level	

128	Post Medieval	The site of a milestone recorded at this location on the east side of unclassified to the SW of Pencarrow. It is not recorded on modern maps suggesting that it has been lost - Bodmin 3.		203695	70322	MCO54168	High	Position along a road. although only perceived at ground level	
129	Post Medieval	A milestone is recorded at Penhargard on the 1st Edition OS map c1880, inscribed Bodmin 2 or more likely B3 as it is recorded on later maps it is possible that it still survives.		206846	69982	MCO54118	High	Position along a road. although only perceived at ground level	
130	Post Medieval	A post medieval quarry at Penhargard		205980	69620	MCO41465	Low	Sited for functionality	
131	Post Medieval	A quay for barges was constructed on the eastern bank of the River Amble at Penpont		199785	75170	MCO4853	Low-Medium	No longer in a waterside position	
132	Post Medieval	A post medieval railway bridge carrying the public road over the line of the North Cornwall Railway.		202767	73843	MCO53603	Medium	Associated with railway but the railway line is now dismantled	
133	Post Medieval	A post medieval smithy is recorded at St Kew Highway on the 1st Edition OS map c1880 and a building survives.		203273	75558	MCO9337	Low	Sited for functionality	
134	Post Medieval	A post medieval milestone is recorded on the north side of the A39 east of St Kew Highway - Camelford 7 Wadebridge 4.		203757	75615	MCO55431	High	Position along a road. although only perceived at ground level	
135	Post Medieval	Post medieval disused probable Wesleyan wayside chapel later used as a Sunday school.		202737	75005	MCO32690	Low-Medium	Provenance uncertain, original function removed.	
136	Post Medieval	A post medieval bridge carrying the line of the North Cornwall Railway over the public road at St Kew		203087	75315	MCO53608	Medium	Associated with railway but the railway line is now dismantled	
137	Post Medieval	The post medieval railway station of St Kew Highway, on the North Cornwall Railway.		203073	75190	MCO53607	Medium	Associated with railway but the railway line is now dismantled	

138	Post Medieval	A smithy is recorded at St Mabyn on the 1st Edition OS map c1880 and on the modern mapping a building is recorded, suggesting that some of all of the building may survive.		204213	73266	MCO9338	Low	Sited for functionality	
139	Post Medieval	A smithy at St Mabyn and building is recorded on the modern Mastermap 2008, suggesting that there is some survival.		204243	73217	MCO9339	Low	Sited for functionality	
140	Post Medieval	A malthouse at St Mabyn is recorded on the Tithe Map of 1839 and a building named 'The Malt House' on modern OS mapping suggests the building survives.		203987	73139	MCO29521	Low	Sited for functionality	
141	Post Medieval	Post medieval Wesleyan chapel, now converted to house and altered.		204358	73313	MCO32697	Low-Medium	Original function removed, setting has changed due to modern development	Yes
142	Post Medieval	A post medieval quarry is visible on air photos in St Tidy		206170	77000	MCO37407	Low	Sited for functionality	
143	Post Medieval	A post medieval milestone at Tredethy Farm, approx early C19, survives on the NW side of the B3266 approx 770m SW of Tredethy Farm - B4.		205519	71649	MCO49035	High	Position along a road. although only perceived at ground level	
144	Post Medieval	A post medieval stone lined and capped leat running under the original farm yard at Treguide.		202948	76760	MCO47019	low	Sited for functionality	
145	Post Medieval	A post medieval quarry is visible on air photos in Trelill Wood		205010	77580	MCO37326	low	Sited for functionality	
146	Post Medieval	A post medieval bridge carrying a farm lane over the line of the North Cornwall Railway at Trequite		203570	76498	MCO53610	Medium	Associated with railway but the railway line is now dismantled	
147	Post Medieval	Post Medieval aqueduct at Trequite		203060	76730	MCO29540	Low	Sited for functionality	

148	Post Medieval	A post medieval milestone, possibly 1837, survives on the NW side of the A39 at a junction with an unclassified road approx 550m SW of Trewen Farm - 6 CAM.	II	204782	76689	MCO49026, NHLE 1220715	High	Position along a road. although only perceived at ground level	
149	Post Medieval	Grade II Listed 18th century house, named Trewthern Cottage	II	200618	76570	DCO10623, NHLE 1124730	Low	Sited for functionality. No intervisibility due to trees/buildings	
150	Post Medieval	Grade II Listed 1840s farmhouse, now a private house named Trewthern House	II	200659	76529	DCO10406, NHLE 1211354	Low	Sited for functionality. No intervisibility due to trees/buildings	
151	Post Medieval	A grove of trees, with a tree-lined avenue leading to it from Wetherham Rectory, is visible on aerial photographs at Wetheram		205474	75622	MCO37426	Low	Original function removed	
152	Post Medieval - Modern	Grade II Listed 18th - 19th century range of pigsties at Higher Kernicks	II	208760	71165	DCO9735, NHLE 1311857	Low	Sited for functionality. No intervisibility due to trees/buildings	
153	Post Medieval - Modern	Grade II Listed Walts Cottage, including 17th century farmhouse and adjoining 19th century cottage on left, now converted into 1 house	II	200629	76560	DCO8387, NHLE 1211338	Low	Sited for functionality. No intervisibility due to trees/buildings	
154	Modern	Seven rectangular structures with curved rooves, and a wide trackway leading to them, are visible on air photos in Becoven		207770	72680	MCO36874	Low	Provenance uncertain. No longer extant	
155	Modern	Grade II Listed pair of gate-piers, north-west of Skidson	II	202227	77027	DCO9813, NHLE 1124726	Low-Medium	Sited for functionality. No intervisibility due to trees/buildings	

156	Modern	Grade II Listed pair of C19 gate-piers and flanking walls, granary & guidepost at Tregroide Manor	II	202970	76814	DCO10822, NHLE 1211335 DCO7814, NHLE 1124729 DCO9566, NHLE 1161838	Low-medium	Sited for functionality. No intervisibility due to trees/buildings	
157	Modern	Grade II Listed 19th century granary, 50m north-east of Penpont	II	199920	75276	DCO9195, NHLE 1220565	Low-medium	Sited for functionality. No intervisibility due to trees/buildings	
158	Modern	Grade II Listed 19th Great Brighter Farmhouse	II	204299	76087	DCO8677, NHLE 1290932	Low-Medium	Sited for functionality. No intervisibility due to trees/buildings	
159	Modern	Two rectangular structures with curved rooves, and a wide trackway leading to them, are visible on air photographs. These are thought to be related to a modern military camp		207090	72370	MCO36862	Low	Provenance uncertain. No longer extant	
160	Modern	Grade II Listed Ivy Cottage and outbuilding attached on right, dating to c. 1821	II	203300	70376	DCO8860, NHLE 1327951	Low-Medium	Sited for functionality. No intervisibility due to trees/buildings	
161	Modern	A woodland garden created in the 19th and 20th century at Lamellen, Mid 19th century Lamellen Lodge, 19th century pair of gate-piers at the western entrance to Lamellen	Grade II P&G	205380	77316	NHLE 1000650, 1327974, 1309851	High	No intervisibility due to trees/buildings	
162	Modern	Grade II Listed 19th century Maidenland Farmhouse, now private house	II	202926	76243	DCO9200, NHLE 1220681	Low	Sited for functionality. Original function removed. No intervisibility due to trees/buildings	
163	Modern	Grade II Listed row of 4 19th century cottages, names the Maryland Cottages	II	203237	70176	DCO10687, NHLE 1143049	Low-Medium	Sited for functionality. No intervisibility due to trees/buildings	

164	Modern	Milestone 240m north-west of Leeches, Grade II Listed	II	202512	74692	DCO14986, NHLE 1394339	High	Position along a road. although only perceived at ground level	
165	Modern	Milestone 600m south-west of Tredethy, Grade II Listed	II	205522	71651	DCO8017, NHLE 1143041	High-	Position along a road. although only perceived at ground level	
166	Modern	Grade II Listed 19th century row of 3 cottages, now converted into 1 house at St Catherines	II	203357	75673	DCO9787, NHLE 1332558	Low	Sited for functionality. Original function has changed. No intervisibility due to trees/buildings	
167	Modern	A modern United Free Methodist chapel built to supecede an earlier probable Wesleyan chapel which became a Sunday school, on St Kew Highway		202740	74980	MCO32691	Low-medium	Original setting & function has changed	Yes
168	Modern	National School. Built 1842. Recorded on the 1st and 2nd Editions of the 1:2500 1880 and 1907 OS map.		204177	73154	MCO53277	Low-medium	Sited for functionality. No intervisibility due to trees/buildings	
169	Modern	A Grade II Listed house of 1830 named Sunnyside in St Mabyn	II	203983	73123	DCO9884, NHLE 1143012	Low-medium	Sited for functionality. No intervisibility due to trees/buildings	
170	Modern	Grade II Listed 1830 vicarage, now hotel, in Helland	II	207593	70994	DCO9084, NHLE 1143083	Low-Medium	Sited for functionality. No intervisibility due to trees/buildings	
171	Modern	Grade II Listed 19th century Tredinnick Farmhouse at the location of the medieval settlement of Tredinnick, first recorded in 1284 when it is spelt "Tredyneke".	II	204616	72939	DCO9881, NHLE 1143002	Low-Medium	Sited for functionality. No intervisibility due to trees/buildings	Yes
172	Modern	Grade II Listed Helland Wesley Methodist church with attached Sunday school, dated 1878.	II	207326	71155	DCO10146, NHLE 1327932	Medium	Original function has changed. No intervisibility due to trees/buildings	Yes

173	Modern	Grade II Listed early 19th century house, now public house, known as the St Kew Inn	II	202197	76928	DCO9281, NHLE 1289610	Low-Medium	Sited for functionality. Original function has changed. No intervisibility due to trees/buildings	
174	Modern	Early 19th century Barn Parc Cottage Wadebridge Road, St. Mabyn	Grade II LB	204031	73124	DCO8228, NHLE 1161830	Low-Medium	Sited for functionality. No intervisibility due to trees/buildings	
175	Undated	Three field boundaries are visible- 2 as ditches and 1 as a bank on air photographs at Helland Barton		207160	70840	MCO36818	Low	Provenance uncertain	
176	Undated	The remains of a small mound (c. 20m diam.) are visible on air photos at Lanterrick		205380	76420	MCO37410	Low	Provenance uncertain	
177	Undated	An undated oval shaped enclosure, 22m by 12m, with an internal pit is visible as a faint cropmark ditch on aerial photographs in Lecudden		206679	70284	MCO36819	Low	Provenance uncertain	
178	Undated	The remains of an undated water course are visible on air photos at Wetheram		205190	75900	MCO37418	Low	Provenance uncertain	
179		Chapel Amble Conservation Area	CA			DCO124	Low-Medium	Sited for functionality	Yes
180		St Kew Conservation Area	CA			DCO132	Low-Medium	Sited for functionality	Yes

Appendix 2 Settings Forms

THE ASSET'S PHYSICAL SURROUNDINGS [AB 1 possible round barrow at Becoven]	
Topography	Open fields gently sloping to the south-west
Surrounding Landscape	Open farmland with a road c.400m to the north and woodland c.500m to the south-west
Land Use	Agricultural
Trees, Vegetation	Dense hedgerow boundaries
Openness, enclosure and boundaries	Open fields with dense hedgerow boundaries
Degree of change over time	Low, enclosure of land during the medieval period.
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural farmland
Views from, towards, through and across the asset	Views to the south-west toward the River Camel valley
Visual dominance or prominence	Not visible on the ground
Noise, vibration or other intrusion	Unlikely due to distance and no visibility of proposed development site
Accessibility	No Public Access
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 7 Possible Iron Age/Roman enclosure]	
Topography	Gently sloping toward the south-east
Surrounding Landscape	Open farmland, with dense hedgerows. A small hamlet is located c.350m to the south
Land Use	Agricultural
Trees, Vegetation	Dense hedgerows
Openness, enclosure and boundaries	Open fields with hedgerow boundaries
Degree of change over time	Little change, enclosure of fields during the medieval period
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural farmland
Views from, towards, through and across the asset	Extensive views to the south-east down the River Allen valley
Visual dominance or prominence	Minimal as site not visible from the ground
Noise, vibration or other intrusion	Unlikely due to distance from proposed development site and no view
Accessibility	No public access
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 22 Pencarrow Rings]	
Topography	Hill top location gently sloping to the north-east and south-west
Surrounding Landscape	Open farmland c.100m to north and south with scout activity centre c.300m to west
Land Use	.Woodland, with private road cutting through the centre of the site
Trees, Vegetation	Dense tree cover
Openness, enclosure and boundaries	Closed woodland with timber fence boundaries
Degree of change over time	Medium, road to Pencarrow estate cut through monument
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Woodland
Views from, towards, through and across the asset	Views to north and south through trees, view of south side of St Mabyn to the north though not of the proposed development site
Visual dominance or prominence	Limited due to tree cover
Noise, vibration or other intrusion	Unlikely due to distance and limited view
Accessibility	Private land of Pencarrow estate, public access at limited times
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	Entrance route to Pencarrow estate cut through the centre of monument to pass through the rings

THE ASSET'S PHYSICAL SURROUNDINGS [AB 29 possible round barrow]	
Topography	Flat, open fields
Surrounding Landscape	Open farmland, with a road running east to west c.100m to the north and a farm building beyond the boundaries of the site c.300m west..
Land Use	Agricultural
Trees, Vegetation	Dense hedgerow boundaries
Openness, enclosure and boundaries	Open field with dense hedgerow boundaries
Degree of change over time	Enclosure of land during the medieval period, minimal other change
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural open farmland
Views from, towards, through and across the asset	Views to the north east of the tower of St Mabena.
Visual dominance or prominence	Site is not visible from the ground
Noise, vibration or other intrusion	Unlikely due to distance from proposed development site
Accessibility	No public access
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 41 Killbury hillfort]	
Topography	Hilltop setting above the river Allen valley, gently sloping to the south east with a private road passing through the centre of the site east to west
Surrounding Landscape	Open farmland
Land Use	Agricultural land, with a large farm complex over the southern half of the site
Trees, Vegetation	Banks of hill fort have dense shrub cover with a number of larger trees. Dense hedgerows bound the farm buildings, private road and fields.
Openness, enclosure and boundaries	Dense hedgerow boundaries enclose the site
Degree of change over time	Extensive change; enclosure of land during the medieval period and the development of a farm complex removing the southern half of the site.
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural open farmland
Views from, towards, through and across the asset	Views from the site are restricted by topography and hedgerows to the south. Views of the site are obscured by hedgerows and by the farm complex to the south and east.
Visual dominance or prominence	Low dominance or prominence due to low visibility of site.
Noise, vibration or other intrusion	Low impact due to minimal visibility to or from the proposed development site, as well as 2.2km distance between.
Accessibility	No public access
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 51 Church of St Helena]	
Topography	Gently sloping toward the north-east
Surrounding Landscape	Village of Helland in immediate surrounds, with open farmland beyond
Land Use	Anglican church, with village and agricultural land beyond
Trees, Vegetation	Hedgerow boundaries with a number of larger trees dispersed around the settlement and church yard
Openness, enclosure and boundaries	Open to the north east over lower ground of the River Camel valley
Degree of change over time	Minimal as little modern development has taken place.
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural, village and open farmland
Views from, towards, through and across the asset	Extensive views to the north-east, tower of church of St Mabena is visible over the hillside though the village and proposed development site are not visible due to topography and tree cover.
Visual dominance or prominence	Strong dominant position both within the village of Helland and over the River camel valley.
Noise, vibration or other intrusion	Unlikely due to distance and no view of the proposed development site.
Accessibility	Freely publically accessible
Degree of interpretation /promotion to the public	Limited interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 58 Wayside Cross]	
Topography	Hilltop location with land gently sloping downwards to the north and south-east
Surrounding Landscape	Located at junction of two roads with open farmland beyond dense hedgerow boundaries
Land Use	.Road side
Trees, Vegetation	Dense hedgerow boundaries with a number of larger trees in a grove c.20m to the east
Openness, enclosure and boundaries	Raised location open to north and south-east
Degree of change over time	High, removed from original location
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural, open farmland
Views from, towards, through and across the asset	Extensive views to the north and south-east. View of the cross limited due to small size of monument.
Visual dominance or prominence	Small in size but on prominent hilltop location.
Noise, vibration or other intrusion	Unlikely due to distance from proposed development site
Accessibility	Located on the side of a public road
Degree of interpretation /promotion to the public	None
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 78 Church of St Mabena]	
Topography	Gently sloping towards the west c.1km above the River Allen
Surrounding Landscape	Village of St Mabyn, with school immediately to south, and St Mabyn Inn to the east. Bound to north and west by a road.
Land Use	Church yard, with village beyond site boundaries
Trees, Vegetation	Hedgerow boundaries of the churchyard, a small number of dispersed trees are found within the boundaries
Openness, enclosure and boundaries	Hedgerow and stone wall boundaries are at ground level of church (above street level)
Degree of change over time	Progressive development of village from the medieval period, with limited modern development.
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural, village and surrounding farmland
Views from, towards, through and across the asset	The church tower is a dominant visual element of the surrounding landscape. The church has a prominent visual position within views throughout the village
Visual dominance or prominence	High visual prominence of the tower within the village landscape and the surrounding agricultural landscape.
Noise, vibration or other intrusion	At present there is limited intrusion in terms of noise and traffic in negotiating access to local services.
Accessibility	Freely publically accessible
Degree of interpretation /promotion to the public	Limited external interpretation at site.
Associative relationships between heritage assets	Listed headstone within the church yard have an association with church.

THE ASSET'S PHYSICAL SURROUNDINGS [AB 89 Treveglos and holy well]	
Topography	Gently sloping to the west
Surrounding Landscape	Open farmland with farm buildings on road c.150m to the west
Land Use	Short grassland pasture.
Trees, Vegetation	Dense boundary hedgerows with a number of larger trees within them.
Openness, enclosure and boundaries	Open location within a field at top of Allen Valley, with hedge boundaries
Degree of change over time	Minimal change, additional buildings to Treveglos
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural open farmland
Views from, towards, through and across the asset	The area is visible from the west
Visual dominance or prominence	Low due to no visibility on the ground/ public areas of the site.
Noise, vibration or other intrusion	Low impact, with potential intrusion from construction and construction traffic noise
Accessibility	No public access, viewed from the road to the west
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	Site of Holy Well at the site of the settlement of Treveglos

THE ASSET'S PHYSICAL SURROUNDINGS [AB 99 Trescowe Farmhouse]	
Topography	Mostly flat, gently sloping to the north
Surrounding Landscape	Open farmland, ancillary farm buildings
Land Use	.Agricultural, farm complex surrounding the site
Trees, Vegetation	Dense boundary hedgerows with a number of larger trees within them.
Openness, enclosure and boundaries	Dense hedgerows and close proximity to farm complex enclose the site
Degree of change over time	High due to development of farm complex
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural, open farmland
Views from, towards, through and across the asset	Views from the site to the south of St Mabyn from north of the farm complex, no view from the farmhouse.
Visual dominance or prominence	Low due to location within a larger farm complex
Noise, vibration or other intrusion	Unlikely due to distance and limited no visibility of proposed development site.
Accessibility	No public access
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 114 Pencarrow House and Gardens]	
Topography	Largely flat, gentle slope towards the north
Surrounding Landscape	Mixed woodland and parkland to the south, agricultural land to the north
Land Use	Parkland landscape
Trees, Vegetation	Hedgerow boundaries to the north, with dispersed trees within the gardens and dense woodland areas to the south
Openness, enclosure and boundaries	Enclosed by tall trees bounding the gardens and parkland.
Degree of change over time	Minimal change, views towards St Mabyn have changed to some extent through modern development
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural farmland
Views from, towards, through and across the asset	View north towards the south side of St Mabyn
Visual dominance or prominence	The woodland element of the parkland conceals the site reducing the visual prominence of the site from the outside. The house has a dominant position over the parkland.
Noise, vibration or other intrusion	Unlikely due to distance and no visibility of site.
Accessibility	Private land, publically accessible at limited times.
Degree of interpretation /promotion to the public	Guidebooks available at site; information available online at Site's website and from Historic England
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 141 St Mabyn Methodist Chapel]	
Topography	Land gently sloping to the south and west
Surrounding Landscape	Modern development immediately to the west and south. Open farmland surrounds north, and east boundaries
Land Use	Residential
Trees, Vegetation	Dense hedgerow boundaries with a number of larger trees within the hedges
Openness, enclosure and boundaries	Open to the north and east beyond hedges, enclosed by later development to the south and west
Degree of change over time	Medium, modern residential developments bound both the west and south of the site.
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural farmland and village
Views from, towards, through and across the asset	Views across farmland the north-west to the east, into full extent of proposed development site.
Visual dominance or prominence	Visually prominent only from fields immediately to the north and east
Noise, vibration or other intrusion	Potential high impact from intrusion of construction due to close proximity to proposed development site.
Accessibility	No Public Access directly to site, visible from footpath through proposed development site and Chapel lane
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 171 (Treddinick Farmhouse)]	
Topography	Largely flat
Surrounding Landscape	Surrounded by agricultural land with a road immediately to the south. Village of St Mabyn c.100m to the west.
Land Use	Residential
Trees, Vegetation	Dense hedgerow boundaries with tree cover around the site.
Openness, enclosure and boundaries	Hedgerow boundaries and tree cover largely enclose to the site from the road.
Degree of change over time	Moderate, modern development has taken place within the closest boundary of the village of St Mabyn to the site
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural farmland and village
Views from, towards, through and across the asset	Restricted views to or from the site due to tree cover and flat topography
Visual dominance or prominence	Enclosed by tree cover, visually apparent only at close proximity from the south.
Noise, vibration or other intrusion	.At present there is limited intrusion in terms of noise and traffic in negotiating access to local services.
Accessibility	No public access, visible from adjacent road.
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 172 Helland Methodist Chapel]	
Topography	Land gently sloping to west
Surrounding Landscape	Agricultural fields with the village of Helland to the 50m to the east. Tredethy Road immediately to the south
Land Use	Residential with agricultural field surrounds
Trees, Vegetation	Dense hedgerow boundaries with a small number of larger trees within the hedges
Openness, enclosure and boundaries	Open to the east toward the River Camel valley, building height above hedgerow boundaries
Degree of change over time	Minimal; limited modern development in the nearby village.
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural farmland and village
Views from, towards, through and across the asset	Extensive views across the river camel valley, and to the west obstructed by tree cover surrounding village.
Visual dominance or prominence	Visually prominent from the west slopes of the Camel valley. Obstructed to the east by the village of Helland and tree cover.
Noise, vibration or other intrusion	Unlikely due to distance and no line of sight between the proposed development site.
Accessibility	No Public Access directly to site, visible from adjacent Tredethy Road.
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	Close proximity to the church of St Helena

THE ASSET'S PHYSICAL SURROUNDINGS [AB 179 Chapel Amble CA]	
Topography	Gently sloping to the south-east to the River Amble c.100m away. The area within zone of theoretical visibility is a small area in the south-east of the village.
Surrounding Landscape	Village of Chapel Amble, open farmland beyond
Land Use	Village and agricultural land
Trees, Vegetation	Hedgerow boundaries with a number of large trees toward the River Amble
Openness, enclosure and boundaries	Open to the south-east, though trees largely obscure view
Degree of change over time	Minimal as limited modern development has taken place
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural, village and farmland
Views from, towards, through and across the asset	Views to the south-east, towards St Mabyn, are obscured by tree cover
Visual dominance or prominence	Low, as only the lower part of the village and is covered from view outside the village by tree cover.
Noise, vibration or other intrusion	Unlikely due to distance and no view of the proposed development site.
Accessibility	Freely publically accessible
Degree of interpretation /promotion to the public	No interpretation at the site.
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 180 St Kew CA]	
Topography	Mostly within a valley position, with only a small area west of the church of St James within the zone of theoretical visibility
Surrounding Landscape	Village of St Kew in valley floor and lower valley sides, with medium tree cover on valley sides and open farmland above
Land Use	Village, zone of theoretical visibility above graveyard of St James' Church
Trees, Vegetation	Dense hedgerow boundaries, with a large number of trees placed in open spaces around the village
Openness, enclosure and boundaries	Enclosed valley location with dense hedgerow and stone wall boundaries
Degree of change over time	Minimal due to limited modern development in the area
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural village and farmland
Views from, towards, through and across the asset	Limited views to the east through trees, from a small area west of the church of St James
Visual dominance or prominence	Low due to topographic boundaries of valley
Noise, vibration or other intrusion	Low impact, with minimal visibility of the proposed development site through tree cover and distance
Accessibility	Village freely accessible to the public
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 167 St Kew Methodist Chapel]	
Topography	Largely flat, hilltop position. Very gently sloping towards the south-east and north-west
Surrounding Landscape	Immediately adjacent to St Kew golf course to the east, with the A39 running to the south-east. Open fields lie to the north and west with a solar farm c.40m to the south-east
Land Use	Disused Methodist chapel
Trees, Vegetation	Hedgerow boundaries to the south-west
Openness, enclosure and boundaries	Hedgerow boundaries to the south-west, open to adjacent roads running north to south on the east side of the site.
Degree of change over time	Medium, modern residential developments bound both the west and south of the site.
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural farmland and golf course
Views from, towards, through and across the asset	Views across farmland to the north west, and views to the south-east obscured by solar farm.
Visual dominance or prominence	Visually prominent only from the A39 at close proximity
Noise, vibration or other intrusion	Unlikely due to distance, and disturbed line of sight between the proposed development site by the adjacent solar farm.
Accessibility	No Public Access directly to site, visible from adjacent A39 road.
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	

THE ASSET'S PHYSICAL SURROUNDINGS [AB 171 (Treddinick Farmhouse)]	
Topography	Largely flat
Surrounding Landscape	Surrounded by agricultural land with a road immediately to the south. Village of St Mabyn c.100m to the west.
Land Use	Residential
Trees, Vegetation	Dense hedgerow boundaries with tree cover around the site.
Openness, enclosure and boundaries	Hedgerow boundaries and tree cover largely enclose to the site from the road.
Degree of change over time	Moderate, modern development has taken place within the closest boundary of the village of St Mabyn to the site
EXPERIENCE OF THE ASSET	
Surrounding landscape character	Rural farmland and village
Views from, towards, through and across the asset	Restricted views to or from the site due to tree cover and flat topography
Visual dominance or prominence	Enclosed by tree cover, visually apparent only at close proximity from the south.
Noise, vibration or other intrusion	.At present there is limited intrusion in terms of noise and traffic in negotiating access to local services.
Accessibility	No public access, visible from adjacent road.
Degree of interpretation /promotion to the public	No interpretation at the site
Associative relationships between heritage assets	



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