

South Hill Neighbourhood Plan

Residents Survey December 2014



Your chance to shape the future of our
parish in years to come

What is a Neighbourhood Plan and why do we want one ?

For the last 60 years, house building in England has been controlled by a law passed in 1947, the Town and Country Planning Act. Under the planning system, local councils (in our case Cornwall Council) determine what purposes land can be used for, and planning permission to build houses is only granted according to national policy and their local plan. Local residents and parish councils can comment on planning applications, but they have no power to affect the outcome.

Now things are changing. The government have relaxed the rules relating to planning applications, and it appears to be much easier to get approval for development in the countryside. At the same time, they have promised to give local people a real say in the planning process through Neighbourhood Plans. Now we can draw up our own policies for planning in our area, and providing these policies meet certain conditions, and are approved in a referendum of local people, our Neighbourhood Plan will become a statutory part of the local development plan, which has to be used when determining planning applications.

If we use this opportunity sensibly, this could be really good news.

Why do we need this questionnaire ?

Most of us tend to be a bit of a NIMBY at times. That is, we don't mind new development providing it's "not in my back yard." We live in a beautiful part of the countryside, and of course we want preserve that beauty, but we can't have a total and absolute ban on all development, everywhere, and for ever. What we can do, is to make sure that it does not spoil what we all value about our neighbourhood, and encourage those developments that would make this a better place to live.

We think the best way to do this is to draw up a vision of how we would like the parish of South Hill to look in the next 25 years. We also need to consider what land use and development challenges may need to be addressed in that period. Most important of all, is to find out what everyone who lives here thinks.

Your opinions do count, so please complete the questionnaire.

The questionnaire is completely anonymous. If you have concerns please discuss these with any of the person who delivered it, or any of the team listed below. Once the results are collated and analysed the forms will be destroyed and only the results used to produce our 'vision'.

Many of the questions have blocks of 6 columns so that up to 6 members of the household can have a column each to use for their answers, please ask them to use the same numbered column all the way through. Other questions have a space which any member can use. Everybody's opinions are important. Younger family members should be encouraged to fill in their columns and write their opinions, when applicable.

You do not have to answer every question if you prefer not to.

We hope to publish our 'vision' early in the new year, and will hold a public meeting where everyone can comment on it.

P.S. It's not too late

If you would like to help with our Neighbourhood Plan, in any way, please do give us a call. We would be delighted to have you on the team.

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Section 1 – Housing and building

There will be a requirement within Cornwall Local Plan for a small number of houses to be built in our parish. We can influence the type, location and number of houses built in our Parish within our plan



Question 1 – Locations of new open market housing

Where should any new homes in the Parish of South Hill be built? Tick the relevant boxes if you think this a good place:

	Replies	% of Replies
a Small scale redevelopment of disused farm sites (brownfield)	168	30.7%
b Conversion of redundant buildings(see example pictures)	212	38.7%
c Using infill sites within existing settlements	133	24.3%
d Edge of existing settlements (greenfield sites)	35	6.4%
Total	548	

140 Households replied – 92.7%

Question 2

If you think priority be given to any of the above sites enter its letter in the box below.

Unable to present results to this question

Question 3

Are there any specific locations within the parish where building new homes might be suitable?

49 comments.

Most saying Golberdon, Farm Buildings.
Many don't know the area well enough.
Concerns regards infrastructure & parking.

Question 4

How many homes over the next 20 years do you think would be acceptable within the Parish

	Replies	% of Replies
0-6	63	24.8%
6-10	77	30.3%
10-20	80	31.5%
More than 20	34	13.4%
Total	254	

134 Households replied – 88.7%

Question 5 - Style of housing

Which of the following *styles* would you prefer to see built.
i.e. period, ultra modern, etc



Modern Period Style



Bungalow



House type 1



House type 2

Tick the relevant boxes below

	Replies	% of Replies
Bungalow	86	27.9%
House 1 (see example picture)	31	10.1%
House 2 (see example picture)	18	5.8%
Period property	133	43.1%
No preference	40	13.0%
Total	308	

134 Households replied – 88.7%

Question 6

Do you have any other comments on the style of housing:

58 comments.

Prefer bungalow/cottage style
 Traditional mix in keeping with surroundings,
 stone faced and energy saving techniques.
 No Wimpey styles please.

AFFORDABLE HOUSING

There are various types of affordable or social housing available to rent or buy at below open market prices to people who qualify on grounds of need and low income. Rented housing is normally owned and let by Cornwall Council or a housing association, and a variety of schemes for purchasing houses at below market prices are run by private developers and housing associations.

Question 7

Do you feel there is a need for additional social housing in the parish

		Replies	% of Replies
a	Social rented housing (run by housing association/council)	50	16.6%
b	Affordable housing to purchase at discount	70	23.2%
c	Affordable housing to purchase with local occupancy restriction	150	49.7%
d	Affordable rented (subsidised at 80% of market rent)	32	10.6%
	Total	302	

107 Households replied – 32.2%

Question 8

Are there any suitable locations for affordable housing you can suggest:

43 comments

*Golberdon most popular reply, but not sure where
Near amenities, concerns about infrastructure, transport*

Question 9

Do you think there should be any restrictions or specific requirements for this type of housing ?

64 comments

*Restrictions for parish locals had overwhelming support
Lots of concerns about infrastructure*

Question 10

Do you think there is a need in the parish for sheltered accommodation for the elderly or for smaller 2 bedroom houses or flats ? *(tick the box to say yes)*

	Replies	% of Replies
Sheltered accommodation	107	51.0%
2 bedroom properties	91	43.3%
Flats	12	5.7%
Total	210	

83 Households replied – 55%

Question 11

Do you have any other comments regarding housing?

51 comments

No to developers, need to adapt/extend existing property
Transport - traffic - parking concerns
Insulated, energy efficient homes that are affordable to run
Single homes rather than grouped
Preference to elderly, families, low income in the parish

Section 2 -The Environment We Live In



There are various features of our environment, that is the countryside we live in and the buildings that are already here, that we all consider important to keep. We can make it an important consideration for any future planning

application that the proposed development must not spoil these. So we need to identify what are the features that matter most to us.

BUILDINGS

Think about existing buildings in the parish that you would like to preserve.



Question 1

Which buildings are important because of their historical connection ?

106 comments. The most comments in the survey.

Preserve the Church was by far the most popular answer
But also Chapels, all old architecture, monuments etc
Farms, Listed buildings, The Hall & School House got mentions

Question 2

Which buildings are important because of their attractive architecture or appearance ?

63 comments

Again The Church by far most comments, plus
traditional farm buildings and any old buildings

Question 3

Are there any other buildings we ought to preserve ? Please list them and say why they should be preserved.

30 comments

Church
Hall
Farm Buildings

THE LANDSCAPE WE LIVE IN



There are literally thousands of different views within our parish, depending where you stand and which way you are looking, so it is impossible to list them all. Instead, we are asking you to look at the map of South Hill parish and think which parts of the landscape are most important to preserve, and to mark these on the map.

Question 4

On the next page there is a map showing the boundaries of our parish.

Please draw a ring or rings, on the map around those areas which you think are the most important to preserve

Comment.

Most people preferred to write a list of areas that they wished to see preserved, rather than using the map. Their opinions are reflected in Question 5 below.

Question 5

What special features of the landscape do you think ought to be preserved ?

70 comments

The views were the most popular answer. Hedgerows, trees, narrow lanes & rivers, woods, & footpaths, plus open fields

and old fields were all mentioned by a lot of people.

PUBLIC FOOTPATHS



Question 6

How often do you use one of the off-road public footpaths in our parish ?

	Replies	% of Replies
Most days	43	16.3%
Once a week	44	16.7%
Once a month	43	16.3%
Rarely	96	36.4%
Never	38	14.4%
Total	264	

141 Households replied – 93.4%

Question 7

How important do you think it is to preserve and maintain our footpaths ?

	Replies	% of Replies
Very important	185	70.1%
Quite important	54	20.5%
Slightly important	18	6.8%
Not important	7	2.7%
Total	264	

53 Households replied – 35.1%

Question 8

Do you have any other comments about our footpaths ?

69 comments.

Generally saying that footpaths are not clearly marked and a disgrace, unkempt and difficult to access.
Some want more footpaths; some want less; all want better. Lack of bridleways also mentioned (we have none in the Parish)

TREES AND HEDGEROWS

We are encouraged to include policies in our neighbourhood plan which enhance the Green Infrastructure and Biodiversity.

Question 9

Should we encourage developers to plant one or more trees, of species which are native and common in Cornwall, whenever a new house is built?

	Replies	% of Replies
Yes	247	93.6%
No	9	3.4%
Don't know	8	3.0%
Total	264	

139 Households replied – 92.1%

Question 10

When buildings are converted for residential use, should we insist that bat and owl boxes are provided to protect and improve the habitat ?

	Replies	% of Replies
Yes	211	81.8%
No	29	11.2%
Don't know	18	7.0%
Total	258	

137 Households replied – 90.7%

PUBLIC OPEN SPACES

The only public open spaces we have in our parish at present are the recreation field behind the parish hall, the childrens' play area, the cemetery, and the church graveyard.

Question 11

Do you think we should have more public open spaces ?

	Replies	% of Replies
Yes	71	27.6%
No	144	56.0%
Don't know	42	16.3%
Total	257	

138 Households replied – 91.4%%

Question 12

The Parish Council owns a number of parcels of land throughout the parish, and many of these are rented out to people for grazing, which helps to keep your Council tax down. If it were possible, would you like to see some of this land opened to the public for recreational use instead ?

	Replies	% of Replies
Yes	47	17.8%
No	173	65.5%
Don't know	44	16.7%
Total	264	

141 Households replied – 93.4%

Question 13

Do you think a an appraisal would be benefit to identify specific conservation sites in the parish ?

	Replies	% of Replies
Yes	141	57.1%
No	61	24.7%
Don't know	45	18.2%
Total	247	

131 Households replied – 86.8

Question 14

Do you think the idea of a heritage audit of the parish would be of benefit to secure heritage sites in the parish ?

	Replies	% of Replies
Yes	140	54.7%
No	53	20.7%
Don't know	63	24.6%
Total	256	

53 Households replied – 35.1%

Question 15

If more land became available for a public open space, what would you like to see it used for ?

56 comments.

Responses were mixed: could be used for community allotments & chickens, woodland, picnic area, sports area, dog park, walking, recreation, play area or preserve for crops & grazing.

ALLOTMENTS FOR RENT



Question 16

Would you like to see more allotments available to rent ?

	Replies	% of Replies
Yes	94	37.9%
No	60	24.2%
Don't know	94	37.9%
Total	248	

THE MORE DISTANT ENVIRONMENT BEYOND OUR PARISH

Most of our parish is farmland, but our landscape includes views of neighbouring parishes. Most of these parishes are also producing Neighbourhood Plans, so we need to tell them if there are features outside our parish that you would like to keep as well.



Question 17

What features in our more distant landscape views should we be asking our neighbouring parishes to preserve ?

66 comments

Moors

Caradon, Kit Hill

Views

Farmland, countryside, landscape

Linkinhorne

Section 3 - Renewable Energy

Most of us use oil for heating and we all use electricity. It is expensive to improve the insulation of most of our homes. National policy is to encourage the generation of more of our energy from renewable sources. In South Hill we have possible suitable sites for Solar PV*, wind turbines, biomass* and bio-digestion*. Hydro power and heat pumps* may also be suitable for small scale projects. Our Neighbourhood Plan gives us an opportunity to influence where these are located. It is also policy that we, the local community, have an opportunity to share the ownership of these developments and keep the benefits here.

**solar PV using the power of the sun to generate electricity using PV panels.*

** Biomass(something grown that can be used as fuel) This could range from managing small areas of woodland to produce wood for fuel to growing crops which could be burnt on a commercial scale.*

**Bio-digestion Crops or waste material is broken down to produce methane which is burnt to generate electricity.*

**Taking heat from the air or the ground to heat our homes.*

SOLAR PV (photo voltaic panels)

Question 1 Are you in favour of solar panels on roofs?

	Replies	% of Replies
Yes	195	74.4%
No	57	21.8%
Don't know	10	3.8%
Total	262	

137 Households replied – 90.7%

Question 2 Are you in favour of large numbers of solar panels on the ground, if the site is not easily visible from roads, footpaths or any public space?

	Replies	% of Replies
Yes	58	22.1%
No	188	71.8%
Don't know	16	6.1%
Total	262	

137 Households replied – 90.7%

If you said **YES** please suggest any sites that you think might be suitable.

21 comments.

The lowest number of comments in the survey and
Most generalized in the answers.
The consensus was Away from houses, out of sight

WIND TURBINES

Question 3 Are you in favour of wind turbines if they are not situated close to houses or specially important parts of the landscape, or any historic buildings?

	Replies	% of Replies
Yes	108	40.0%
No	143	53.0%
Don't know	19	7.0%
Total	270	

138 Households replied – 91.4%

Question 4

Wind Turbines need to be on a windy site. If you are in favour of them, can you suggest a site, or sites, that you think might be suitable.

40 comments.

Many didn't answer the question, but of those that stated
a location Golberdon Down was favourite.

BIOMASS & BIODIGESTION

There are several ways we could use these technologies in South Hill parish to produce fuel or electricity. We have some small areas of woodland, arable land, and farm manure and slurry which could be used.

Question 5

Please tick a box to show which of these you are in favour of:

	Replies	% of Replies
Managing woodland to produce wood for fuel	183	36.0%
Crops grown, and burnt to generate electricity	74	14.6%
Farm manure and slurry to supply a biodigester to generate energy	171	33.7%
Crops could be grown to supply a biodigester to generate energy	80	15.7%
Total	508	

102 Households replied – 67.5%

FINANCE AND REWARDS

Renewable energy schemes cost a lot of money to set up, but they also offer possibilities for saving money on energy costs.

Question 6

Would you, in principle, be interested in a local electricity tariff for energy generated renewably?

	Replies	% of Replies
Yes	136	53.3%
No	53	20.8%
Don't know	66	25.9%
Total	255	

136 Households replied – 90.1%

Question 7

Would you be interested in investing money in a community owned renewable energy generation project?

	Replies	% of Replies
Yes	58	22.7%
No	111	43.5%
Don't know	86	33.7%

Total	255	
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83 Households replied – 55.0%

ENERGY AND NEW HOUSES

Question 8

Do you think, where possible, that new buildings should have:

	Replies in favour
A roof suitable for solar panels.	177

Question 9

Do you think that priority should be given to new homes that are built to a higher standard of energy efficiency?

	Replies in favour
Tick box if you agree	204

Question 10

Do you think that a developer building more than one house should be required to consider a district heating system if this reduces overall energy costs?

	Replies in favour
Tick box if you agree	161

128 Households replied to Questions 8, 9 and 10 - 84.8%

Section 4 - The Local Economy

Question 1

Is your work or business within the parish or outside ?

	Replies	% of Replies
Within the parish	60	24.2%
Outside	102	41.1%
Not working at present	86	34.7%

Total	248	
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132 Households replied – 87.4%

Question 2

How do you travel to work or for leisure ?

	Replies	% of Replies
Own vehicle	203	86.8%
Shared vehicle	24	10.3%
Public transport	7	3.0%
Total	234	

131 Households replied – 86.8%

Question 3

Do the current transport links/infrastructure meet your requirements ?

	Replies	% of Replies
Yes	70	31.0%
No	115	50.9%
Don't know	41	18.1%
Total	226	

129 Households replied – 85.4%

Question 4

Do you experience problems with speeding vehicles in the parish ?

	Replies	% of Replies
Yes	179`	70.2%
No	68	26.7%
Don't know	8	3.1%
Total	255	

139 Households replied – 92.1%

If you said yes, where and when does most speeding occur ?

92 comments. The 2nd highest number of comments.

Everywhere, specifically Golberdon followed by Maders.
Country lanes, South Hill Rd, Kerney Bridge to Golberdon
Golberdon to Maders , Tractors on Trefinnick Rd,
Golberdon Crossroads to Beech tree

Question 5

Some people have said that they have problems with parking in the parish.
Have you experienced any of the following difficulties?

	Replies	% of Replies
Difficulty finding space to park	17	6.4%
Blocked access to your property	32	12.0%
Damage to verges	59	22.2%
Restricted vision causing hazards	69	25.9%
Blocked footpaths	29	10.9%
Parking too close to junctions	60	22.6%
Total	266	

65 Households replied – 43.0%

If you ticked any of these boxes, where do these problems occur ?

61 Comments.

Worst spots are Golberdon Square
Around the Hall, Golberdon Crossroads
Trefinnick Road, Bray Shop

Question 6

Can you suggest any suitable sites for extra off road parking in the parish ?

Just 27 comments.

Most popular suggest using the Village Hall car park

Question 7

Do you think some sort of hub for the delivery and collection of parcels would be a good idea ?

	Replies	% of Replies
Yes	90	35.3%
No	115	45.1%
Don't know	50	19.6%
Total	255	

137 Households replied – 90.7%

Question 8

Would you like to see more local partnership groups in the parish, to provide more help/ business advice, for local business, aid access to resources etc ?

	Replies	% of Replies
Yes	77	32.6%
No	52	22.0%
Don't know	107	45.3%
Total	236	

132 Households replied – 87.4%

Section 4 - About your household**Question 1**

How many people normally live in your household? (*Enter the number*)

292

Adults

40

Young people aged 6 -18

9

Young People under 5

138 Households replied – 91.4%

Question 2

Is your house in South Hill (*tick whichever applies*)

	Replies	% of Replies
Your permanent home ?	136	82.9%
Used as a holiday let ?	0	0%
Used as a second home ?	2	1.2%
Used for business as well as a home ?	26	15.9%
	164	

139 Households replied – 92.1%

Question 3

How many cars do you usually have in your household ?(*enter number*)

272

Roadworthy

16

Off road

132 Households replied – 87.4%

Question 4

Apart from your own house and garden, do you own any other land in the parish used for any of the following? (*tick all that apply*)

Rented Housing	Farming	Grazing Horses	Holiday Letting	Workshop	Other Uses
6	22	8	1	3	11

The next 2 questions are specifically for the young people in the household.

Question 4

After you leave school or university, do you hope: (*tick all that apply*)

	Replies	% of Replies

To find work in this area ?	14	29.8%
To move away to find work ?	15	31.9%
To return to live here one day ?	18	38.3%
Total	47	

20 Households replied – 13.2%

Question 5

What do we need to do to make this a better place for you to in the future ?

	Replies	% of Replies
Encourage new small businesses here	13	29.5%
More clubs & activities for young people	14	31.8%
Better public transport facilities	17	38.6%
Total	44	

17 Households replied – 11.3%%

What could we provide in the parish to make it better for young people ?

16 comments.

Most suggested a Shop/ PO/ Sweetshop
 More activities
 A wood

Question 6(For everyone)

What do you see as the major challenges facing this parish in the next 20 years?

54 comments. Support aging population, lack of public transport.
 Over development, renewable energy, rural identity
 Lack of amenities, poverty, increased traffic
 Loss of young families, decline in farming.

BACK PAGE

Please use this space for any other comments you would like to make.

[35 comments](#)

[Keep community character, rural aspects, protect heritage structures](#)

[Broadband, Phone issues, poor reception](#)

[Footpaths, Green lanes, bridlepaths, walking club, cycling](#)

[Traffic > parking improvements needs](#)

[Road improvements needed](#)

[Damage to hedges, roads](#)

[More activities](#)

[County not supporting parish council](#)

Wish there was room for ALL THE COMMENTS - they will be available on line