



ABLE NEIGHBOURHOODS

meet the housing requirements for the Area are effectively an urban extension of the boundaries of the town, the Falmouth is a guidance to the Local Planning Authority, Budock Parish Council to help them shape progress into Falmouth and create more

ions together with the existing housing areas

clear that the existing areas within these

lacking in the necessary facilities, which

on Section 106 and Community Infrastructure

new developments. These three new

and framework communities have been named

Ashfield Community

Policy Proposal NR 1: General requirements for Falmouth Urban Extension developments

- New large scale residential development coming forward as urban extension adjacent to the Falmouth Neighbourhood Plan designated area must:
- Include vehicular and pedestrian connections to adjacent development
- Include a mixed housing form, including apartments, town houses detached dwellings, with a minimum of 35% affordable, at densities of 35-40/dp and mixed tenures
- Protect the existing landscape, hedgerows and trees, which must be integrated into public space to Council Council's standards
- Include measures to ensure the provision of a regular and frequent bus service
- Follow the design standards set out in Building for Life and Council Guide

Policy Proposal NR 2: Requirements for the Ashfield community

- Vehicular connections should be made at the East to the northward, the West to the North and South to Lantana Lane
- A new vehicular and foot bridge across the railway line to be built to join the two sides
- The improvement and upgrading of the recreation ground

Menehay Community

Policy Proposal NR 3: Requirements for the Menehay community

- Respect the historic setting of Menehay Farm and Menehay Farm
- Maintain view Budock Church and surrounding landscape
- A local shop and services centre at the junction of Menehay Farm and Water Road

Policy Proposal NR 4: Falmouth AFC Site

The redevelopment of the Falmouth AFC site will only be permitted if:

1. Alternative provision of all sports and recreation facilities is provided in a location that is accessible to existing, existing residents
2. The development is for a mixed use with 100+ high quality apartments and a local shop and services centre
3. Traffic calming and shared space arrangements are implemented to create a street and safe connection to the lower Falmouth site



STAINABLE NEIGHBOURHOODS

How we respond to a greater range of new investment, we have proposed a strategy to maintain or increase car parking and provide additional housing at The Quarry additional housing at The Quarry additional housing at The Quarry

TOWN CENTRE

BUSINESS & EMPLOYMENT

Do you want to get more involved?



This Consultation Statement has been prepared to fulfil the legal obligations of the Neighbourhood Planning Regulations 2012 under Section 5(2).

FALMOUTH NEIGHBOURHOOD PLAN CONSULTATION STATEMENT

Falmouth Neighbourhood Development Plan Stakeholder Group July 2019



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Introduction

The Consultation Statement has been prepared to fulfil the legal obligations of the Neighbourhood Planning Regulations 2012 under Section 5(2). A Consultation Statement:

- (a) Contains details of the persons and bodies who were consulted about the proposed neighbourhood development plan;
- (b) Explains how they were consulted;
- (c) Summarises the main issues and concerns raised by the persons consulted; and
- (d) Describes how these issues and concerns have been considered and, where relevant, addressed in the proposed neighbourhood development plan.

The document records the sequence of activities undertaken to ensure that the local community, organisations, non-statutory, and statutory bodies were informed, engaged, and consulted during the preparation of the Neighbourhood Plan. Outcomes from this engagement and consultation has had a significant effect on the strategy and policies incorporated into both the draft and submission versions of the Falmouth NDP. This consultation statement also describes how concerns have been addressed, and what changes have been made to the final Plan as a result of the pre-submission consultation.

Aims of the Consultation

In the [Community and Engagement Strategy](#) produced at the beginning of the Neighbourhood Plan process, we stated that our objectives were intended:

- to make sure that we communicate with and engage with the entire Falmouth community so that we achieve a sound plan whose policies fully reflect the community's views and aspirations
- to make sure that the local community becomes more aware of how planning works and understands what can and cannot be done through the different parts of the planning system.
- to promote community interest and engagement through active participation in the work of producing a Neighbourhood Plan
- to encourage and include volunteers in taking part in working groups to collect and analyse information, investigating opportunities and working up ideas into creative new policy proposals.

To meet these objectives, we said that we would:

- ensure everyone can take part by overcoming barriers that some individuals may face
- be clear on what we are trying to achieve
- make engagement easy to understand
- analyse and evaluate all responses and views
- share engagement responses and views in a timely manner
- review the methods we have used and reflect on which elements worked well and where there are gaps and why
- analyse our engagement process and adapt it as necessary
- comply with the Data Protection Act when handling personal information

Key Stages

The consultation strategy has been broken down into key stages to ensure clarity and continuity of progress with the plan:

Stage 1 - Awareness raising of the purpose and value of the Neighbourhood Plan process, how it works, what can or cannot be done through the process, and how to become involved.

Stage 2 - Community engagement in the analysis of local issues, creating the vision, and scoping of the Falmouth Neighbourhood Plan objectives and themes

Stage 3 - Community engagement in the development of the policy and proposal options to be considered

Stage 4 – Formal consultation on the draft plan.

Stage 5 - Promotion of the final plan and awareness raising for the local referendum.

This report covers stages 1 to 4.

The Engagement and Consultation Process

Stage 1: Awareness Raising

Falmouth Civic Society raised awareness about the benefits of Neighbourhood Planning from 2011, as noted in press items in the Falmouth Packet on 9th April 2014 which reported on discussions at the Falmouth Civic Society's AGM. (See: <http://tinyurl.com/o48n5vn>) Subsequently, when Cornwall Council indicated it would support a proposed Article 4 Direction provided there was a Neighbourhood Plan which included planning policies to guide the handling of planning applications arising from the A4D, there was further public attention on the Neighbourhood Plan concept. This included an item in the Falmouth Packet on 5th March 2014 (<http://tinyurl.com/pa7ezwc>), and the later the Falmouth Bay Residents Association Newsletter (<http://tinyurl.com/pgf44sq>). There was also a briefing to the Falmouth Town Forum in May 2015 (<http://falforum.blogspot.co.uk/>).

On 8th September 2014 the Council's Finance and General Purposes Committee RESOLVED to prepare such a plan for Falmouth (Minute reference F4478 of 8/09/2014). On 29th September 2014 the Falmouth Town Council APPROVED minute F4478 in minute C4429. The application for designation was submitted by the Town Council on 17th November. Cornwall Council consulted the public and statutory bodies from Friday 28th November 2014 to Friday 9th January 2015.

During the pre-designation period the opportunity to comment on the proposal was picked up at the Westcountry News website on 31st December 2014 (<http://tinyurl.com/kvj8a3>).

Some public representations were received during this period, which were reported in the Officer's report recommending that the designation be approved. These can be inspected here: [Designation Officer Report](#).

On 29th January 2015 the West Briton included an article about the forthcoming community engagement period (<http://tinyurl.com/pnajdee>).

Terms of Reference for the Neighbourhood Plan Stakeholder Group were approved by the Town Council as the official qualifying body in November. This required that the Stakeholder Group should consist of representation from the following groups representing the different interests:

- Falmouth Town Council
- Falmouth Civic Society
- Falmouth & Exeter Universities
- Falmouth Town Forum
- Falmouth Town Manager
- Falmouth BID
- Falmouth Bay Residents
- Lambs Lane Residents Association
- Beacon Regeneration
- Falmouth Churches Together
- FDHA

The Terms of Reference provided for representatives of other groups to be recruited at the Falmouth Neighbourhood Plan Stakeholder Group's discretion. Such members were invited to reflect different sectors of the community and the range of skills, knowledge and experience that will be required to develop the Neighbourhood Plan. This has from time to time been exercised, with representation now also including Save our Falmouth, the Universities, and Falmouth Harbour Commissioners and the National Maritime Museum. Full details of the Stakeholder Group and working Groups membership is given in Appendix 1.

The Terms of Reference also required the Stakeholder Group to:

1. Liaise with local organisations, Cornwall Council, and other bodies
2. Identify effective methods of engagement, consultation and information gathering that ensure the plan is as inclusive as possible.
3. Be responsible for the analysis arising from such engagement, consultation and information gathering

Shortly thereafter the stakeholder Group set about the task of creating an identity for the NDP that would be distinctive and easily recognisable as originating in the local Falmouth area. To begin, a distinctive 'house style' was developed with the support of Sames+Littlejohn, a local design agency. This has been used for all the documentation produced for consultation and engagement.

The Stakeholder Group also created a [website](#), a [Facebook](#) site and a [Twitter](#) account to engage with local people and encourage them to visit the website at key points. These included the initial consultation about the shape of the plan and feedback on the results, recruitment for the working groups, questions on specific topics identified by the working groups, awareness raising in the run up to the formal consultation on the plan, and the formal consultation itself.

Table 1: Social Media Statistics January 2014 to July 2019	
Website	39 Pages 34 Posts 25,891 hits 42 comments
Facebook	35 Posts 23 followers Maximum post reach 657 people
Twitter	86 Tweets 42 Retweets 22 Likes 1 Quote 82 Followers

Stage 2: Community Engagement in Issues Analysis, Scoping and Vision

From April to June 2014 there followed an intense period of publicity and outreach aimed at encouraging people to complete a survey and if they wished, attend a series of drop-in sessions where they could see an exhibition and meet members of the Stakeholder Group to discuss the issues. The survey form, which incorporated an [explanative leaflet](#) was distributed to all households in the Designated Area, and also by email to the Town Council's Town Management and BID circulation list of 900 local businesses, retailers, hotels and guesthouses, tourist attractions, community groups, property owners etc.

In order to maximise the response, press releases were issued and picked up in the local press, and examples being available to view here: [Falmouth Packet](#). In addition, posters were distributed to local shops and large format ads placed in Ad-shell bus shelters, which were very visible to both bus and car travellers. These carried a provocative message designed to encourage readers to find out more.



The engagement period was officially launched just prior to the Annual Parish Meeting on 23rd March 2015, as this a good opportunity to reach out to town councillors, public and press. The closing date was set to be 1st May 2015.

Drop-in sessions followed. At the Library on 9th April, open from 10am to 7.30pm. 285 questionnaires were handed out and 80 people came in for a chat about Falmouth Neighbourhood Plan. Topics discussed were wide ranging. Several people referred to inadequacies of transportation and bus services, others to housing pressures and the need to maintain a good mix of housing types

to preserve the community balance. Town-centre traffic featured several times, as did the view that Falmouth could make more of its waterfront to strengthen its economy and provide leisure opportunities for residents. Many of the visitors thought that a Neighbourhood Plan made and approved by the local community would help the local planning authority to make better decisions on planning applications in the area.

A second session was held at Falmouth Watersports Centre on Wednesday 29th. Thirty people dropped in and we distributed another 120 questionnaires. In the conversations with visitors much the same issues as discussed at the previous session were covered, but with more of a focus on the impacts of possible housing growth to the south of the town. There was also greater attention on the docks, marine industry and tourism. Later in the day we were aptly entertained by the sight of MV Boudicca, a Fred Olsen cruise ship, arriving.

Falmouth Neighbourhood Plan

Our future in your hands!

**Come to one of our drop-in
exhibition sessions.**

9th April 2015
10.00 am to 7.30 pm
Municipal Buildings, The Moor

29th April 2015
10.00 am to 7.30 pm
Falmouth Watersports Centre, Arewenack Street



Delays with our distributors mean that many households had not received their copy of the leaflet and questionnaire as the deadline for submission was approaching. As the level of interest suggested that many more would want to have their say, it was decided to extend the deadline to Friday 22nd May.

[Local](#) and [National](#) statutory bodies, [local GPs](#) and [Schools](#), and [minority](#) groups were consulted by e-mail/letter, and informed of the website link for feedback as well as on-going comment/liaison.



During the same period, information about the engagement opportunities with links to the survey were circulated using the Falmouth BID and Town Managers email contact list, reaching approximately 900 addresses of which 65% are businesses, with a [message](#) inviting involvement.

In all there were 1,308 questionnaire returns, with an 83% completion rate overall. All questions achieve at least 95% confidence level, most 99%. However, the age group balance was somewhat distorted in favour of 65+. Nevertheless, by the end of this engagement period the Stakeholder Group felt it had achieved a good grasp of the consensus of views expressed by local people, and a vast amount of ideas and opinions had been amassed to feed into the plan-making process.

When analysed, the results are very clear on the aspirations of the local community. When asked 'how would you like Falmouth to be described in 15 years' time?' (Q1) the most popular responses were:

- Vibrant
- Prosperous

- A sea-port
- Attractive
- Safe
- Friendly.

The community were also asked what the neighbourhood plan should focus its attentions upon (Q2). The top-ten strongest held views here were:

- Protection of local green spaces
- A better sense of community
- A community with a balance of ages and incomes
- More skilled jobs
- Sites for high quality medical and care facilities
- More green spaces and trees
- More opportunities for small businesses
- Preserving the built environment of Falmouth
- More use of local materials, food, employment
- Investment in infrastructure (water supply, sewage treatment, electricity supply, street lighting etc)

Together the response to these two questions gave a clear view that the community sought a prosperous, neighbourly and more self-reliant future which retained the essential character of the town, in terms of both its built environment and community make-up, supported by strong green and physical infrastructure, and excellent social facilities.

The survey also found that 75% of people travel outside the town for medical and leisure services and facilities, and for shopping choice (Q.3 & 4). Truro was quoted as the most used centre for these items (Q.5).

In terms of housing provision, the priorities were seen as being affordable homes, starter homes, dwellings for the elderly, rental accommodation, self-build, and purpose-built student accommodation (Q.7).

The top 5 most important design features that should be considered in new development were seen to be retention of existing trees and hedges, provision of open space and community facilities, the scale and character of adjoining buildings, adequate car and bike parking, and connectivity with local facilities (Q.8).

70% of those responding to the question said the balance of the community or character of the area characterised as The Terraces was seen to be at risk of being harmed by changes in accommodation and occupancy type (Q.9). The aspects seen most to be harming the character of the area were care and maintenance of gardens and communal areas and the maintenance of buildings (Q11). 77% of those responding to the question said they would support an A4D to control the spread of HMO (Q.12).

Some 94% supported developing Falmouth's docks as a centre for marine engineering, and 78% supported the dredging of the harbour to provide a deep water access channel (Qs 13 & 14). Around 74% agreed that waterfront locations should be protected for use by sea-based businesses and maritime tourism (Q.15). Questions 16 and 17 identified easy pedestrian access, connectivity, scale and character, and respecting the existing urban pattern as important design issues in town centre developments.

Respondents said that planning policies for the town centre should require developments to provide better access to the waterfront, improvements to make the pedestrian environment more welcoming, vehicle band in peak periods, and preventing vehicles using the main street as a through route (Q.19).

A more detailed summary of the community engagement results can be found here: [2015 Survey Results](#).

The response from local and national statutory bodies, local GPs and Schools, and minority groups was sparse and very generalised, focussing mainly on process. Details can be found here: [Agencies Response 2015](#). The most notable response was from Falmouth Harbour Commissioners, who said they would like to see the concept of identifying the waterfront area between Prince of Wales Pier and Falmouth Docks as a “Commercial Waterfront Leisure Zone” included within the neighbourhood plan and development options appraised.

Stage 3: Community Engagement in Policy Development

The Stakeholder Group held a Community Feedback Workshop in the Falmouth Town Council Chamber on Friday 7th October 2015, to consider the results of the survey. Attendance at the session included the stakeholder group and was extended to include a wider group of local organisations.

The aim of the workshop was to define a draft ‘shared vision’ for Falmouth’s future, a broad set of aims and objectives and an outline strategy for achieving sustainable development in the town. It was also the intention to agree on the topics around which ‘working groups’ would form and the main elements of a work-brief for each team.

A full report of the workshop may be found here: [FNP Workshop 1 report](#)

The Workshop agreed the principles of what should go into the vision, and a set of objectives, on which to build strategy and policies were agreed to be:

- build a sustainable and balanced community
- integrate with the A4D and supporting policy
- direct development (new proposals, redevelopment, intensification) to specific locations
- support the maritime heritage, tourism and industry
- integrate infrastructure and strengthen connectivity
- give design guidance on achieving human scale, character and design
- high value employment
- tackling deprivation
- raising/delivering aspirations
- include the harbour within the boundary of the plan
- ensuring services are adequate for Falmouth and the surrounding area

It was agreed that 4 working groups would be set up around the priority areas established by the community feedback – namely:

- Economy (lead by Candy Atherton)
- Environment & Open Spaces (lead by David Yelland)]
- Housing & Sustainability (lead by Grenville Chappel)
- Spatial Strategy, Integration & Design Guidance (lead by Mike Jenks)

Each of these groups worked to a brief that included the requirement to ‘hold engagement sessions with community and industry stakeholders’.

The Economy Working Group merged with the Falmouth Area Coastal Community Team to prepare an Economic Plan in late 2015, which was then used to guide bids to the Coastal Revival Fund and Coastal Community Fund as well as providing evidence for the employment and business policies of the

Neighbourhood Development Plan. A [press release](#) to cover this was issued on 26th July 2016. Membership of the group was as follows:

- A&P Ports (Falmouth)
- Cornwall Council •
- Cornwall Marine Network
- English Heritage (Pendennis Castle)
- Falmouth Bay Residents Association
- Falmouth BID • Falmouth Civic Society
- Falmouth and District Hotels Association
- Falmouth First CIC
- Falmouth Harbour Commissioners
- Falmouth Tall Ships Association
- Falmouth Town Council
- Falmouth Town Team
- National Maritime Museum Cornwall
- Pendennis Shipyard
- Falmouth Neighbourhood Plan Stakeholder Group

The Environment and Open Spaces Working Group membership comprised:

- Jon Bennie Postdoctoral Research Fellow, Environment and Sustainability Institute, Exeter University
- Brad Bodinar Health, Leisure and Well-being Manager, Dracaena Centre
- Jay Gidman Falmouth Civic Society (Retired Architect)
- Ruth Hills Local resident
- Richard May Centre Manager, Dracaena Centre
- Lynn Newsham Local resident
- Jacqui Owen Visitor and Education Officer, Gyllyngdune Gardens
- Simon Penna Grounds and Facilities Manager, Falmouth Town Council
- Sheila Rollinson Lambs Lane and Ashfield Residents' Association
- Katie Shanks Ph.D Student, Exeter University
- Kath Statham Cornwall Council Natural Environment Service
- David Yelland Falmouth Bay Residents' Association (Chair)

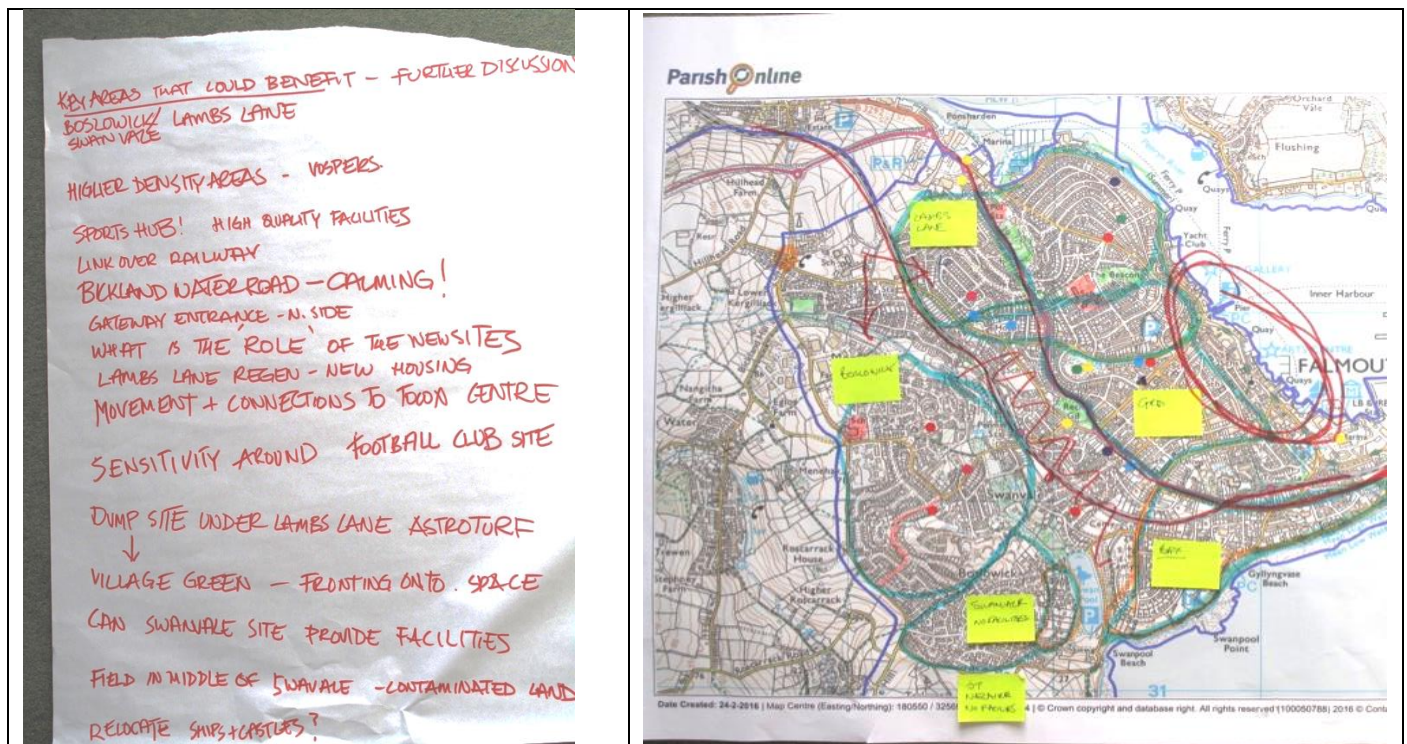
The Housing & Sustainability Group merged with the Spatial Strategy, Integration & Design Guidance Group to become the Spatial Strategy, Integration and Design Guidance and Housing Group. Its membership was:

- Angela Beale, Falmouth and Penryn Conservation Group
- Steve Besford-Foster, Planning Consultant
- Henrietta Boex, Director, Falmouth Art Gallery
- Grenville Chappel, Mayor and Councillor, Falmouth Town Council
- Tom Ebdon, Head, Falmouth School of Architecture
- George Gillow, Development Surveyor, Cornwall Housing
- Mike Jenks (Chair), Falmouth Civic Society and Architect
- Tim Kellett, Architect and Urban Designer

- Oliver Lane, Head of Accommodation Services, Falmouth Exeter Plus
- MJ Long, Architect, Partner of Long & Kentish Architects
- Dominic O'Neill, Head of Projects, Falmouth Exeter Plus
- Bill Radmore, Chartered Surveyor
- Richard Thomas, Chartered Surveyor, Richard Thomas Partnership
- Jo Widdicombe, Planning Consultant, Situ8
- Matthew Williams, Planning Officer, Cornwall Council

Members of the group who acted as alternates or resigned:

- Tim Brooksbank, Falmouth Exeter Plus
- Michelle Brunton, Falmouth Exeter Plus
- Kieran Highman, Planning Officer, Cornwall Council
- David Hosken, Exeter University



The Groups worked at their own pace though late 2015 and 2016, organising their programme of activity, carrying out research, holding meetings to discuss the findings, agree broad objectives and then brainstorming ideas that would deliver the outcomes, and then agree on and preparing final reports.

The Economy/FACCT Group also prepared and submitted applications for Coastal Community Funding, and considered support for submissions by other groups, during this period.

The draft Working Group reports were considered at the 24th May 2016 Stakeholder Group and agreed to be the basis to create planning policies for the NDP. At the 27th June Stakeholder Group meeting it was decided that a further visioning workshop would not be needed as the Working Group material provided a strong basis to go forward.

Following completion of the WG reports, the 26th July Stakeholder Group agreed that a Drafting Group comprising 3 members of the Stakeholder Group with support from the Project Manager would write up the 'Consultation Draft' of the NDP.

The draft NDP was considered at the Stakeholder Group on 11th October when various amendments were requested, prior to it being presented to Falmouth Town Council Planning Committee on 21st November 2016, when it was resolved that 'the Council unanimously support the Draft Neighbourhood Development Plan'. ([Minute P5134](#)).

In parallel, a [sustainability checklist](#) was prepared by the Drafting Group, in preparation for a screening opinion from Cornwall Council.

Throughout the development of the NDP presentations about the value of neighbourhood planning, the process and possible content, were given at meetings of various organisations, representing a wide range of Falmouth stakeholders and about 300 people, including:

Fal Energy Partnership AGM (24 April 2014);
Falmouth Town Forum (9 July 2014);
Falmouth Bay Residents Association AGM (1 Feb 2015);
University of the 3rd Age (16 March 2016);
Cafe Sci at the Royal Cornwall Polytechnic Society (8 Aug 2016);
Save our Falmouth (25 Oct 2016);
Environment and Sustainability Institute/Exeter University (9 Nov 2016), followed by a seminar on the NDP (11 Nov 2016).

[Stage 4 – Formal consultation on the draft plan.](#)

The draft Falmouth NDP was published, and the formal Regulation 14 consultation period commenced on 22nd December 2016. Due to the Christmas period being at the start of this consultation it was extended to Friday 17th February 2017. Formal notices were published in the local press on 29th December 2016 (West Briton) and 30th December 2016/ 4th January 2017 (Falmouth Packet).

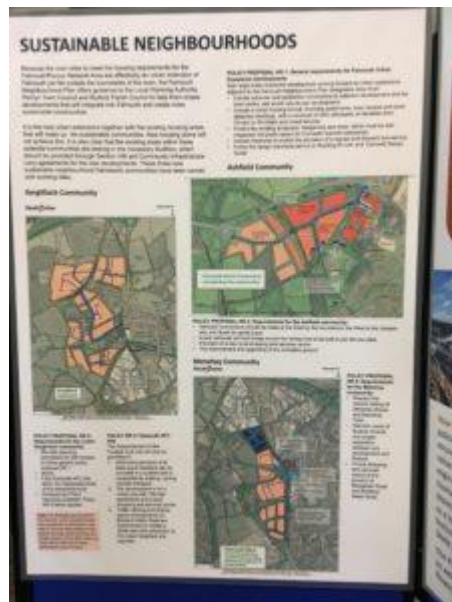
In order to inform and engage with the people of Falmouth, during the statutory formal Regulation 14 six-week consultation stage, Curlew PR was engaged to assist. Prior to and during the consultation period [press releases](#), website publicity, 8 Facebook and 17 Twitter posts, [drop-in exhibition display panels](#), 3000 promotional [postcards](#) widely distributed, and 3000 easy to read plan [summary booklets](#) were all prepared and distributed by members of the team, leading up to 4 drop-in sessions, where all interested parties could come to view maps and information boards, peruse the plan, pick up a summary plan leaflet, and talk with NP Team/Working Group members.



The first 'drop-in' session about the draft Falmouth Neighbourhood Plan was held on 24th January from 11am to 3pm at the Municipal Buildings/Library and was well attended. Over fifty local people came in to chat with a member of the Neighbourhood Plan Team, each receiving ten minutes or more of guidance. Lots of very helpful comments and suggestions were made and noted. Three more sessions were held, with similar

levels of attendance on Tuesday 7th February – (11am to 3pm) at the Falmouth Watersports Centre, Saturday 11th February – (11am to 3pm) – on The Moor, and Wednesday 15th February – (6.30pm to 8.30pm) at the Library at Falmouth School

At the same time, letters were sent by post and/or email to Statutory Authorities and local community organisations, stakeholders & minority groups to inform them of and to invite comment on the Plan. Both the full NDP and summary lay-persons guide were available electronically, as well as hard copies to view in the Falmouth Library and Town Council offices.



Following requests to permit more time for responses, it was decided to extend the closing date for comments to 3rd March 2017.

By the end of the consultation period, comments had been received from 22 statutory and non-statutory bodies, 9 Cornwall Council officers, 2 neighbouring parishes, 7 local organisations, 6 developers, and 54 members of the local community.

Consultation with Natural England and Historic England has continued through the SEA Screening process, as described below.

The Response to the Falmouth NDP Consultations

The [Consultation Response Report Document](#) analyses the comments made in response to the formal community and statutory organisation consultations carried out on the Falmouth Neighbourhood Development Plan under Regulation 14 of the Neighbourhood Plan Regulations from December 2016 to March 2017 and notes the amendments to the Falmouth Neighbourhood Development Plan that were made in preparing the submission version of the Plan. These are set out in Tables 1 & 2 of the document, which summarise and respond to the various comments made in the order of their appearance in the Plan.

Appendices A to E of the Response Report record the comments made verbatim, identify the parts of the Plan which are referred to, and allocate a look-up reference number so that the response to each comment may be found in Tables 1 and 2.

Summary of Comments Made

Overall the intentions and strategy of the draft Falmouth NDP were well supported by the local community, local organisations and statutory bodies. The comments received provided the basis for the Plan to be constructively amended to produce a local planning strategy that reflects local needs and aspirations.

Statutory Organisations:

Natural England and Historic England shared a concern as to how the plan presents its policies and proposals, pointing to a difficulty in understanding the difference between ‘policies’ and ‘policy proposals’, and the status of the list of urban capacity sites, but both provided helpful suggestions. NE pointed out that the proposed pontoons in the Church street regeneration policy (TC1) required a Habitats Regulations Assessment and thereby a full SEA, as did policy BE1 in favour of the Dredge. HE said that the Fig 25 and Policy HR6 were tantamount to site allocations and therefore would require a Heritage Impact Assessment, and SEA. Further engagement with these bodies over these matters has continued. Both organisations gave advice on mapping issues. The Homes & Communities Agency supported the proposed mixed-use redevelopment of the TA Car Park site, whilst Network Rail drew attention to their Western Routes Study and the need to ensure that they are consulted on new development proposals. SWW said that where new developments require improvements to be undertaken these will be secured through planning conditions they would request Cornwall Council to impose.

Local Organisations:

Broad support was expressed by the local organisations that responded, subject to details in some areas. The NMMC supported the plan for enhancement of The Moor (BE4), calling for complementary and joined-up programming to take place at both ends of the town, encouraging visitors and residents to travel through the town and re-enforcing their sense of place. It asked that the NMMC development plans should be included in the NDP, and that more attention should be given in the Plan to tourism and its cultural aspects. Finally, they asked to be a part of the Stakeholder Group. A&P supported the vision and aims, but were concerned about the relationship of urban capacity sites C.31 (Melville Road Sidings) and C.34 (Ocean Bowl) to the docks, and the possibility that their redevelopment for accommodation could restrict the potential of the docks to develop. It was suggested instead that the sites could be safeguarded for marine related employment. A&P also called for clauses relating to the same impacts to be included in HMO2 and HMO3, and for policy BE12 on the Dredge to be strengthened. Transition Falmouth thought that the ‘long-term’ objective with the 2030 focus has been neglected, in that plan appeared to be lacking in detail and practical objectives regarding the effects of Climate Change and the challenges of Global Energy and Food Security.

Falmouth Liberal Democrats supported the Plan’s vision of Falmouth but said the Neighbourhood Plan needed to be consistent with the DPD(S) revisions. In considering the potential of town centre sites for housing of any kind, the implications for traffic flow along the main street were seen as being critical as any additional vehicle flow would work directly counter to the Plan objective of improving the town centre environment. Support for the A4D and related NDP policies was expressed, suggesting that the zone in which no further HMO conversions would be allowed should be extended to include an area surrounding Penmere Hill, Kings Avenue and Tregenver Road. It is also suggested that Policy HMO3 be amended to remove ‘close to the Town centre and’ from paragraph 1a, and replaced by ‘that do not impinge on existing residential areas’. The use of the Penwerris Lane site, the Ocean Bowl site, the Rosslyn Hotel site or the Four Winds site for PBSA did not appear appropriate. The town centre regeneration objectives were seen as strong positive features, but that at least until alternative parking arrangements are in place, it would be desirable for the regeneration of the waterfront to be phased to retain an area of general public car parking in Church Street. The New Street car park might also provide scope for deck or multi-storey parking as suggested on the Quarry and TA sites. Policy BE5, for the skatepark at Dracaena Fields, was warmly endorsed. Policy HA1 of the draft plan to support proposals for the regeneration of the Falmouth Community Hospital and Health Centre to retain and extend their health and social use was seen as being of vital importance, but should be strengthened to further affirm support for preservation of the existing services and health care provided at the Falmouth Community Hospital site, including the retention and enhancement of Boscawen Ward and the Minor Injuries Unit.

Falmouth Afoot reiterated the need to enforce existing traffic regulations and as they are part of the town centre strategy, saying it would be helpful if the Plan included practical ideas as to how such enforcement could be accomplished. Save our Falmouth (SoF) suggested that more could be said to safeguard and support tourism, and encourage an improved town centre 'offer'. The need to align with the emerging DPD(S) was stressed, as it's revised strategy was in opposition to purpose built student accommodation which should be close to the Campus. SoF said that community facilities such as the Rugby club and Adult education centre should be protected from enabling development, whilst Falmouth Hospital and Healthcare Facilities should be safeguarded, and greater investment made in transport.

Community Responses:

Generally, a well-informed and intelligent response was received which shows a depth of concern by residents for the future of their town. Overall the vision and strategy of the NDP was supported, subject to some caveats around the detail on how it will be delivered. The strongest support was for the Environment and Open Space proposals. The Town Centre strategy was also well supported, and there was clear enthusiasm for measures that will enhance its function, improve pedestrian movement, and extend the range and quality of shopping opportunities offered. This was balanced with concerns about how the needs of residents for town centre parking will continue to be met. The Business and Employment policies received backing, amongst which there were calls for more emphasis to be given to measures to support tourism. On Housing, the focus of comments was on student accommodation. The A4D and associated policies were strongly supported, but there was also concern from some as to the 'knock-on' impact on adjoining areas, whilst current landlords (who were also clearly local people) expressed concerns about the business impact of the A4D and how it will be implemented in practice. Purpose built student accommodation was strongly opposed, notwithstanding the contribution it would make to achieving the town centre strategy. Several responses have also identified technical issues with the document, such as typos, mapping errors etc, all of which were very helpful.

Developer Responses:

Studios Ltd supported the vision of the Plan and noted that the Rosslyn site was identified in Fig 25 for housing but felt that it should be identified for purpose-built student accommodation as well. They said that the Plan should be broader in its consideration of student accommodation, both in its location and variety of accommodation types and provide the opportunity for students to live 'off campus' rather than encourage students to live on site, so there should be the ability for non-identified sites to come forward, off campus, that are well placed and sustainable to provide student accommodation and provide freedom of choice in the accommodation market. Policy HMO3 was consequently supported apart from the more restrictive clauses. Amethyst Planning argued for the inclusion of the former oil storage sites at Middlepoint (ref D36) and Castle Drive (D38/D39), which they said are redundant, contaminated, brownfield sites in sustainable locations where sensitive schemes could tackle the contamination and deliver new housing. One Red's representation related to the former Four Winds Inn and Garage/Depot site, and also supported policy HMO3, apart from its more restrictive clauses.

Maenporth Estate noted that the Falmouth area of the Boslowick Ward did not come within the NDP Designated Area, and asked that it should be as they are considering possible long term improvements to the cafe and surrounding area and would welcome input from the local community. Lewis Haughton Wills Ltd posed a number of questions about how the A4D and associated policies will operate, as did several landowner/residents

Cornwall Council Officers Response:

Cornwall Council (CC) pointed out an error in the area designation map, so that part of Penryn Parish was included in the NDP area designation, and suggested a helpful resolution process.

Reflecting the views of statutory consultees, CC noted that the 'policy proposals' covering land outside Falmouth were confusing and suggested that they would be better suited to a broader 'development approach to securing sustainable communities' statement in the NDP relating to developments in and around the NDP area of the town. Referring to Fig 25 and policies H6 & 7, it was noted that the wording had caused statutory consultees - Historic England (HE) and Natural England (NE) to judge that the NDP required Strategic Environmental Assessment which could be resolved by having a general policy about support of infill and brownfield development and moving the list of sites to supporting evidence. In order to avoid SEA it was suggested that the policy supporting the Dredge be replaced with a supporting statement, and perhaps a reference to the Port Master Plan. It was pointed out that to be in conformity with the revised DPD(S) strategy for student accommodation, the NDP would need to be amended. Several helpful general comments were also given on more technical aspects.

Cornwall Local Plan Site Allocations DPD

The Falmouth NDP has emerged alongside the Cornwall Local Plan Site Allocations DPD. Changes to the DPD in its adoption process have resulted in the need to delay the NDP and alter its strategy as it progressed, adding considerably to the timescale involved.

The original NDP strategy was constructed around the strategy in the DPD allocating key sites in Falmouth for Purpose Built Student Accommodation, proposing to the use of some of the value generated by these developments to fund the NDP Town Centre Strategy.

Shortly after the NDP was published, Cornwall Council let it be known that a major amendment to the Allocations DPD was forthcoming, in which the PBSA allocations would be withdrawn, and student accommodation focused in Penryn parish alone.

This was confirmed with the publication of a revised DPD on 12th June 2017, which withdrew the previously identified sites in favour of sites centred in and around the existing Tremough campus to maximise their sustainability, limit impacts on Falmouth and Penryn, rebalance the market, and provide an alternative for students to come out of poor quality HMO properties. The DPD also identified a fourth site, known as the Treliiever Future Direction of Growth. The revised DPD said specifically that the sites it identified 'delivers sufficient capacity for the growth requirements of the Universities within the Plan period; it is not expected that any additional sites or accommodation schemes to those identified within the strategy would be required'.

This shift in DPD strategy immediately put the consultation draft NDP strategy out of conformity, and completely removed the supporting development needed to deliver the Town Centre Strategy.

Anticipating this change, the Stakeholder Group decided on 5th April 2017 that as the NDP and the DPD must continue to hang together, changes to the NDP would be necessary to adapt to the new situation with the DPD. The Group agreed that the aim should be to retain as much of the existing strategy as possible, as it has been well received by the community during R14 consultations, whilst adapting to the new situation and constructing a new approach to delivering it.

On 24th July 2017, the Stakeholder Group approved a revised NDP approach to student accommodation that would bring it back into conformity with the DPD. This would involve replacing the PBSA allocations with residential development allocations. Thereafter analysis of the R14 responses began, and possible responses evaluated. It was noted that the changes relating to HMO policy required to be in conformity would also provide a positive response to many of the comments made in the consultation replies, which sought to more severely restrict HMO development. The replacement allocations involved the NDP Team in carrying out heritage impact and habitats assessments, which were also necessary to deal with HE and NE responses on draft policies TC2, HR 4 to 6, and BE 5 and 6. In addition, other changes to the DPD had

impacted on NDP environmental and open space policies, requiring substantial adjustments to the evidence base and mapping, as did a proposal to extend the designated area to the entire Town Council area.

It was also considered necessary to propose making representations on the revised DPD. These were to ask Cornwall Council for DPD amendments to require S106 funding from PBSA in Penryn for off-site policing/street angels, a financial contribution towards delivering affordable housing for rent and town centre improvements in Falmouth.

The Town Council were also involved with negotiating a revised package approach to the town centre scheme so that it is realistic and achievable. This has resulted in the development of a 'Place-Shaping' investment strategy (CC direct funding, regeneration grants, Coastal Community Fund etc.) being adopted by Cornwall Council, supported by a local cross-sector partnership and based around the emerging Falmouth NDP,

On 31st October 2017, the Allocations DPD was submitted to the Secretary of State.

Following consideration of draft material discussed and developed after the July meeting, the Stakeholder Group agreed the following main changes to the NDP on 30th January 2018:

- a) Incorporate appropriate changes and new policies to meet the concerns of objectors wherever it is possible within the overarching strategy;
- b) Make allocations and/or adopt rigorous criteria to ensure that sites that could no longer attract PBSA will not experience other unacceptable proposals
- c) Adopt 0% additional HMO target across the entire NDP area, replacing Policy HMO1 and 2 to support the revised DPD strategy and meet community comments
- d) Remove Policy HMO3 from the Falmouth NDP so that ad-hoc PBSA applications are not encouraged, to meet community comments
- e) Include details of the DPD student strategy implementation in the NDP
- f) Include new policy to encourage 'Build for Rent' developments to help address local housing rental market (excluding PBSA)
- g) Remove the general urban capacity sites policy and replace with a more specific policy for the most likely sites and a general criteria-based policy for other redevelopment opportunities, to meet EH, NE and CC comments
- h) Remove proposal for pontoons at Church Street as being outside remit of the NDP
- i) Remove policy on dredging – also outside remit of plan as being outside remit of the NDP
- j) Incorporate 'saved' Carrick policies as requested by CC
- k) Incorporate stronger policies on tourism to meet community comments
- l) Make the emphasis on sustainability more explicit to meet community comments
- m) Identify town centre off-site policing/street angels as a local CIL priority
- n) Emphasise need for joint management of student issue.

It was also agreed to discuss the possibly with Cornwall Council of reintroducing some PBSA on the Vospers site, as this could help address the demand from new students for accommodation near to Falmouth's amenities.

The Examination of the DPD took place from 27th February to 10th April 2018. During the Examination Cornwall Council announced a Major Modification (MM60) to support the allocation of site FP-H4 (the Vospers site), which fall partly in the Falmouth NDP designated area, for 400 PBSA beds. Falmouth Town Council made representations supporting the DPD whilst seeking minor modifications to it (as above).

On 10th April 2019 the Inspectors issued their report, recommending major modifications (including MM60) which would make the DPD 'sound'. It is anticipated that the DPD will finally be adopted in November 2019.

Natural England & Historic England Concerns

In July 2017 work commenced on the response to R14 consultations and the comments from NE and HE. The Stakeholder Group was of the opinion that given the strong community support for the draft NDP strategy, the amount of work already done producing it, and the additional depth of work that would be needed to identify and evaluate 'reasonable alternatives' in the full SEA process, it would be more effective to directly re-address the Natural England and Historic England concerns by improving the heritage and habitats impact assessments material and amending policies and text where necessary. The revised post R14 consultation [Submission Draft NDP](#) was ready by March 2018, incorporating changes to take account of the R14 response and comments from NE and HE. It was sent to Cornwall Council for 'Screening' on 18th April 2018. Despite the NDP having been amended to respond to their concerns, both Natural England and Historic England raised several issues during consultation on the screening report, focusing on the depth of the evidence provided and the wording of urban capacity, town centre and some business and tourism policies. The Stakeholder Group committed to making further improvements to the evidence in the form of more detailed heritage and habitat assessments and making further changes to the NDP text and policies. This had the additional advantage of creating the opportunity to continue 'tracking' the progress of the submitted DPD through its Examination stage, and to include changes in the NDP to ensure that it remained in conformity with the DPD when the Inspectors report was issued. Through the remainder of 2018 and spring 2019, the Stakeholder Group worked on the evidence base and the policy wording to provide either evidence, or adjustments to policy wording, to ensure that the NDP does not cause significant environmental effects. A [revised Submission Draft](#) was approved in January 2019, and following some minor changes to reflect additional comments from NE, was Screened by Cornwall Council. As a result, on 5th July Cornwall Council were able to issue a revised Screening Opinion that SEA is not required for the Falmouth NDP.

The Stakeholder Group wish to acknowledge the very good support given by CC's Neighbourhood Plan and Historic Environment teams during this process, including several meetings, site visits, very helpful feedback and liaison with both Natural England and Historic England.

Cumulative List of Changes to the Draft Falmouth NDP

The following is a list of all the changes which have emerged from the process described above.

Plan Section	Changes to R14 Draft Falmouth NDP to produce Submission Draft NDP
Evidence Base	<p>Improved Strategy and Housing Report incorporating extended site analysis for key sites.</p> <p>Improved Open Spaces Report including additional material to reflect changes in DPD and extended NDP Designated Area.</p> <p>Improved and updated Sustainability Check including detailed Heritage Assessment and Habitats Assessments of key sites and policies.</p> <p>Local Listing Report added.</p>
Designated Area	<p>Extended to full extent of Falmouth Town Council area and corrected to exclude part of Penryn Town Council area. Approved 12th May 2017.</p>

General	<p>Overall</p> <p>Amendments to update references to NPPF</p> <p>General review of language to improve readability.</p> <p>Revised Maps are now consistent and at scales/backgrounds to improve readability</p>
Foreword	None
Important Note and next steps	Updated to refer to submission under R15.
INTRODUCTION P8	Policy flow diagram enhanced to make link with sustainable development more explicit.
THE PLAN PREPARATION PROCESS P10	Updated to reflect current position.
THE PLANNING FRAMEWORK P11	<p>Updated to reflect current position and policy/allocation in post Inspection DPD.</p> <p>At end of section, references have been added to:</p> <ul style="list-style-type: none"> • The Shoreline Management Plan 2 • The Falmouth Harbour Masterplan • MarineHub Enterprise Zone • Penryn River Study
OUR VISION FOR FALMOUTH P13	<p>Updated.</p> <p>Reference to <i>Future Fitting Falmouth</i> report in has been included the evidence base and references added in the Sustainable Development section.</p> <p>An explanation of sustainable development has been added to the Design section, and references to BREEAM and other standards added to Policies DG1.3 and DG2</p> <p>A note has been added to Vision Section (4) on resource expectations and the now established link to the Falmouth Place Shaping Board.</p> <p>An additional objective added to 'c Environmental: Living within environmental limits' on encouraging integrated transport solutions.</p> <p>Reference to port operations and related business added to first objective in box in Section 7, Business and Employment</p> <p>Figures 19 and 20 adjusted to take into account DPD changes, and review of the neighbourhood areas.</p> <p>Additional objectives added under 'c Environmental: living within environmental limits' relating to carbon footprint and climate vulnerability. References to same included in final para in section c.</p> <p>Added new paragraph to Section 4, Vision, referring to DPD resources findings and need for retention of 24-hour fire cover.</p> <p>Clarity of maps improved. Maps renumbered.</p> <p>Town Centre, Business Tourism and Employment, Environment and Open Space maps added.</p>
HOUSING & REGENERATION P22 FALMOUTH'S URBAN EXTENSION (PERIPHERY)	Entire section on peripheral sites has been rewritten to accommodate CC, NE and HE concerns.

	<p>Menehay Community removed due to DPD change to 'green buffer'.</p> <p>New explanatory paragraph added under title 'Sustainable Neighbourhood Proposals</p> <p>Inserted lower case text referring to fire alarms etc</p>
URBAN CAPACITY/INFILL	<p>Deleted Key Objective, and replaced with reference sustainability of urban capacity sites</p> <p>Made consequential amendments to supporting Justification text, also included reference to CLP Policy 24 and CC's SPD on Historic environment. Included summary heritage impact assessments in the Strategy and Housing Report.</p> <p>Removed the specific reference to most of the urban capacity sites and replaced policies HR 6 & 7, to reflect the improved heritage impact assessment in the Strategy and Housing Report and Sustainability Check and respond to NE concerns.</p> <p>Consequential text amendments necessary as a result of revised heritage and habitat assessments. Amend supporting text accordingly to add reference to CLP Policy 24 and CC's SPD on Historic environment.</p> <p>Amended text to stress benefits of high-density development.</p> <p>Inserted definition of infill</p> <p>Inserted reference to PoF ops into revised Policy HR5.</p> <p>Added new Policy HR7 and supporting text on co-housing and self-build developments</p>
ACCOMMODATING STUDENTS 28	<p>In the light of the changes made to the DPD and the comments received on the NDP, changed text to clarify context, note HMG housing policy, and insert DPD PBSA strategy.</p> <p>Updated data on HMOs</p> <p>Added paragraph at end of justification relating to squeeze on private rented sector and need to encourage more.</p> <p>Policy HMO 1 replaced with policy prohibiting for HMOS unless they contribute to HMO improvement,</p> <p>Policy HMO2, Delete, replace with policy on build to rent.:</p> <p>Remove Policy HMO3 from the Falmouth NDP so that ad-hoc PBSA applications are not encouraged, to meet community comments</p> <p>Added new section on 'Management of Houses in Multiple Occupation'</p> <p>Added new section on community safety.</p>
THE TOWN CENTRE P34	<p>Replace key objectives with better balanced statement referencing heritage aspects and to focus on a town centre strategy</p> <p>Transferred illustrative sketches by MJ Long to strategy and housing report to eliminate concern from HE that they are too conclusive of the eventual format of development. Replaced by photographs.</p> <p>Added additional references to Town Centre Strategy in titles and picked out the strategy text in a box. Added new para on TROs and ANPR</p>

	<p>Inserted new Falmouth Town Centre Strategy policy (new TC1) to replace saved Carrick policies 5d and 5h and strengthen references to heritage aspects</p> <p>Remove proposal for pontoons at Church Street as being outside remit of the NDP</p> <p>Further evidence has been generated and included in the evidence base Strategy and Housing Report and the Sustainability Check, additional or amended text in lower case sections.</p> <p>Replaced Policy TC1 with new policy TC2 on Church Street Car park,</p> <p>Replaced Policy TC2, with new policy TC3 on Quarry Car Park</p> <p>Replaced Policy TC3, with new policy TC4 on Former TA site,</p> <p>Church Street Car Park supporting text, box added referring to future aspirations for pontoons which are outside remit of the NDP.</p> <p>Replaced policy TC2 (now TC3) includes biodiversity references to quarry face and measures to protect SAC.</p> <p>Replaced policy TC3 (now TC4) includes measures to protect SAC.</p> <p>Inserted new Policy TC5 and supporting text on new uses for upper floors in the town</p>
BUSINESS AND EMPLOYMENT P39	<p>included reference to port and dock operation, positive impacts of presence of Universities, and role of tourism is in key objectives.</p> <p>Changed section title to <i>'Business. Tourism and Employment'</i></p> <p>Additional material on tourism inserted under Policy Justification and policy intention</p> <p>BE1 and supporting text amended to exclude reference to the dredge.</p> <p>Inserted new policy BE3 on tourism facilities and accommodation.</p> <p>Inserted new policy BE4 on protection of existing stock of holiday accommodation</p> <p>Insert new policy BE5: Facilities for small boat moorings</p> <p>Insert new policy BE13 on intensification and enhancement of industrial sites added</p>
ENVIRONMENT AND OPEN SPACE P42	<p>Additional sentence referring to sustainable initiatives added to Policy Justification.</p> <p>Added bio- and -geo diversity sites to proposals map, added explanatory text to 'Context' section.</p> <p>Policy justification to Policy DG1 and 2 amended to include reference to biodiversity guidance.</p> <p>Policy DG 2 adjusted to include reference to biodiversity guidance</p> <p>Added new material on trees to context text to Section 8.</p> <p>added new Policy DG10: Historic Parks and Gardens</p> <p>Added new Policy DG 9: Trees and large tree-like shrubs in the Conservation Area, and supporting text, with guidance note, to Section 11.</p> <p>New Figure 59 and Map 7 added. Revised criteria added to policies HR6, TC2 to 4 referring to off-site mitigations.</p>

	<p>References to SMP added to Policies TC2 and 4.</p> <p>FOS7 amended to become guidance note and reflect current position.</p>
TRANSPORT AND CONNECTIVITY P46	<p>Added references to NR Western Route Study (August 2015), health and well-being, to policy justification.</p> <p>Added references to Govt intentions on petrol and diesel cars to policy justification.</p> <p>Amended Policy Intention so that to apply to all TCON policies. Extended reference to cycling.</p> <p>Inserted additional criteria in TCON 1 & 2 to refer to facilities for electric car charging.</p> <p>Amended 2nd bullet point of TCON 2 to refer to short-stay.</p> <p>Inserted additional bullet point to refer to cycle parking.</p> <p>Inserted new policy TCON3 relating to protection of footpaths, bridle-ways and cycle paths.</p>
CULTURE, LEISURE, HEALTH AND WELL-BEING 50	<p>Reference to NMMC inserted into context paragraphs.</p> <p>Convert policy CUL5 to lower case text</p>
HEALTH AND WELL-BEING 54	None
DESIGN POLICIES P55	<p>Inserted reference to Secure by Design in policy justification and to designing out crime in policy DG2.</p> <p>Inserted revised policy DG3 identifying historic core and referring to extensive analysis of Falmouth's 'character areas' given in tables 3.1-3.12 for details.</p> <p>Inserted new policy DG5 shop front design and signage.</p> <p>Inserted revised policy DG4 to cover design and distinctiveness outside the historic core.</p> <p>Inserted new Policy DG 9: Trees and large tree-like shrubs in the Conservation Area, and supporting text, with guidance note.</p> <p>Inserted new Policy DG10: Historic Parks and Gardens</p> <p>Inserted new local listing policy DG12 with supporting text.</p>
12. DELIVERY PLAN 59	Inserted amendments to text and policy DP1 to reflect CIL priorities.
GLOSSARY – WHAT THE JARGON WORDS MEAN P65	Additional items added

Following submission the Stakeholder Group will continue to raise awareness of the NDP, and prior to the local referendum will campaign to generate a substantial turn out of electors, within the applicable referendum rules.

END

Appendix 1. Stakeholder Group and Working Party Membership

Stakeholder Group and Working Group Membership

STAKEHOLDER GROUP	
NAME	Status/Representing
ANDY COOTE	Falmouth Town Forum
ANGELA SHIELDS	Falmouth & Penryn Conservation Group
BOB HODGES	Save our Falmouth Action Group
CANDY ATHERTON	Falmouth Town Council
COLIN BIGGS	Falmouth & Penryn Churches Together
DAVID YELLAND	Falmouth Bay Residents Association
GRENVILLE CHAPPEL	Beacon Regeneration
HENRIETTA BOEX	Falmouth Town Council – Director of Cultural Services
JONATHAN GRIFFIN	Coastal Communities Team
KATE THOMAS	Save our Falmouth Action Group
MARK SANSOM	Falmouth Harbour Commissioners
MARK WILLIAMS	Falmouth Town Council - Clerk
MICHELLE BRUNTON	Falmouth University and The University of Exeter
MIKE JENKS	Falmouth Civic Society
OLIVER LANE	Falmouth University and The University of Exeter
RICHARD GATES	Town Manager
RICHARD THOMAS	Falmouth BID
RICHARD WILCOX	Falmouth BID
ROGER WILLS	Falmouth & Penryn Churches Together
ROSEMARY RIDDETTE-GREGORY	Falmouth District & Hotels Association
SHEILA ROLLISON	LLAMA
SIMON PENNA	Falmouth Town Council – Grounds & Facilities Manager

DRAFTING TEAM	
DAVID YELLAND	
MIKE JENKS	
STEVE BESFORD-FOSTER	

WORKING GROUP COMMUNITY VOLUNTEERS

BOB ROLLISON

BRAD BODINAR

DAVID HOSKEN

DOMINIC O'NEILL

GEORGE GILLOW

JACQUI OWEN

JAY GIDMAN

JON BENNIE

KATIE SHANKS

LYNN NEWSHAM

MJ LONG

RICHARD MAY

RUTH HILLS

TIM BROOKSBANK

TIM KELLET

TOM EBDON

TONY HALLAM

WILLIAM RADMORE