

BOSCASTLE FRAMEWORK PLAN

Final Report
April 2005

North Cornwall District Council in partnership with:

Boscastle Chamber of Trade and Commerce

Cornwall County Council

Cornwall and Isles of Scilly Economic Forum

Environment Agency

Forrabury and Minster Parish Council

National Trust

South West Water

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1 INTRODUCTION

Introduction

- 1.1 Following the flooding of Boscastle on 16th August 2004, major works are needed to restore public facilities and services to the village and to instigate new investment in public infrastructure to help protect the area from future flooding. The works are substantial and are, and will, cause major disruption to the life of the village. In order to minimise disruption, North Cornwall District Council (NCDC) has brought together all key organisations that are involved in providing public facilities and services together with representatives of the local community in the Boscastle Regeneration Steering Group. The purpose of this group is to ensure that proposed works are what is wanted by the community, that they are undertaken in as efficient a way as possible, and that any opportunities for improving public services or the public realm are included in the proposals wherever possible. The Steering Group provides a forum for discussion of proposals for reinstatement and improvement of facilities in the village.
- 1.2 Atlantic Consultants are appointed to provide assistance to North Cornwall District Council in undertaking a series of consultations with specialist organisations and the Boscastle community on the future of Boscastle in order to prepare a Framework Plan. The Framework Plan is intended to act as a master document setting out the works proposed by the statutory agencies and others such as the National Trust, the views of the public on the proposals and their ideas for improvements to facilities in the village, identification of proposals and projects for inclusion in the Plan as the basis for a further round of consultations, together with a critical path for planning and implementation of proposals. The report identifies proposals for organisation and funding and will act as a master document for grant applications to fund the proposed works as appropriate. Map One shows the main area covered by the Framework Plan.
- 1.3 The Framework Plan is a position statement for the developments proposed as at March 2005. All the proposals within the Framework Plan are at different stages of development. The Plan provides a baseline for measuring the progress of proposals.

Methodology

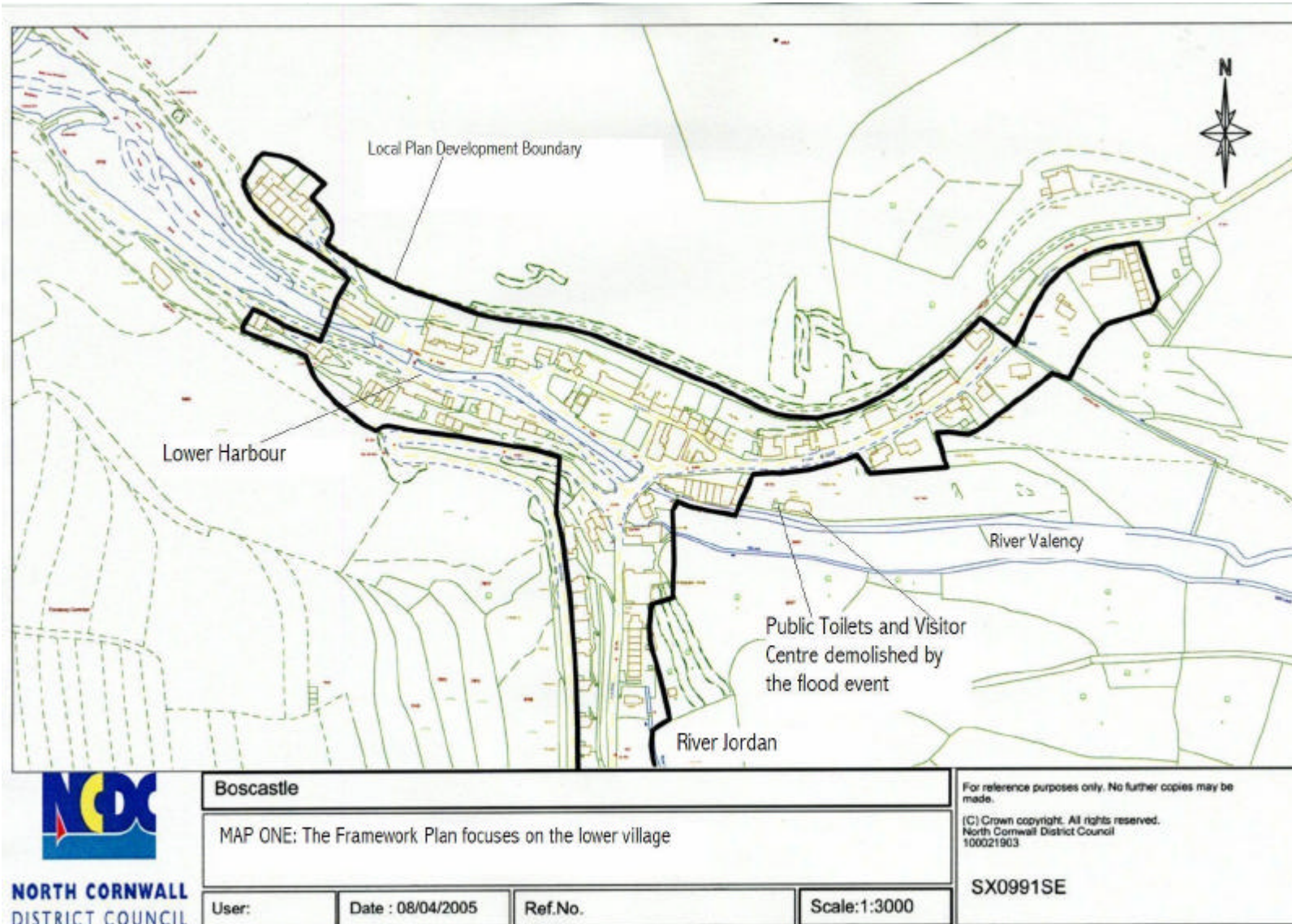
- 1.4 The study has been undertaken in close collaboration with officers from NCDC and the work has been reported periodically to the Boscastle Regeneration Steering Group. The study has undertaken a number of different tasks as set out below:
 - A programme of discussions with all the key organisations involved in reinstatement of infrastructure. These organisations include NCDC, Environment Agency (EA), South West Water (SWW), National Trust (NT), Cornwall County Council Highways (CCCH), British Telecom (BT), Western Power (WP). The meetings were held face-to-face wherever possible and covered details of the work undertaken by the organisation to date, work that was being undertaken to determine future actions, any proposals for work in the future, details of timescale, and discussion of any areas of potential conflict or possible collaboration with other organisations. The latter point was particularly important in trying to identify possible areas where the timing of works should be coordinated and where opportunities were available to include improvements to facilities
 - Discussion with representatives of the local community and in particular the Parish Council and the Boscastle Chamber of Trade and Commerce. Discussions with these organisations were arranged to obtain their views on the works needed to rebuild the community and the content of the Household Questionnaire, so that any particular interests or opportunities they had identified could be incorporated into the questionnaire

- Discussions were held with funding bodies such as the Objective One Programme for Cornwall & the Isles of Scilly and with the South West of England Regional Development Agency. The purpose of these discussions was to develop an understanding of how they might be able to help with the reconstruction of the village and the type of projects they might be able to support
- Consultations were undertaken with the local community by means of a Household Survey sent to every household in the village and an Exhibition. The Household Survey entailed posting three copies of a questionnaire (copy provided in Appendix 1) to every household in the area. The questionnaire was sent out by NCDC and included a covering letter from the Chief Executive of the Authority. The purpose of sending three copies was to allow each member of the household to complete a questionnaire as an individual and returns from all age groups including young people and children were encouraged. Further copies of questionnaires were made available at local venues. Reply paid envelopes were included in the package and residents were also given the opportunity to leave their questionnaires in boxes located in the local garage, newsagent and general store. Questionnaires were sent to 794 households and 354 questionnaires were returned, including 30 from children attending Boscastle Primary School. The results of the consultations are provided in Appendix 2.
- The information gathered from all consultations was presented at an Exhibition held at Boscastle Community Centre on the 28th and 29th January 2005 and the public were asked to provide their comments on the proposals. The Exhibition was designed to provide comprehensive information on the current proposals, but written in as straightforward a style as possible. Maps, graphs and photographs were used wherever possible. All those attending were supplied with 'post-it' notes for their comments. Representatives of the EA, NT, NCDC, CCCH and Atlantic Consultants attended the event. A total of 247 people attended over the two day period, including the senior year of the Primary School. Many people spent considerable time at the Exhibition, reading the text in depth, discussing the proposals with representatives of the organisations who attended and writing comments for posting on the boards provided. The Primary School pupils had prepared models to show their views on how the Visitor Centre should be rebuilt as part of studies for their Design and Technology curriculum
- The final task is to present the Framework Plan to set out the current position in respect of proposals for reinstatement and improvement of public infrastructure and services, the views of local people on the proposals, information on proposed timing of the works, identification of any conflicts or problems, and suggestions on the organisation and funding of proposed works.

Report Layout

1.5 This document presents the Framework Plan and is set out in the following sections:

- A summary of the consultations with public bodies and statutory agencies, the comments from the Household Survey and the Exhibition
- An analysis of the proposals (including the works that have taken place to date) with a discussion of the issues raised by the proposals, and any consensus or conflicting views on what is proposed. The proposals and projects to be included in the Draft Plan are identified for future consultation
- An outline of the critical path for planning and implementation of the proposals including plans showing the location of each of the proposals where appropriate and arrangements for implementation covering both organisation and funding options.



2 CONSULTATIONS

Introduction

- 2.1 This section provides a summary of all the discussions held with public bodies and statutory agencies and with the general public.

Consultations with Public Bodies

- 2.2 Consultations were undertaken with several departments of NDCD including those responsible for tourism, public toilets, car parking, the visitor centre, and historic buildings. Other agencies and organisations consulted included EA, NT, CCC Highways, Business Link, Western Power and BT. A summary of these consultations is provided in the following paragraphs.

North Cornwall District Council

- 2.3 As noted above, the District Council is involved in several specific aspects of the regeneration of Boscastle in addition to their role of planning authority. The main activities are as follows:
- Tourism - the Council has produced the North Cornwall Tourism Marketing Recovery Plan in acknowledgement of the importance of tourism to the local economy. The Plan covers a range of activities including additional advertising and promotion; an increase in the number and distribution of guides; additional public relations activities; improved website and promotion; attendance at exhibitions; establishing a holiday booking line; additional brochure placement campaign; and encouraging improvement in the quality of accommodation provided. The Plan was submitted to the Objective One Programme for European funding and has since been approved. The effect of this work on other infrastructure in Boscastle is expected to be in terms of increased numbers of visitors and the need to provide adequate facilities such as information through a Visitor Centre, and car parking and toilets to meet the needs of these visitors in the short and long terms.
 - Public Toilets - the Council need to re-provide public toilets in the vicinity of the car park / harbour area and the main decision is in regard to location of the new facilities. Temporary facilities have been provided in the car park and will remain until new permanent facilities are provided
 - Car Park - the Council intend to replace the 250 car parking and 4 coach parking spaces lost in the flood. The main issue in the short term (2005) is how to provide parking and storage space for the contractors working in the area on repair and reinstatement whilst also providing for the needs of visitors and local people for car parking. In the longer term, the location of replacement parking spaces will be dependent on the outcome of research on the floodplain. There may be the opportunity to introduce environmental and other improvements such as a new bus stop. Temporary measures are being introduced for 2005 and were operational by Easter
 - Visitor Centre - the Council intend to replace the Visitor Centre either as a new building (with location to be decided) or in an existing building. The replacement facility is intended to be of approximately the same size as the previous building, with the addition of an office. In the short term, temporary facilities are being provided in a portacabin in the car park
 - Historic Buildings - the Council are providing advice and guidance on repairs to listed and other buildings damaged in the flood through the appointment of a specialist consultant. Other improvements to the setting of the harbour area would

be beneficial e.g. undergrounding over-head cables. There is potential to extend planning controls through work on the Conservation Area Statement and / or an Article 4 Direction

Environment Agency

2.4 The EA is central to the work being developed in Boscastle. The Agency has commissioned research into the reasons for the flood and what the response should be in terms of flood alleviation works and advice on re-building in the flooded areas. A summary of current actions by the EA follows:

- Commissioning research - HR Wallingford have been commissioned to report on the flood incident and to develop a model for planning for flood events in the future. This report will be used by Halcrows to develop options for flood risk management. Both reports are critical to the planning of all infrastructure replacement works and the EA are concerned that decisions on infrastructure are not made in haste by other organisations in advance of the report being published and discussed. Initial findings produced by HR Wallingford were presented to the community at two public meetings on the 12 January 2005. Initial ideas to minimise flood risk developed by Halcrows were displayed at the Public Exhibition at the end of January 2005.
- Works to the Jordan Culvert (Marine Terrace to the River Valency) - works have and are being undertaken to repair and improve the culvert. These were due for substantial completion by Easter 2005
- Review of the Jordan and Paradise Culverts - the capacity of the culverts is being reviewed and proposals will be included in a further Halcrow report
- A strategy for tree management in the Valency valley - the EA intends to work with landowners including the National Trust and riparian owners, and with the District Council, to develop a strategy for tree management
- Catchment Planning - consideration is being given to the need for land management in the catchment area in order to maximise control of water run-off in the upper and lower parts of the catchment. The EA would need to work with others as this is not a direct EA responsibility
- Advice on repair or replacement of buildings - EA is providing advice on applications for rebuilding and is concerned about achieving effective flood proofing in any repair or rebuilding work. The Agency consider a strategic Flood Risk Assessment (SRFA) is needed to provide a clear framework for the future development of Boscastle. The SFRA could contribute to a Conservation Area Statement or Article 4 Direction.

South West Water

2.5 Prior to the flood SWW was proposing to improve the treatment of sewage in Boscastle by building a primary treatment works located adjacent to the main car park. A planning application had been submitted. The EA, which determines the level of treatment required, now considers that a secondary treatment plant is needed. The additional cost of this level of treatment must be agreed by OfWAT. , Site options are being reconsidered as a result of the flood, to accommodate the secondary treatment plant as well as a site (or sites) for a pumping station in the harbour area and elsewhere, depending on where the STW is located.

National Trust

2.6 The NT owns substantial areas of land and a number of buildings in the Boscastle area and are the principal land owner in the harbour area. Their work has focused on their land and buildings and the provision of help to neighbouring owners. They have

arranged three harbour clearance days enabling the recovery of considerable quantities of building stone, much of which has been made available to others. Since the flood they have undertaken a programme of repair work which is continuing. The NT has also been engaged in work to reinstate public access to the harbour area and to improve the river channel. Some of this work, and in particular the works to improve the river channel and lower bridge, are awaiting the results of the research commissioned by the EA. Temporary measures will need to be put in place, pending longer term flood alleviation works.

Cornwall County Council Highways

- 2.7 CCCH are intending to improve highway related infrastructure such as road surfaces, and provide better pavements, street lighting and bus stop, shelter and timetable information facilities. They are also taking the opportunity to review the application of parking restrictions around the village. The work of the Highways Department is unlikely to happen before Autumn 2006 as all other works involving digging up the road will have to have been completed before their work is undertaken. The work needs to be coordinated with other highway works and under-grounding of cables, and must be consistent with the advice contained in the flood risk reports as the road may play an important role in guiding water flow in a flood.

Western Power

- 2.8 Western Power has taken the opportunity to under-ground some cables when carrying out repairs following the flood. A limited amount of further under-grounding work will be undertaken in association with EA culverting work on Old Road. However issues of levels affect the extent to which further under-grounding of cables can be achieved.

British Telecom

- 2.9 BT has under-grounded some telephone ducts in the lower part of the village when other works were undertaken and permanent cabling is being laid in ducts. Ducts will also be placed in the EA culvert on Old Road to enable some under-grounding in the lower part of Old Road in the future.

Parish Council

- 2.10 The Parish Council was consulted on their views on provision of infrastructure in the village and on any additional facilities they thought were required in Boscastle. The Parish Council was consulted on the wording of the Household Questionnaire and additional questions were added on the provision of community facilities.

Boscastle Chamber of Trade & Commerce

- 2.11 The Chamber of Trade & Commerce was consulted on a similar basis to the Parish Council and made similar comments about the provision of community facilities. The Chamber are particularly concerned about car parking and the need to plan rebuilding and reinstatement works outside the main tourism season in order to minimise the disruption to local businesses and to aid business recovery.

Household Survey

- 2.12 In order to gather the views of local people to proposals for public infrastructure and works in the village a questionnaire was sent to a total of 794 households (all those in the PL35 postcode area). Three copies of the questionnaire were sent to each address with a request that all members of the household fill in the questionnaire. Further copies were provided in the local garage, newagents and general store. A total of 354 questionnaires were completed. The results are outlined below and a full version of the results is provided in Appendix 2.

- 2.13 An important result is the diversity of views expressed, which could make achieving a consensus for the works required very difficult.

Profile of Respondents

- 2.14 Of the 354 questionnaires returned:
- 78% of respondents are permanent residents of the area
 - 31% had been directly affected by the flood
 - 20% of respondents are aged 40 or under
 - 56% are aged 41 - 65
 - 21% are aged 66+
 - 30 children at Boscastle County Primary School aged between 10 and 11 completed the questionnaire

Boscastle in Ten Year's Time

- 2.15 The key aspiration for the future of Boscastle is to keep it as it is (42% of respondents) followed by 18% of people wanting better services and facilities and 11% wanting Boscastle to be less commercialised.

Car Parking

- 2.16 The majority of people support the option to redesign the layout and location of the car park, creating space for environmental improvements (54%). Those people directly affected by the flood particularly supported this option and also supported the provision of some overspill car parking or partly replacing car parking elsewhere in the village.

Visitor Centre

- 2.17 The majority of respondents support the option of providing a new building as a Visitor Centre within the general vicinity of the car park (57%). Non-residents particularly favour this option as do people aged 16 or under. However, those people directly affected by the flood are more likely to favour refurbishing an existing building as a Visitor Centre as are the 41-55 age group.

Public Toilets

- 2.18 The views on the provision of public toilets are diverse, but the most popular ideas are that the toilets should be reinstated as they were before the flood (21%) and that adequate toilet facilities are essential (20%).

Improvements to the Harbour

- 2.19 The most popular ideas in relation to improvements in the harbour area are that it should be left as it is and retain its natural beauty (18%) and more seating should be provided (14%).

The Public Highway

- 2.20 Four of the five improvements to the public highway suggested in the questionnaire are supported by a larger number of respondents than those against the proposals:
- Reducing or eliminating on-street parking (55%)
 - Improving bus stop facilities (51%)
 - Improving the location and type of street lighting (51%)
 - Reviewing options for traffic management (46%)

- 2.21 However a larger number of respondents are against widening the pavements (37% against versus 33% who were in favour). Non-residents are less likely to want to see any highway improvements (with the exception of widening pavements). Those aged 26-40 particularly support widening pavements and more street lighting. Reducing on-street parking is particularly supported by those aged 75+ as are improvements to bus stop facilities.

Public Open Spaces and Public Areas

- 2.22 Majority support is given to all suggested improvements to public open space or public areas. Least support is given to the option of investigating provision of a village green:
- Improving the appearance of public areas (65%)
 - Reviewing the style and number of signs (71%)
 - Providing coordinated street furniture (73%)
 - Providing picnic and seating areas (71%)
 - Investigating the provision of a village green (55%)
- 2.23 Those aged 17-55 particularly support the village green idea. Those aged 26-40 particularly support the improvement of street furniture and provision of picnic and seating areas.

Flood Risk Management

- 2.24 Responses to the issue of flood risk management were diverse. The most frequent suggestions proposed were the need for a review of tree/woodland policy and management (12%) and enlargement or creation of drainage channels and culverts to aid the flow of water from the river to the sea (12%).

Improvements to the Historic Environment

- 2.25 In suggesting improvements to the historic environment, the largest number of people favoured sympathetic use of materials and design in keeping with the existing surroundings (22%) and a reduction in the use of signs (12%).

Sewage Treatment

- 2.26 The two most popular ideas for the location of the proposed Sewage Treatment Works are to have a joint treatment plant with Tintagel and Bossiney (10%) or to locate it in the Valency Valley (11%). The key concerns about sewage treatment are smell (8%) and the need for full treatment (17%).

Business Support

- 2.27 The main suggestion for supporting, marketing and promoting businesses is through TV and other media coverage (11%). Respondents support holding community events to mark the rebuilding of Boscastle and publicise progress (73% in favour).

Community Facilities

- 2.28 Sport and play facilities for children (15%) and improvements to radio and TV reception (18%) are the two most popular suggestions for improvement to community facilities in Boscastle.

Top Priorities for Regeneration of Boscastle

- 2.29 Car parking, minimising flood risk and returning Boscastle to its former condition are identified as the top priorities of people in Boscastle. Their second level priorities are

car parking and improvements to community facilities (including the Visitor Centre and toilets).

Consultation Methods

- 2.30 Information leaflets and questionnaires are people's preferred method of consultation (73%), however this method is less popular with non-residents. People directly affected by the flood particularly like public meetings and exhibitions for consultation purposes. Younger people, those aged 17-25, are more likely to support the use of the internet.

Exhibition Consultations

- 2.31 The Exhibition was held in the Boscastle Community Centre on the 28th and 29th January and was visited by 247 people. Of these visitors, 15% were aged under 18, 12% between the ages of 18 and 30, 44% between the ages of 30 and 60, and 28% aged over 60. This distribution of ages shows a slightly higher proportion of people in the youngest age groups compared to the Household Questionnaire, helped by the visit by children in the top class of the Primary School. Otherwise the distribution is roughly equivalent to that of the Household Questionnaire.
- 2.32 Visitors to the Exhibition in general spent a considerable amount of time reading the information provided, talking to representatives of agencies and organisations involved and considering their views. From discussions with representatives of organisations such as the EA and NT, it would appear that many visitors to the Exhibition discussed the issues in depth and therefore felt their concerns had been expressed and discussed verbally and were satisfied with the answers given to their concerns. Given that the maximum number of responses provided to any of the areas of information presented was 58 (out of a potential total of 247 (23%)) it is possible that the people who are satisfied with proposals as presented have not written comments, and the comments made show the views of those who are still opposed or have different ideas or where no one was available to discuss the issue with them. On the basis of the comments collected, as with the Household Survey, a wide range of views were expressed that could make achieving a consensus on proposals for reinstating infrastructure very difficult. In general, where only one or two respondents have made a particular comment, we have not listed them in this report but a full list of comments can be found in Appendix 3.
- 2.33 A very small minority of people did not participate fairly and put comments about particular issues in several different places. It appears that location dots placed for the proposed Sewage Treatment Works may also have been moved. Where comments appear in several places, they have been counted in the relevant place. We have been unable to report on people's ideas for the location of the Sewage Treatment Works.

Car Parking

- 2.34 The largest number of comments focus on the need for additional and / or overflow car parking (15 respondents). There was also support for ensuring that car parking areas are attractive with a number of respondents commenting on the need to landscape the existing car park and create a new parking area further up the valley (9 respondents), and ensure that new car parking areas are aesthetically pleasing through the use of landscaping (7 respondents). A number of people would like to see the car park reinstated as it was (7 respondents) and a further five people suggested that the river should be widened on the bank opposite the car park, thus no extra car parking spaces would be required.
- 2.35 Two plans were submitted after the exhibition, setting out proposals for how a revised car parking arrangement could be laid out in the general vicinity of the existing car park

and taking into account provision for a flood plain area for the river and public open space

- 2.36 Additional comments were made about charging for car parking with the largest number of people (8) stating that charging should not be introduced whilst the car park is in a poor condition as it would be detrimental to encouraging visitors to stay in Boscastle. A number of people commented on the desire for free parking for local people either through allocation of a small area for use by local people, a free period of 15 minutes between 8 and 9 am, or provision of free parking permits (five respondents in total).
- 2.37 Analysis of the maps used by visitors to the Exhibition to suggest locations for additional car parking show a variety of locations as follows:
- Up Penally Hill (14 respondents)
 - Adjacent to River Jordan by Filling Station (12 respondents)
 - Field between Water Lane and car park (7 respondents)

Visitor Centre

- 2.38 Six people felt that the new Visitor Centre should be housed in an existing building followed by five people who felt the Visitor Centre was needed in the car park. Other locations suggested for the Centre included the harbour and the Lime Kiln site. Two people felt that Boscastle needs a museum to commemorate the flood.

Public Toilets

- 2.39 Views on the potential location of public toilet facilities are very mixed with 11 people stating that toilets are needed in the harbour area; eight that they are needed in the car park, harbour area and at the top of the village; seven that the facilities should be rebuilt in the car park; four that facilities are needed in the harbour area and car park; and three who wish to see facilities replaced beside the Harbour Café. Three people felt that the location suggested next to the newsagents was unsightly.

Harbour

- 2.40 The main comment made in relation to the harbour is to restrict the use of advertising signs (11 people), followed by the provision of more seating (nine people). Four people wanted to see more lighting in the harbour area and two people wanted less lighting. A play area or village green was wanted by four respondents, although one person thought that this facility was not needed. Litter bins were wanted by two respondents and a further two people wanted it to be made more attractive through landscaping.
- 2.41 Specific comments were given about the lower bridge with the largest number of people wanting to see the parapets of the bridge rebuilt in stone (10 people) whilst others thought a temporary wooden fence or wooden bridge would be sufficient (7 people), four people thought it should be reinstated as before and two people thought an 'Irish ford' should be provided. The role of the lower bridge in preventing sea surges was noted by two respondents.
- 2.42 The majority of people commenting on the river walls wanted to see the gaps rebuilt as a temporary measure (17 respondents).
- 2.43 People were asked their views on the location of seating areas in the harbour and a variety of sites were suggested. These include along the coast path on the south side of the harbour (6 people); on the south breakwater (4 people); upstream from Sunnyside (3 people); along the path towards the coast from Penally Terrace (3 people); on the path behind the Youth Hostel (2 people); and by the weir on the south side (1 person).

Public Highway

- 2.44 The largest number of respondents wanted to abolish on-street parking (12 people). Other responses were more varied and included less street lighting (4 people), underground more cables (4 people), introduce more traffic calming and enforcement (3 people); provide shelters for school buses (3 people); and improve road drainage and culverts (2 people). Two people commended the sympathetic way that repairs to the water gulleys along Fore Street had been carried out.
- 2.45 The removal of street parking was suggested in the following locations: Upper bridge (Penally and Old Road side) (6 people); Lower Forrabury Hill (5 people); lower half of Old Road (5 people); and Penally Hill (3 people).
- 2.46 The provision of on-street parking was desired in the following locations, some of which are in conflict with those expressing a desire to remove on-street parking: Clover Lane Close (3 people); Lower Forrabury Hill (2 people); and the Doctor's Hill by the Health Centre (2 people (1 person wanted to remove street parking from this area)).
- 2.47 Locations suggested for a bus stop are as follows:
- Entrance to car park (4 people)
 - Old Road (by Pentargon View) (2 people)

Public Open Space

- 2.48 The visit by the children of Boscastle Primary School may have influenced the large majority of comments which requested a children's play area in the village (20 respondents). Other concerns include provision of more litter bins (6 people); provision of dog bins (6 people); the need for a village green (4 people with another person stating that a village green was not needed); more picnic areas (4 people with one person noting in particular that the area should be alcohol free).
- 2.49 The most popular location for a playing field was the fields adjacent to Under Road (11 respondents); followed by the field between Water Lane and the car park (8 respondents); and the field between Green Lane and Trefleur Close (4 respondents).
- 2.50 A wide range of locations were also suggested for picnic areas with the most popular being the field between Water Lane and the car park (10 people); followed by the upper end of the car park (5 people); the lower end of the car park (3 people) and the Jordan Valley and Treforda Water (3 people).
- 2.51 The most popular location for the village green was the lower end of the car park (12 people); followed by the field between Trefleur Close and Green Lane (4 people); upper end of the car park (3 people); and between the upper and lower bridges on Penally side of the river (3 people).
- 2.52 A number of sites were suggested by one or two people each as suitable for other types of open space provision.

Flood Risk Management

- 2.53 A wide range of comments were received on the subject of flood risk management, but most comments were made by one person only. The comments that were most commonly made were that the river should be cleared (5 people); that the river should be deeper and, together with wider road gulleys and culverts, would provide better drainage (5 people); tree management needs to be reviewed (4 people); the river channel needs to be deepened to preserve the bridge (3 people); and the lower bridge should be replaced by an Irish ford (3 people).

- 2.54 Five comments on the improvement works currently in progress on the River Jordan were received with two suggesting that hydro-electric power generators could be installed in the culvert; two that the culvert needs to be regularly maintained and cleared; and one that thanked the team working on the new culvert.
- 2.55 Few comments were received on the future options for flood alleviation and none of the options received more than two comments.

Improvements to the Historic Environment

- 2.56 No comments were received on the historic environment.

Sewage Treatment

- 2.57 The largest number of people (10) wanted to see the new STW combined with Bossiney and Tintagel. Five people wanted to see the outfall pipe removed from the harbour and four people stated that they did not want to see the STW in the valley area or flood plain. The information collected on preferred location of the STW is suspect as noted above, but the general view appears to be that people would like to see it located away from the village.

Business Support

- 2.58 A range of proposals were suggested to support businesses in the village, but the most popular was to hold an event in the quiet season (5 respondents) and to hold an event annually on the anniversary of the flood. The suggestions included a fete or a duck race (3 people).

Community Facilities

- 2.59 The most popular comment made in respect of community facilities was to reduce the number of signs in the village (8 people) and to build new buildings in keeping with the local style and using sympathetic materials (3 people).

Other Comments

- 2.60 A number of other comments were received, the main one being a plea for people to stop fighting in the village and to work together to achieve the best results (3 people). Two people felt that action was also needed in other parts of the village in addition to the area around the car park and harbour.

Summary

- 2.61 Many of the proposals of all the main agencies and organisations working to reconstruct Boscastle are still being developed and are dependent on research work commissioned by the EA on future flood risk. An early draft of this work has been publicised and further work on developing proposals has now commenced. The views of the public are very diverse, both as expressed through the Household Survey and through comments made in attendance at the Exhibition. Many discussions were held at the Exhibition, and the concerns of many of those who attended were allayed. The comments made at the Exhibition that have been represented in this report may not cover fully the views of those who are satisfied with the answers they received.

3 ANALYSIS OF CURRENT PROPOSALS

Introduction

- 3.1 This section of the report sets out a brief description of the position in terms of what is currently proposed for reconstruction and refurbishment of facilities and infrastructure in Boscastle. It also discusses the issues that have arisen from the Household Survey and from comments made at the Exhibition and identifies areas of consensus or conflict.

Current Proposals

- 3.2 The following paragraphs summarise current proposals and the reaction of the local community.

Car Parking

- 3.3 Proposals for permanent replacement of 250 car parking spaces and 4 coach parking spaces are being developed following the report on flooding by HR Wallingford. The proposals will include an area of public open space and a short-stay parking area. It is likely that the majority of these spaces will be replaced in the present area of the car park, but depending on whether the river has to be widened through the car park area, some additional land may be needed to compensate for loss of spaces. The most obvious area for an extension to the car park is the land adjacent to the existing car parking area, owned by the National Trust and let to the Parish Council as amenity land. Any changes to this arrangement would have to be agreed with the Trust and with the Parish Council.
- 3.4 NCDC are anticipating that work to reinstate the car park permanently will commence during the winter of 2005 ready for opening in Spring 2006.
- 3.5 Responses in the Household Survey gave greatest support for redesigning the layout and location of the car park, and incorporating environmental improvements in the new designs. Comments received at the Exhibition focused on the need for additional or overspill parking at the busiest times of the year and a number of possible locations were identified including Penally Hill and adjacent to the River Jordan by the filling station. Exhibition visitors were keen to ensure that parking areas are attractive. There was a view that the car park should be re-instated as it was and that any widening of the river bank should occur on the other bank of the river.
- 3.6 It would appear that the car parking proposals being pursued by NCDC are in conformity with the views of the largest proportion of respondents to the Questionnaire and the Exhibition with the addition of land for overspill parking at busy times of the year.

Visitor Centre

- 3.7 The District Council is committed to providing a permanent Visitor Centre for Boscastle as soon as possible. Discussions are being held with a wide range of partner organisations including the EA and NT to determine how the Centre will be provided - either as a new or refurbished building. The District Council favour the re-use option if a suitable building can be found and is available. The new Centre will provide broadly the same range of information, but with the addition of information about the flood event. Proposals should be available in late Spring.
- 3.8 The Household Survey generally supported the idea of replacing the Visitor Centre with a slightly higher proportion of people favouring a new building as opposed to the reuse of an existing building. At the Exhibition, although the numbers of people commenting was very low, the balance was in favour of reusing an existing building

rather than new build. A small number of people favoured a museum or exhibition on the flood event at both consultations.

- 3.9 It would appear that there is no overwhelming view on whether the Visitor Centre should be a new building or housed in a refurbished building. There appears to be general support for a Visitor Centre.

Public Toilets

- 3.10 The District Council is committed to providing new permanent toilets built to a high standard on a site to be determined at the lower end of the village. It hopes to build the toilets in the winter of 2005 in readiness for opening in Spring 2006. Suggested locations for the new toilet facilities were shown at the Exhibition (see maps of options).
- 3.11 The Household Survey showed a wide range of views about the provision of public toilets and in particular, views about their location and the number of locations required. A similar response was generated by visitors to the Exhibition with no clear view on the number or location emerging. Three people commented that the location next to the newsagents suggested on the plan at the Exhibition was unsightly.
- 3.12 The provision of toilet facilities is clearly supported, but views on their location and number are complex. When proposals for reinstatement are agreed, further consultation will be necessary together with clear information about the reasons for the proposals presented.

Harbour Area

- 3.13 The National Trust is progressing with work to repair buildings and land in their ownership and to allow access by the public into areas such as the Harbour. They are willing to consider a range of improvements to the Harbour area including the provision of seats, removal of unsightly structures, materials used and other improvements.
- 3.14 During the Household Survey, the greatest proportion of people wanted the Harbour to remain as it was and retain its natural beauty as well as having more seats. A wide range of comments were made at the Exhibition. The greatest number wanted to see improvements to the environment of the area through restriction on advertising signs, provision of more seating, play area/village green, litter and dog bins, better lighting, and landscaping (these comments may also refer to areas above the road bridge). People wanted to see improvements to the lower bridge either through rebuilding the parapets in stone or in wood as a temporary measure. People wanted to see the gaps in the river walls reinstated and a variety of locations were suggested for the provision of seating. No one commented on who might pay for the seating or its maintenance.
- 3.15 The public would like to see a variety of improvements to the appearance of the Harbour area with an emphasis on restoring its natural beauty, keeping the area clean and tidy and allowing people the opportunity to enjoy it. The National Trust is willing to consider a range of improvements, but improvements will be dependent on a level of funding becoming available.

Public Highway

- 3.16 A considerable amount of reinstatement work on roads and drainage systems remains to be undertaken and work is on-going (for example highway drainage at the foot of Old Hill is being improved, alongside EA culvert improvements currently in progress and due for completion Easter 2005).
- 3.17 CCC wants to ensure that any work that is done maximises opportunities for improvement and is therefore undertaking a series of reviews. These reviews cover existing footways and crossing points to improve pedestrian safety; on-street parking to reduce congestion and improve safety; public transport infrastructure and services;

road surface drainage systems; and street lighting. Areas for change in relation to on street parking are already being discussed, for early implementation and following consultations.

- 3.18 The results of the Household Survey indicate a general level of support for a range of improvements to the Public Highway and this support was reiterated at the Exhibition. People at the Exhibition were asked to comment on possible locations for removal or provision of on-street parking and the location of bus stops. A wide range of locations was suggested for all and some result in conflict. It will be essential that the results of the reviews being undertaken by CCC are disseminated and explained together with reasons for rejecting some of the ideas suggested.

Public Open Space

- 3.19 There is no particular organisation that is responsible for the provision of open space, although NCDC and the Parish Council could be involved in provision and management. An application could be made to the North Cornwall Flood Relief Fund to fund the purchase and layout of land for public open space if an organisation such as the Parish Council were prepared to take on responsibility for maintenance and management of the facility.
- 3.20 The Household Survey indicates a desire to see open spaces used for a village green, play area, or picnic area. Many people wanted to see general improvements to the cleanliness and tidiness of the area, and there is a concern that traditional materials should be used in the refurbishment and development of buildings. Concern was expressed about the need to control signs around the village because of the impact on its appearance. The comments made at the Exhibition echoed the views expressed in the Household Survey, but with much greater emphasis on the need for a children's play area. A number of locations were identified for a playing field, picnic areas, village green and for general open space.
- 3.21 There is a clear desire for some additional provision of open space in Boscastle. NCDC and the Parish Council will need to discuss the implications of providing more open space and who would be responsible for its upkeep. If this issue can be resolved, a review of suggested sites will need to be carried out.

Flood Risk Management

- 3.22 The EA is instigating a number of actions - direct and indirect - to minimise the risk of flooding in the future. In order to progress its direct actions the EA will need to prepare a detailed feasibility study and project appraisal on the flood alleviation options recommended from the prefeasibility study; obtain all necessary consents for the works including planning permission; hold a public exhibition; and seek funding from government to implement the recommended flood improvement schemes. Following the grant of planning permission and allocation of funding, detailed designs will be produced.
- 3.23 The EA provides an advisory role and in this capacity is planning to work with NCDC, the NT and landowners to produce a strategy for the management of trees in the Valency valley. The EA is advising NCDC on planning applications and working with the Council on a Strategic Flood Risk Assessment to help assess any applications for building in areas at risk from flooding in Boscastle.
- 3.24 The Household Survey produced a range of views on the solutions to the threat of flooding including the need to review the management of trees and to enlarge and / or create new channels. These views were echoed in the comments received at the Exhibition.
- 3.25 The process of developing and testing options is expected to take up to two years. It will be important to keep the community informed of progress during that time and to consult them once proposals have been defined. As with other areas of concern to the

local population, it will be very important to make sure that any information that is disseminated is explained and justified clearly.

Sewage Treatment

- 3.26 South West Water has begun the task of choosing a site for the STW. SWW has a comprehensive list of criteria covering planning and environmental considerations; technical and financial considerations; health and safety matters; and other matters such as the support of landowners, the local community and other statutory bodies and interested parties. SWW anticipate that the process of selecting a site, agreeing a short list of sites with the local community for more detailed assessment, preparing an Environment Report and Planning Application, and receipt of approvals will take until the end of 2005. They hope to start construction in January 2006.
- 3.27 The location of the STW is likely to be controversial wherever it is situated. Views expressed in the Household Survey and at the Exhibition indicate that, of the people choosing to comment on this issue, the majority would like the plant located away from the village. People are concerned about the level of treatment as well as issues such as smell, visual impact and pollution. It will be essential for SWW to disseminate site assessment information to the community and to explain the reason for whatever location is selected.

Western Power & BT

- 3.28 Both organisations have placed a number of their cables underground and have proposals to underground a small amount of additional cable when other works are in progress. An area at the lower end of Old Road is the main area of activity, in association with EA work taking place and due for completion by Easter 2005.
- 3.29 The Household Survey and comments made at the Exhibition support further work to underground cables to improve the appearance of the village.

Business Support

- 3.30 Substantial support for tourism marketing in Boscastle and North Cornwall has been granted by the Objective One Programme. Other support for businesses in general has been received from Business Link and Enterprise Tamar. These programmes are on-going for this year. In addition, the Boscastle Chamber of Trade & Commerce has been established to promote trade and commerce in Boscastle and the surrounding area and to represent the views of businesses.
- 3.31 The Household Survey noted that they would like to see more positive coverage on television and other media and to see businesses and residents in Boscastle helping each other. There was overwhelming support for holding a community event with the most popular event suggested being a carnival, fete or party, possibly to be held every year on the anniversary of the flood. At the Exhibition, the most popular time for holding an event was 'the quiet season' followed by an event on the anniversary of the flood. Suggestions on the type of event included a duck race or fete.
- 3.32 There is likely to be support for an event that would provide entertainment for the local community and help local businesses by attracting additional publicity and trade. It is not clear who would organise the event, but it would seem most appropriate for the event to be organised locally by either the Parish Council or the Chamber of Trade & Commerce.

Community Facilities

- 3.33 The main organisation responsible for community issues in Boscastle is the Parish Council, but it is not clear who would be responsible for the provision of additional facilities in future in the village.

- 3.34 The responses to the Household Survey focused on the need to provide improvements to radio and television reception and to provide a sports club and / or play area for children. At the Exhibition, a different set of issues was highlighted with the most common response wanting to see a reduction in the number of signs in the village and to ensure that new buildings were in keeping with the local style and used sympathetic materials. As noted in the comments made on open space, there was a strong desire (particularly from the young people visiting the Exhibition) for a play area.

Planning & the Historic Environment

- 3.35 NCDC are proposing to develop a Conservation Area Character Statement for the historic core of Boscastle village and harbour. The need for an Article 4 Direction for parts of the village will be considered at the time of preparing the Conservation Area Statement. The Council has recently widened the brief of the consultant Conservation Surveyor to cover advice on non-listed buildings affected by the flood.

Summary

- 3.36 This section sets out the actions that are in progress and outstanding for all the organisations active in the rebuilding of Boscastle and provides a commentary on the views expressed by local people in the Household Survey and the Exhibition on the proposals as far as they are known at present. There are divergent views on priorities and activities and further consultation with clear, but detailed, explanations will be required to describe what is proposed and to justify recommended projects.

4 THE FRAMEWORK PLAN

Introduction

- 4.1 Section Two has provided information on the actions that have been taken following the flood, what is needed, and the views of local people on the provision of infrastructure and facilities. Section Three has identified the main actions that are already under consideration and development to progress the reinstatement of infrastructure in the lower village, together with project ideas identified in the household consultation and through the public exhibition. This section draws together the information into six projects/project packages that will definitely be taken forward and four further project areas that have been identified as possible additional projects. These form the content of the Boscastle Framework Plan.
- 4.2 The section is set out in three parts:
- A brief description of each of the project areas. All six definite projects are in development. It is therefore not possible to provide precise details of the content of each project. The descriptions below are a reflection of progress to date. Each of the projects will be consulted on as plans develop. Key milestones that are critical to implementation of the Framework Plan are identified. Table 4.1 summarises the information
 - An outline of organisational requirements for each project in terms of lead and other partners and issues of funding to achieve implementation
 - Use of the Framework Plan as a tool for monitoring progress

Definite Projects

- 4.3 There are six definite projects/project packages:

Car Park Package

- 4.4 The car park package comprises five linked elements:
- Reinstatement of the car park providing 250 car parking and 4 coach parking spaces as before. The site is likely to be reconfigured, probably using land owned by the NT further upstream, in order to provide space for flood alleviation works and public open space. Surfacing of the car park will be one particular aspect to consider in relation to flood risk
 - Space for flood alleviation measures. The EA is involved in discussions on design of the car park to ensure the scheme provides for flood alleviation for the Valency River. Implementation of the flood alleviation proposals will depend on EA funding being secured (see below)
 - Provision of fully accessible high quality public toilets. The EA is involved in discussions on the toilets to ensure issues of flood risk are addressed in the design and location of the new building
 - Provision of public open space to provide an amenity area for local people and visitors and improve the car parking area visually
 - Provision of bus stop and bus service information
- 4.5 An illustrative design, which was displayed at the public exhibition in January 2005, is given in Diagram 4.1.

- 4.6 The next six months are critical for achieving the milestones for the car parking package:
- Complete design and planning process by end June 2005
 - Tender process undertaken and contractor selected by early September 2005
 - Start on site in October 2005
- 4.7 Discussions are needed with South West Water to (a) ascertain whether any of the sites currently under consideration for the STW have implications for the design of the car park area; and (b) if they do, the implications are taken on board in the design process. The discussions need to cover whether space is required for any pumping facilities, if any pipe work needs to be laid through the car park or whether there is any other possible effect. Cornwall County Council Highways (and others as necessary) need to be consulted on any plans for public highway work, for example in respect of use of materials to ensure that the interface between the car park area and the public highway is coordinated.

Visitor Centre

- 4.8 Replacement of the former Visitor Centre is planned with the new facility providing the range of information previously available and incorporating improved back office facilities and information about the flood event. The preferred option is to re-use an existing building in the lower harbour area to address concerns about the flood risk issues of new build and the particular problems of rebuilding in the car park area where space for new building is likely to be limited
- 4.9 The opportunity for converting a building is still under discussion. However it is important that a conclusion on the future of the Visitor Centre is finalised by early May, in order to complete the design and planning processes, tender the construction work and select a building company to enable the work to be undertaken over the 2005/6 winter period.
- 4.10 Local businesses are concerned that if the Visitor Centre is not located in the car park people arriving in Boscastle seeking accommodation may not stop to find the Visitor Centre in its new location. Should the Visitor Centre be located in the lower harbour area, a visitor information display would also be located in the car park to ensure basic information is available and people are signposted to the Visitor Centre.

Lower Harbour

- 4.11 Activity in the lower harbour is divided into short term and longer term actions, with the short term actions described here and the longer term actions described with the flood alleviation package below. In the short term there is a need to make temporary arrangements to enhance the lower harbour area visually and ensure the area is safe. Proposals comprise a strengthening of the temporary wooden railings to the lower bridge (this is a less costly option compared to reinstating the stone parapets which may be removed at a later date) and filling gaps in the river walls on a temporary basis.
- 4.12 Environmental improvements to the harbour area are also proposed and should be coordinated with the longer term plans for flood alleviation and infrastructure improvements in the lower harbour. Specific elements include the provision of seating areas. Discussions will need to be progressed. There may be aspects which can be progressed in the shorter term and other parts which will need to be part of the infrastructure improvements planned for the longer term. The need for long term maintenance of any seating areas provided must be considered as there is no commitment from any organisation to assume this responsibility.
- 4.13 The red telephone box from the lower harbour will be replaced within the lower village. The location for the new telephone box needs to be agreed in the light of possible

longer term requirements for flood alleviation works, landscape sensitivities and future user needs. BT will replace the box once a location is firmly agreed.

Flood Alleviation

- 4.14 The final reports from HR Wallingford and Halcrows are programmed for completion by the end of April 2005. A number of options for flood alleviation works are being considered at varying scales, which will reduce flood risk by different amounts. The proposals are illustrated in Diagrams 4.2 - 4.5¹ at the end of this section. The key locations for flood alleviation actions are:
- The lower bridge: options being considered include replacement of the bridge with a vehicular or pedestrian bridge or an Irish ford, widening and/or deepening of the river channel
 - Removal or lowering of the sewer pipe crossing which forms a weir below the lower bridge
 - The river walls and channel below the road bridge: options being considered include widening and/or deepening the channel
 - The road bridge: options include raising the parapets of the bridge and/or deepening the river channel
 - River Valency channel upstream: options being considered (part within the car park package) include enlarging the river channel; constructing a flood wall; allowing space for the flood plain with surrounding bund/flood wall; constructing culverts/tunnels to take flood water
 - River Jordan and its tributaries: options for improvements to culverts and water flow are being considered at Dunn Street/Fore Street, Gunpool Lane/Doctors Hill, and Paradise Road.
- 4.15 A catchment management plan within the flood plain area will be developed as part of flood alleviation activities in consultation with NT and other landowners. This plan will, in particular, look at the management of trees and whether a tree screen is needed in the valley upstream of Boscastle.
- 4.16 The EA has a national design and planning system for flood alleviation measures. The system requires a scheme to be developed in the following four steps:
- Preparation of a pre-feasibility report (Halcrows are due to complete this work by the end of April 2005)
 - Preparation of a Project Appraisal Report (PAR), including detailed cost benefit analysis and EIA etc.
 - Preparation of detailed design drawings
 - Construction of improvements
- 4.17 Proposed improvement work must achieve the national priority score to obtain national funding at the completion of the first and second stage if work is to move on to the next stage. If national funding cannot be obtained it is unlikely a scheme can be progressed. Schemes are sometimes placed on hold awaiting the availability of funding in future years. During the second stage many approvals and permissions need to be obtained to implement the scheme. The time taken from design to implementation is normally a minimum of three years. The EA recognises the need to work in partnership and will endeavour to accelerate this timetable for Boscastle if

¹ These drawings show outline options which are currently being considered as part of the EA's flood defence prefeasibility study. They are for information only - the development of these options is at a relatively early stage.

possible. In particular it will try to accelerate the timetable so work in the area between the harbour and the main road bridge can be carried out at the same time as proposed work by NT and SWW.

- 4.18 The EA is currently awaiting funding to proceed to the second stage. The timetable for improvements in Table 4.1 indicates the typical time needed to progress a flood alleviation scheme.

Sewage Treatment Works

- 4.19 SWW has drawn up a long list of sites which are currently being assessed against a number of criteria in order to reduce the potential site search to a short list of possible sites. The key milestones are:
- May/June 2005 - environmental assessments and specific studies (e.g. ecology) for key sites
 - June/July 2005 - completion of Environmental Report; preparation and submission of planning application
 - November/December 2005 - planning permission received
 - January 2006 - construction start
 - December 2006 - construction completed
 - February 2007 - site operational
- 4.20 Construction of the Sewage Treatment Works will include construction of associated infrastructure (e.g. pipes to and from the STW and its pumping stations). Once the short list of sites for the STW has been identified, it is important that the implications of the associated infrastructure needs of these sites are identified clearly to enable coordination of these requirements with other infrastructure reinstatement projects e.g. if a site is needed for a pumping station in the lower harbour area and/or in association with reinstating the car park, provision must be made for the SWT-related infrastructure in designing proposals for these areas.

Streetscape Improvements

- 4.21 Streetscape improvements cover physical improvements to the public highway and use of design guidance and other tools to influence visual design and prepare appropriate planning policy for an historic environment in a flood risk area.
- 4.22 Key elements of the physical improvements are:
- On-street parking improvements (and any associated traffic management improvements): including areas where on-street parking should be removed or introduced combined with traffic management to maximise safe flow of traffic in the lower village. Areas for change have been identified and public consultations on these will take place soon with a view to implementation of proposals within the next three months.
 - Street lighting improvements: the temporary street lighting in the lower village needs to be replaced and the opportunity taken to improve the appearance and type of street lighting used. The design of the street lighting should be coordinated with environmental enhancements to the highway, and planning and design proposals for the Conservation Area
 - Highway environmental enhancements (surfacing and materials used): the design of environmental enhancements to the highway should link to proposals for flood alleviation (e.g. if the road performs a role in guiding excess flood water in a flood event) and to Conservation Area planning policy and design considerations. The design of proposals should take place in the short term to coordinate with the work

being undertaken for the car parking package, but implementation of the main scheme cannot take place until all other work affecting the road is completed. Some improvements will be undertaken in the shorter term in relation to footways, as a necessary temporary measure

- Conservation Area Policy and Design: a Conservation Area Character Statement will be prepared, building on the work carried out by Cornwall County Council Historic Environment Service. This will link to work already undertaken on Strategic Flood Risk issues and responsibilities by the EA and NCDC in (respectively) advising on and taking decisions about development in a flood risk area. Decisions on the need for further planning policy work (such as introducing an Article 4 Direction within the Conservation Area where planning permission would be required for certain activities that are currently permitted development in order to manage flood risk) will be taken following completion of the Character Statement.
- Review of signage and signage policy: a significant number of critical comments were made at each of the public consultation events about the proliferation of signage and the inappropriate design of much of the signage in Boscastle. NCDC, BCTC and the Parish Council will review the type and location of signs in the lower village and make recommendations for improvements.

Possible Projects

4.23 Four possible projects have been identified. These are:

- Longer term business/tourism support currently primarily linked to events for both community and visitor benefit. Both the business support and tourism marketing packages already underway are time limited. It is not yet clear to what extent there will be a continuing need for business and tourism support beyond the 12 month period of the initiatives. The situation needs to be reviewed in Autumn 2005 after the main visitor season. The review should include the provision of community events
- Environmental improvements elsewhere in the village, in particular provision of seating areas. There are opportunities for improvements elsewhere in Boscastle and for linking these improvements to information and interpretation of the village and its environs e.g. through walks information linked to the history of the area
- Additional overspill car parking. Consultations identified a need for overspill car parking at times when the main car is full and as a means of encouraging cars to park before reaching the lower village area. In the light of experience with a trial park and ride scheme operating over the Easter period the potential for providing overspill car parking could be considered
- A children's play area. The need for a children's play area was raised as a specific request in consultations. A wider opportunity for open/sports space could be linked to this proposal.

4.24 These projects have arisen through consultation and discussion with key partners. At present there are no organisations committed to taking a lead on any of these projects. However there are opportunities to develop these alongside the definite projects proposed and potentially link them into funding applications where appropriate.

Summary of Projects

4.25 A summary of the projects and timetable are set out in Table 4.1 below.

Table 4.1

	2005				2006				2007				Beyond
	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	2007
DEFINITE PROJECTS													
Car Park Package:													
Car park, open space, toilets	Yellow	Yellow	Yellow	Green	Green								
Flood alleviation in car park area	Yellow	Yellow	Yellow										Green
Bus stop / information	Yellow	Yellow	Yellow	Green	Green								
Visitor Centre	Yellow	Yellow	Yellow	Green	Green								
Lower Harbour:													
Temporary work to Lower Bridge / River Walls	Yellow	Green											
Environmental enhancements		Yellow	Yellow	Green	Green								Green
Replace telephone box		Yellow	Green										
Flood Alleviation²													
Lower Bridge improvements	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Green
River walls / channel below Main Road Bridge	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Green
River Jordan improvements upstream of Marine Terrace	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Green
Main road bridge /Valency River channel (part in car park package)	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Yellow	Green
Water course management	Yellow	Yellow	Yellow	Green	Green	Green	Green	Green	Green	Green	Green	Green	Green
Sewage Treatment Works plus infrastructure	Yellow	Yellow	Yellow	Yellow	Green	Green	Green	Green	Green				

² The EA will try to accelerate the timetable if possible - see paragraph 4.17.
Atlantic Consultants
April 2005

Streetscape Improvements:														
On street parking improvements and traffic management proposals	Yellow	Green												
Street lighting improvements	Yellow	Yellow	Yellow				Green?	Green?				Green?	Green?	
Highway environmental enhancements	Yellow	Yellow	Yellow	Green	Green		Green?	Green?				Green?	Green?	
Conservation Area Character Statement		Yellow	Yellow	Green										
Review of signage	Yellow	Yellow	Yellow	Green										
Strategic Flood Risk Assessment	Yellow	Yellow	Yellow											
Development of Conservation Area planning policy e.g. Article 4 Direction				Brown										

POSSIBLE PROJECTS

Business support				Brown	Green	Green	Green	Green						
Environmental enhancements elsewhere in village/public open space		Brown	Brown	Green	Green									
Overspill car parking				Brown	Brown			Green	Green					
Children's Play Area		Brown	Brown	Green	Green									

KEY	
Yellow	Project planning and development
Green	Project implementation
Dark Green	Possible projects

Consultation

4.26 All the definite projects proposed will have their own public consultation programmes. Consultation periods for projects that are currently in preparation are likely to be:

- Car park, open space and toilets - May/June 2005
- Sewage Treatment Works - June/July 2005
- Changes to on street parking restrictions - consultation period in progress until 27th April 2005

Organisation and Funding

- 4.27 Table 4.2 provides details of the organisation(s) leading on each of the definite projects, other organisations involved in planning and implementation and potential opportunities for funding. For the possible projects no lead organisation is identified as yet. Organisations who could be involved as partners are suggested, together with possible funding routes.
- 4.28 The Cornwall and Isles of Scilly Objective One Programme is proposed as a possible funding source for a number of projects within the Framework Plan. However timing is important. Ideally there should be one funding application to the Objective One Programme which coordinates all the projects for which funding is sought, even if implementation is phased over two years or more. However, in order to ensure a decision is made on an application before the work on the first infrastructure project must start (the car park package) an application must be submitted to the Objective One Programme by early June 2005. An early meeting with GOSW is vital to discuss the best possible way of progressing the project application given the timetables attached to different projects within the Framework Plan. No other significant sources of funding have been identified other than funding from each of the partner organisations involved in the Steering Group and the North Cornwall Flood Relief Fund.

Table 4.2

	Lead Organisation(s)	Other Organisations to be involved	Funding Opportunities
DEFINITE PROJECTS			
Car Park Package:			
Car park, open space, toilets	NCDC	NT, Parish Council, EA, CCC, SWW	NCDC; Objective One Programme
Flood alleviation in river channel adjacent to car park	NCDC / EA	Parish Council, NT	EA; Objective One
Bus stop / information	NCDC	CCC Estates and Transportation	CCC; Objective One
Visitor Centre	NCDC	NT; BCTC	NCDC; Objective One; HLF (?)
Lower Harbour:			
Temporary work to Lower Bridge and River Walls	NT	EA	NT
Environmental enhancements	NT	NCDC; Parish Council	NT; Objective One; North Cornwall Flood Relief Fund
Replace telephone box	BT	NT; Parish Council	BT
Flood Alleviation			
Lower Bridge improvements	NT / EA	NCDC; SWW	EA; Objective One
River walls/channel below Main Road Bridge	NT / EA	SWW	EA; Objective One
River Jordan improvements upstream of Marine Terrace	EA / CCC Transportation and Estates		EA; Objective One; CCC
Main road bridge and Valency River channel upstream (part included in car park package)	EA	NCDC; NT; CCC Transportation and Estates; Parish Council	EA; Objective One
Tree/Water course management	EA, NT	NCDC; Landowners	EA, NT
Sewage Treatment Works and associated infrastructure	SWW	EA; NCDC; NT	SWW

Streetscape Improvements:			
On-street parking improvements plus associated traffic management improvements	CCC Transportation and Estates	NCDC	CCC Highways; Objective One
Street lighting improvements	CCC Transportation and Estates	NCDC; NT	CCC; Objective One
Highway environmental enhancements	CCC Transportation and Estates	NCDC; NT, EA	CCC; Objective One
Conservation Area Character Statement	NCDC	NT; CCC Historic Environment Service; Parish Council	
Strategic Flood Risk Assessment	NCDC / EA		
Review of Signage	NCDC	BCTC; Parish Council; NT	
Development of Conservation Area planning policy e.g. Article 4 Direction	NCDC	EA; NT	

POSSIBLE PROJECTS

Business support including events		BCTC, NCDC, Business Link, Enterprise Tamar	Rural Renaissance; North Cornwall Flood Relief Fund; BCTC; Parish Council
Environmental enhancements elsewhere in village/public open space		NT, NCDC, Parish Council	North Cornwall Flood Relief Fund; Objective One
Overspill car parking		NCDC; Parish Council, CCC Highways, BCTC	NCDC
Children's Play Area		Parish Council, NCDC	North Cornwall Flood Relief Fund; Parish Council; Objective One

Implementing and Monitoring the Framework Plan

- 4.29 The Framework Plan describes definite and proposed projects for reinstating infrastructure in the lower village at the time of writing (March 2005). Each of the projects has its own development path and will be the subject of further planning and design work and public consultation, prior to implementation. Successful implementation of the Framework Plan requires a high degree of coordination between different organisations to minimise disruption and maximise the available resources. Monitoring progress and ensuring the coordination of projects are critical tasks.
- 4.30 The Framework Plan provides the timetable for monitoring actions. The Boscastle Regeneration Steering Group is the appropriate group to monitor its progress and take action if issues arise. The Group could also provide the focus for local consultations

on projects within the Plan. The regular Boscastle newsletter circulated within the area by NCDC provides a tool for reporting on progress to the wider Boscastle community.

APPENDIX ONE

Household Questionnaire

Boscastle Framework Plan - Community Questionnaire

1. Are you: Male ? Female ?
 Aged: Under 10 ? 11-16 ? 17-25 ? 26-40 ?
 41-55 ? 56-65 ? 66-75 ? 76+ ?

2. Are you a permanent resident in this parish? Yes ? No ?

3. Was your property directly affected by the flood? Yes ? No ?

4. **Boscastle 2015**

The flood has provided an opportunity to change aspects of Boscastle and there are major works in preparation to rebuild parts of the village which will have an impact on its future.

How would you like to see Boscastle in ten years' time?

5. **Car Parking**

The car park needs to be rebuilt. What are your views on car parking?

	Yes	No
A: Reinstatement of the car park as it was prior to the flood	?	?
B: Redesign the car park layout and location creating space for environmental improvements	?	?
C: Provide some parking elsewhere in Boscastle to either partly replace or act as an overspill car park	?	?

Do you have any comments to make about car parking?

6. **Visitor Centre**

What are your views on options for redeveloping the Visitor Centre?

	Yes	No
A: Provide a new building within the general vicinity of the car park	?	?
B: Re-use an existing building in the the car park/harbour area	?	?

Do you have any comments to make about redeveloping the Visitor Centre?

7. **Public Toilets**
What are your views on provision of public conveniences in the village area?

8. **The Harbour**
Public access to the harbour will be reinstated and it may be possible to include improvements to the environment and setting of the harbour.

Do you have any views on improvements that could be made around the harbour?

9. **The Public Highway**
Some improvements to the public highway may be possible. What are your views?

	Yes	No
A: Widen pavements	?	?
B: Reduce or eliminate on-street parking	?	?
C: Improve bus stop facilities	?	?
D: Improve the location and type of street lighting used	?	?
E: Review the options for traffic management	?	?

Do you have any thoughts on improvements that could be made to the pavements, roads or public areas?

10. **Public Open Spaces & Public Areas**

The rebuilding works provide the opportunity to introduce improvements to the look of the public areas of Boscastle, particularly in the harbour area. Are there any aspects of the public areas that you think need improving?

	Yes	No
A: Improve the appearance of public areas e.g. types of materials used	?	?
B: Review style and number of signs / advertising boards	?	?
C: Provide co-ordinated street furniture e.g. litter bins, lamp posts	?	?
D: Provide picnic and seating areas	?	?
E: Investigate the possibility of providing a 'village green'	?	?

Do you have any ideas for improvements to public areas?

11. **Flood Risk Management**

The best possible measures must be used in reinstating infrastructure to minimise any flood risk in future. Options could include reviewing the route of the Valency River by the car park and the way the water is guided through the road and harbour area, possibly routing floods down the road to bypass the bridge.

Do you have any comments on aspects of flood risk management that need to be considered?

12. **The Historic Environment**

Boscastle is an historic settlement and its historic buildings, harbour and the natural environment are important attractions for local residents and visitors.

Are there any improvements that could be made to the historic buildings and environment?

13. **Sewage Treatment Works**

A site for a new sewage treatment works must be found.

Do you have any views on where it could be located in the Boscastle area and what aspect of sewage treatment concerns you most?

14. **Business Support, Marketing and Promotion**

Are there any business support, marketing or promotion activities that you feel would help to support the businesses in Boscastle and the surrounding area?

Do you think it would be a good idea to hold community events to mark the rebuilding of Boscastle and to publicise progress to potential visitors?

Yes ?
No ?

Do you have any ideas for events and when they should be held?

15. **Community Facilities**

Although not directly affected by the flood, there may be issues about the provision of community facilities such as sports and recreation facilities; activities in the harbour; radio / mobile telephone reception; facilities for children and young people etc.

Do you have any ideas for improvement or provision of community facilities?

16. **Consultation**

This is the first of a series of consultations that will take place on the reconstruction of Boscastle. What form of consultation do you prefer? (please tick preferred option(s))

	Yes	No
A: Information leaflets with questionnaires for returning your views	?	?
B: Public meetings	?	?
C: Exhibitions	?	?
D: Internet	?	?
E: Other (please specify)	?	?

17. **Priorities**

Please can you list your top three priorities for the regeneration of Boscastle in order of importance

- 1.
- 2.
- 3.

18. **Other Issues**

The questions have focused on the harbour area, but other parts of Boscastle were also affected by the flood. You may wish to submit further ideas for the harbour area or for other parts of Boscastle.

Further suggestions and comments

Please return your completed questionnaires by **3 December 2004** in the envelope provided or leave at the Post Office, Newsagent or Bottreaux Garage. If your household requires any further questionnaires, they are available at these locations.

Thank you very much for your assistance in completing the questionnaire

APPENDIX TWO

Household Survey Responses

Analysis of the Household Questionnaire

The household questionnaire was sent to 794 households. A total of 354 questionnaires have been returned and analysed, including 30 from children at Boscastle Primary School. The final analysis of results is set out below.

Respondents

Male:	Number	%	Female	Number	%
	152	42.9		185	52.2

(17 responses - not given)

Age

	Number	%
Under 10	17	4.8
10 - 16	16	4.5
17 - 25	9	2.5
26-40	29	8.2
41-55	106	29.9
56-65	94	26.5
66-75	49	13.8
75+	24	6.7

(10 responses - not given)

Residency

Permanent Resident	Number	%	Non permanent resident	Number	%
	277	78.2		50	14.1

(27 responses - not given)

Directly Affected by Flood

Yes:	Number	%	No:	Number	%
	108	30.5		229	64.7

(17 responses - not given)

Aspiration for Boscastle in Ten Year's Time

	Number	%
Keep it as it was	148	41.8
Community development including better services/facilities; provision for local people	65	18.4
Higher quality services - attracting different types of tourists	21	5.9
Less commercialised than at present	40	11.3
No redevelopment in harbour/other areas of the village	6	1.7
Improvements to infrastructure/access/car parking	12	3.4
Provision to avoid future flood	12	3.4
No response	48	13.5
Other	2	0.5

Car Parking

A: Reinstatement of the car park as it was prior to the flood

Yes	Number	%	No	Number	%	No response	Number	%
	156	44		98	27.6		100	28.2

B: Redesign car park layout and location creating space for environmental improvements

Yes	Number	%	No	Number	%	No response	Number	%
	193	54.5		69	19.5		92	26

C: Provide some parking elsewhere in Boscastle to either partly replace or act as an overspill car park

Yes	Number	%	No	Number	%	No response	Number	%
	168	47.4		90	25.4		96	27.1

Comments on Car Parking

	Number	%
Insufficient parking available	17	4.8
Concessionary parking for residents/residents' relatives	35	9.9
Cheaper parking/cheaper parking for visitors	14	4
Parking is adequate	21	5.9
More disabled parking	2	0.5
Extend car park at current location	37	10.4
Provide more parking elsewhere incl. top of village	64	18
No roadside parking	11	3.1
Need a park & ride system	4	1.1
Need better landscaping	17	4.8
Other	21	5.9
No response	111	31.4

Visitor Centre

A: provide a new building in the general vicinity of the car park

Yes	Number	%	No	Number	%	No response	Number	%
	200	56.5		63	17.1		91	25.7

B: Re-use an existing building in the car park/harbour area

Yes	Number	%	No	Number	%	No response	Number	%
	148	41.8		67	18.9		139	39.3

Comments on Redeveloping the Visitor Centre

	Number	%
Keep it as it was/	35	9.9
In keeping with local architecture	14	3.9
Locate in car park	30	8.5
Site in harbour café/other existing building in harbour area	19	5.4
This is needed/urgent	16	4.5
Do not locate in car park	11	3.1
Include a museum/info on the flood	11	3.1
Centre is not needed/should be smaller	13	3.7
Combine with National Trust	5	1.4
Situate away from river/flood risk	5	1.4
More local knowledge/staffed by locals	3	0.8
Other	19	5.4
No response	173	48.1

Public Toilets

	Number	%
Public conveniences needed at top and bottom of village	31	8.7
Adequate facilities are essential/more are needed	71	20
More pleasant building - more in keeping with surroundings	2	0.5
Good quality facilities are needed, modern	31	8.7
Locate in car park	31	8.7
Locate at harbour	17	4.8
Locate by surgery/top of village	11	3.1
Need disabled toilets	4	1.1
Reinstate toilets as they were before	73	20.6
Toilets are only needed in the car park and harbour area	41	11.6
Close the toilets by the surgery	2	0.6
Locate next to/in the Visitor Centre	10	2.8
Other	9	2.5
No response	21	5.9

Improvements to the Harbour

	Number	%
Leave it as it is/retain natural beauty	62	17.5
Restrict vehicular access (as much as possible)	14	3.9
Re-lay Valency lawn	1	0.3
More seats	48	13.5
Take care not to destroy natural surroundings when rebuilding	22	6.2
No buskers	10	2.3
Extra lighting	15	4.2
Improve river edges	7	2
Improve access/slipways/make more disabled friendly	11	3.1
Remove sewage pipe/ensure harbour clean for swimming	16	4.5
Litter bins provided and emptied/area kept clean and tidy	8	2.2
Other	36	10.2
No response	104	29.4

The Public Highway

	Yes		No		No response	
	Number	%	Number	%	Number	%
Widen pavements	117	33	131	37	106	29.9
Reduce or eliminate on street parking	194	54.8	79	22.3	81	22.8
Improve bus stop facilities	181	51.1	74	20.9	99	28
Improve location and type of street lighting	179	50.6	68	19.2	107	30.2
Review options for traffic management	161	45.5	73	20.6	120	33.9

Improvements to the Public Highway

	Number	%
Leave it as it was	13	3.7
Pavements need improvement/widening at riverside	42	11.9
On-street parking is necessary/laybys for buses and coaches	11	3.1
Better street lighting	23	6.5
Roundabout at surgery corner	4	1.1
Traffic calming/stop speeding	17	4.8
Better public transport	5	1.4
Free short term parking in village	7	2
Restrict on-street parking	36	10.2
Fewer advertising boards/signs	2	0.5
Do not widen pavements	4	1.1
Other	55	15.5
No response	135	38.1

Public Open Spaces and Public Areas

	Yes		No		No response	
	Number	%	Number	%	Number	%
Improve the appearance of public areas e.g. use of materials	231	65.2	35	9.9	88	24.9
Review style/number of signs	253	71.4	42	11.9	59	16.6
Provide coordinated street furniture	260	73.4	43	12.1	51	14.4
Provide picnic and seating areas	251	70.9	49	13.8	54	15.2
Investigate providing a village green	195	55.1	83	23.4	76	21.5

Improvements to Public Areas

	Number	%
Leave as before/materials should match existing	44	12.4
Too many signs/garish signs	32	9
More seats	5	1.4
No village green	4	1.1
Village green/play areas/picnic areas	48	13.5
More litter/dog bins provided and regularly emptied	25	7.1
Maypole	9	2.5
Village green should not reduce size of car park	2	0.5
Other	35	9.9
No response	150	42.3

Flood Risk Management

	Number	%
Leave to the experts	24	6.8
Review tree policy in valley/clear wood/scrub obstructions from valleys	44	12.4
Fit a 'cow catcher'	2	0.5
Enlarge/create new channels/culverts; create drainage; aid the out-flow from the river to the sea	42	11.9
Divert the water elsewhere than along the road	2	0.5
Monitoring/warning systems to be brought in	11	3.1
Do nothing - do not interfere with nature	20	5.6
Create moveable/breakable bridges; change size/location of current bridges	17	4.8
Do as suggested in questionnaire (review route of river by the car park and the way water is guided through the road and harbour area)	12	3.4
Disagree with suggestion in questionnaire	6	1.7
Create a dam	5	1.4
Other	40	11.3
No response	129	36.4

Improvements to the Historic Environment and Buildings

	Number	%
Leave as before	33	9.3
Sympathetic use of materials/design of shops and buildings	77	21.7
Restoration/reconstruction of particular buildings of interest	21	5.9
Reduce signage	42	11.9
Remove harbour pipeline	2	0.5
Beautify the village e.g. plants/Xmas lights	8	2.2
Keep the village clean	3	0.8
Underground cables	5	1.4
More historic information around the village	6	1.7
Take advice from outside organisations e.g. National Trust	4	1.1
Other	25	7
No response	128	36.1

Sewage Treatment

Site for New Sewage Treatment Works

	Number	%
Leave to the experts	9	2.5
Replace defective pipe	1	0.3
Far end of car park	11	3.1
At top of village	2	0.6
Up the valley	40	11.3
Towards Bude	11	3.1
Joint with Tintagel/Bossiney	36	10.1
Out of village as far as possible	31	8.8
Western Black Pit	2	0.6
Other	29	8.2
No response	182	51.4

Concerns about Sewage Treatment

	Number	%
Smell	28	7.9
Needs full treatment	60	16.9
Unsafe	2	0.6
Pollution of river/harbour/ Beach	13	3.7
Raw sewage at sea	11	3.1
Environmentally friendly Treatment	3	0.8
Visual impact	15	4.2
Other	3	0.8
No response	219	61.8

Business Support

Suggestions for Business Support, Marketing and Promotion

	Number	%
TV coverage/other media/positive coverage and advertising	39	11
More visitor attractions	4	1.1
Funding for publicity/promotional literature	4	1.1
Long term marketing plan	3	0.8
Support from locals	9	2.5
More grass roots advice	1	0.3
Tourist signs	4	1.1
Emphasise freak occurrence of flood and how the village is now safe	2	0.6
New car park/traffic control	7	2
More shops	5	1.4
Other	25	7.1
No response	251	70.9

Are community events to publicise the progress in rebuilding Boscastle a good idea?

Yes	Number	%	No	Number	%	No response	Number	%
	259	73.1		49	13.8		46	13

Suggestions for Events

	Number	%
Carnival/fete/party	48	13.5
Television show/film	4	1.1
Event on 16 th August next year/every year	22	6.2
When building work is complete	10	2.8
Easter/spring	9	2.5
Event to say thank you to rescue services	6	1.7
Christmas	12	3.4
Duck day race	6	1.7
Event when Prince Charles can open new visitor centre	2	0.6
Summer	6	1.7
Other	13	3.7
No response	216	61

Suggestions for Improvement or Provision of Community Facilities

	Number	%
Youth club/child care facilities	12	3.4
Sports club for children/play area	52	14.7
Radio/TV reception improvements	65	18.3
Mobile phone reception improvements	20	5.6
Community buildings/areas	7	2
Remove temporary signal mast/no new masts or cables	14	3.9
Already have enough	13	3.7
Somewhere to remember the flood	2	0.5
A park	14	3.9
Other	24	6.8
No response	131	37

Preferred Methods of Consultation

	Yes		No		No response	
	Number	%	Number	%	Number	%
Information leaflets/questionnaires	260	73.4	13	3.7	81	22.9
Public meetings	174	49.1	38	10.7	142	40.1
Exhibitions	157	44.3	37	10.5	160	45.2
Internet	90	25.4	64	18.1	200	56.5
Other	10	2.8	34	9.6	310	87.6

Top Three Priorities for Regeneration of Boscastle

	Priority 1		Priority 2		Priority 3	
	Number	%	Number	%	Number	%
No response	62	17.5	78	22	115	32.5
Housing - repairs/changes	5	1.4	0	0	2	0.5
Business support for shops & businesses -	19	4.8	20	5.2	10	2.8
Change the type and location of shops & businesses	7	2.5	8	2.6	5	1.4
Issues around car parking - car park and on-street	37	10.5	42	11.9	31	8.7
Reinstate quickly	29	8.2	11	3.1	9	2.5
Careful planning of new developments	0	0	6	1.7	5	1.4
Return to former state	37	10.4	12	3.4	15	4.2
More consultation between the public and organisations	4	1.1	4	1.1	11	3.1
Improve the general attractiveness	11	3.1	26	7.3	13	3.7
Improve public transport	0	0	0	0	3	0.8
Improvements to the harbour	28	7.9	18	5.1	6	1.7
Improvement to community facilities incl. visitor centre, toilets	18	5.1	42	11.9	46	13
Improve signage	0	0	4	1.1	3	0.8
Highway improvements	16	4.5	23	6.5	20	5.6
Sewage Treatment Works (mainly siting)	28	7.9	18	5.3	16	4.8
Minimise flood risk	38	10.7	25	7.1	11	3.1
Promotion/advertising	4	1.1	4	1.1	8	2.2
Minimise inconvenience to visitors	2	0.6	1	0.3	5	1.4
Improve TV/radio reception	1	0.3	0	0	1	0.3
Other	8	2.2	12	3.4	19	5.4

Further Suggestions and Comments

	Number	%
Return village to how it was before, retain traditional feel and materials	26	7.3
20mph speed limit in village/speed ramps	4	1.1
New road drainage improvements	4	1.1
Repair/upkeep rivers, ditches and other drainage to keep clear	28	7.9
More local jobs and businesses	4	1.1
No busking	9	2.5
Put cables underground	3	0.8
Improve roads/junctions	6	1.7
Let all people in the village have a say and keep them informed	4	1.1
Car park at top of village outside the surgery	8	2.3
Other	48	13.5
No response	210	59.3

Cross Tabulations

Three questions have been cross tabulated with the yes/no responses of the questionnaire. The three areas of cross tabulation are:

- Whether people are permanent residents in the Parish
- Whether people were directly affected by the flood
- The age of respondents

The yes/no responses cross tabulated are:

- Question 5 - Car parking options
- Question 6 - Visitor Centre options
- Question 9 - Highway improvement options
- Question 10 - Public open space improvement options
- Question 14 - Support for events to mark progress with reinstatement
- Question 16 - Consultation options

The key points arising from this analysis (based on whether there is a difference of 7% or more, compared to the 'average' response) are as follows:

- Those directly affected by the flood are less likely to want to reinstate the car park and more likely to want a redesign of the car park layout and location with some parking being located elsewhere in the village to provide overspill or to partly replace the car park
- Those directly affected by the flood are more likely to wish to see building refurbishment to create a Visitor Centre rather than a new build
- Those directly affected by the flood are more likely to wish to see improvements to street lighting, traffic management and the appearance of public areas
- Non residents have a stronger preference for putting some car parking elsewhere in the village
- Non residents have a stronger preference for a new build Visitor Centre
- Non residents are less likely to want highway improvements (with the exception of widening pavements).
- The 41-55 age group (which are the largest group that responded), those aged 75+ and those aged 56-65 are more likely to want some car parking elsewhere in the village. However the 65-75 age group is less likely to want car parking elsewhere

- Those aged 16 and under are more likely to want a new build Visitor Centre. Those aged 76+ are less likely to want to see a new Visitor Centre
- The 41-55 age group are more likely to want to see the Visitor Centre in a refurbished building
- The 17-25 age group are more likely to want to see proposals for highway improvements. Those aged 26-40 particularly support widening pavements and more street lighting. Improved street lighting is also supported by those aged 41-55. Reducing on street parking is particularly supported by those aged 75+, who also support improved bus stop facilities. Improving traffic management is also particularly supported by all those aged 65+. There is lower than average support from the 66-75 age group for improved street lighting and from those aged 75+ for widening pavements
- Higher than average support for improving the appearance of public areas is given by those aged 41-55 and those 66+. Those aged 66+ also particularly support a review of signs. Those aged 17-40 are more likely to support the provision of a village green. Those aged 26-40 particularly support improved street furniture and provision of picnic/seating areas
- Non permanent residents are less supportive than average of questionnaires as a means of consultation. Those people directly affected by the flood particularly like public meetings and exhibitions as a method of consultation
- Those aged 17-55 are more likely to support questionnaires. 17-25's are less likely to support public meetings and exhibitions but are more likely to support use of the internet for consultation purposes. Those aged 41-55 have a greater than average level of support for all consultation methods proposed including the internet. Those aged 75+ are less likely to support public meetings, exhibitions and use of the internet

APPENDIX THREE

Exhibition Comments

BOSCASTLE EXHIBITION - 28/29 JAN 2005

COMMENTS FROM THE PUBLIC

These are the verbatim comments placed by members of the public visiting the Boscastle exhibition

Boscastle Sewage Treatment Works - Provisional Scheme Programme

'The last public meeting with SW Water go nowhere - did not have "agreement with communities" !!
Awaiting with bated breath the "discussion and agreement with community"

Location of the Sewage Treatment Works

'Preferred site for outfall' (arrow pointing to 3rd square in from right, top line)

Can you think of any other sites.....

'Pipeline to go up "private road" if Bude Road site is chosen'

'Pentargon outfall treatment works buried? As far into adjacent fields as poss.'

Comments

'Yes' (supporting a comment to combine with Bossiney and Tintagel works)

'Why no bigger map to show ideal location towards Bossiney or towards Bude?'

'Remove from flood plane and away from tourist area. Take outfall away from harbour area Pentargon?'

'No system in valley area at all. Long term vision not cost, should be the deciding factor'

'Combine with Tintagel and Bossiney'

'Combine with Bossiney/Tintagel. If not possible, under no circumstances is it to be placed anywhere in the valley!!! High up towards Pentargon preferable.'

'Out of the village and secondary treatment'

'Combine with 'Tintagel and Bossiney'

'Combine with Tintagel or/and Bossiney or further inland - NOT harbour/lower village'

'Main water pipe from reservoir (at Paradise) still under extreme pressure from rubble'

'Upper valley suitable site'

'We should buy a sewage works outside the village rather than in the harbour.'

'I agree - sewerage plant should be placed RIGHT OUTSIDE village and Valency valley.'

'Surely the best solution is to have a joint sewerage scheme with Bossiney/Tintagel.'

'Noise and odour and visual impact to be kept to a minimum!!!'

'Seriously reconsider site at Forabury Residential homes opposite. Area of outstanding natural beauty.'

'Yes, I agree' (with above statement)

'Combine with Tintagel/Bossiney. Quite feasible with today's engineering facilities.'

'Good idea to have a longterm vision and include Tintagel, etc in the plans'

'I think we should put the sewer works 2 fields away from the coastal slope.'

'Install one large treatment plant for Bossiney, Boscastle and Tintagel'

'Combine with Tintagel and Bossiney'

'Why not USE all the benign focus of publicity in Boscastle since the flood and provide us with a state of the art sewage works in Pentargon fields. Environmentally friendly and good to look at and adjacent car park and defray costs by charging visitors to visit/useful educationally as well. And might retrieve some of SW Water's bad publicity and appalling reputation.'

'Good idea and would provide valuable extra parking' (comment on above comment)

'It is pretty obvious that a sewerage plant cannot be sited anywhere in Valency Valley. It must be sited outside the centre of the village. Investigate Trussick area.'

'I think a sewage thing should be in a field.'

'Construct a tertiary treatment works - will save on upgrade costs when EEC directives require better treatment'

'The dilapidated sewer pipe running down the harbour must NOT be part of future schemes'

'I think the should have a funnel near the Camel Trail'

'STW north of Bude Road with outlet to sea, away from harbour'
'If there are sewage treatment works, might smell'
'Make the bridges stronger'
'Definitely not in the flood plain'

Comments - Car Park,

'Another car park, but not as the first'
'I think we should make the car park smaller'
'Widening the river by reducing the width of the car park would create a bottle neck at Cornish Stores down stream to the main bridge. This surely would increase the risk of flooding adjacent properties.'
'Have 2 extra car parks - up Hillsborough fields and off the road in from Tintagel/minibus to connect the two and bring visitors down and up thru village. Keep current site for short stay and locals.'
'An overflow car park is essential as it will ease congestion and reduce illegal street parking.'
'Replace existing car park with a grassy public area with play area, picnic benches and green for village events. New car park to extend further up valley in smaller, hedged sections with gravel floor and no tarmac. Visitors don't expect to park in the centre of village. Overflow at Frank Bridges.'
'If car park is to stay then have a realistic 'winter' capacity car park (maybe tarmaced?) and the rest as 'grasscrete' ie. make it more aesthetically pleasing.'
'Re-landscape car park - "greener" area near to Cornish Stores and alongside river - have overflow car park temp elsewhere in July/Aug higher up in village.'
'River by car park WIDENED - trees and seats in car park'
'CAR PARK - build a concrete cured wall on existing bank side, cover with early/grass levey'
'There was not enough car park spaces before. We need at least the same, and with all the extra publicity we need more spaces and if possible an overflow car park for the peak season.'
'Having too little parking means queues of traffic on village roads with the resulting noise and inconvenience. Adequate parking is essential in the village and a top priority.'
'Surely it makes sense to have public open space nearer the shops. Widening the south side of the river would negate the need to reduce car park space.'
'Keep car park. Also improve. Also have overflow at top of village.'
'River widening is a good idea behind car park. Can there be some form of screening from road?'
'Widen the river opposite car park'
'Make car park on fields on Bude Road above Penally House. Put sewage works in corner.'
'Car park made pretty but same size in better spacing. Overflow park and ride would be an advantage during school holidays - coaches not to park at all - stop off and pick up - park at the top somewhere.'
Coaches just inside entrance of c.p. as they were. Plan on map over by river not a good place.
Coaches trying to get in among all the cars.'
'No more parking, the village is already too full in the summer.'
'Nature - walking along the river to maximize aesthetics of the site.'
'Extend car park.'
'Overflow car park is required, not a reduction of existing parking spaces.'
'Put trees, etc I car park - make it look less of a concrete slab.'
'Reduce car parking facilities in harbour area? Park & Ride system please??'
'The car park is the life blood of the village. If you reduce the car park you then lose the commercial vibrancy and therefore the village will die.'
'The car park is the lifeblood of the village. NO spaces can be lost.'
'Widen river bed as per plan and extend car park as per plan adding children's play area and tennis courts.'
'The public open space is a good idea. The village needs a picnic area.'
'Coach parking on Tintagel road as is wide enough to allow traffic to still pass. Reasonably easy turning at end of paradise road.'
'Make car park bigger and cheaper.'
'More aesthetic car park, planting, etc. Public green area - picnic benches. Another car park higher up, Hillsborough e.g.?'
'Widen pavement by car park on B3263'
'Car park needed in harbour area.'
'Add children's play area.'

'Green Lane / Forrabury area unsuitable for car park - people would not walk to harbour which means park and ride. This would change the whole nature of the area roads unsuitable for added traffic.'

'I hope an attractive pub area is created in the old car park area.'

'New road unsuitable for pedestrians therefore car park off Forrabury Hill or Green Lane not an option.'

'Field on A39 - get farmer to open field just for summer time for short stay cars.'

'Bottle banks? If retained out of sight.'

'Overflow option at Forrabury totally unsuitable - roads would not cope with volume of traffic - quite a walk for the unfit to/from harbour area.'

'Car park as before but extended with a public area. Cheaper parking for residents.'

'Put steel bars in car park wall down into ground. Put slate wall around it to keep cars in ar park (little drawing included)

'Move car park to higher ground at Valancy field and replace field (grass area between phone box and shops for various activities).'

'Prefer option one. Public open space is better further up the valley. Placing it by shops as in option 2 would be more affected by traffic fumes and general hussle and bustle.'

'Car park must stay at bottom of village.'

'Car park bigger with divisions to impede flow of water , reinforced concrete posts spaced out and across and disguised as hedges. Same thing across at head of car park and lower end of third field Valency. With same above Jordan Mill to impede flow there. Idea being that walls would wash away in extremes and leave posts to hold back debri. Poss even across river bed.'

'Public area needed in lower area of car park. Move car park further up.'

'Existing car park to be village green/picnic area. Move car park to 1st Valley Field and into woods (tiered).

'Move majority of car park to higher ground and Valency field and area left to river and from telephone box to shops to Baccama Fields for local functions.'

'Change car park into PARK and develop park and ride scheme.'

'There should be one or two car parks.'

Charging for Car Parking

'Reinstate all previous business premises (100 yrs) especially those there before many buildings had been made into commercial shops.'

'Free period say 15 mins to allow collection of papers, milk, etc between 8am and 9am.'

'Outrageous to charge for a car park in that state - we need more visitors to stay! Not drive thru and rubberneck.'

'Ditto' - Comment on above slip

'Car park - this is not just a coastal car park for visitors. It is used by locals for essential shopping (food and household goods). Short term parking at minimal cost should be available to support our community.'

'We need at least the same amount of car park spaces if not more, and an overflow for peak school holiday periods.'

'Local shops need our support outside the tourist period, but 60p is a lot to pay. I agree that is outrageous to charge for the car park in its present state. Also more spaces are required in peak season.'

'CAR PARK. In present condition unfair to charge, esp. local people doing shopping, etc.'

'Car park same area but bigger and toilets and visitor centre.'

'Parking required for top of village nr doctors. What's happening with Frank Bridges land?'

'Can there be a small area for locals to use the shops. To have to pay 60p to buy a newspaper is not on. By all means have a penalty for misuse of this privilege.'

'There should be no payment for the car park. NEVER.'

Information on Car Parking arrangements for 2005

'- Not on to charge for car parking as it is at present.

- Need for overflow car park higher up long term.

- - Residents free parking permits, should be issued, particularly off season.'

'I agree.' - Comment on above slip

'CAR PARK - when reinstated it must be returned to its original base. Not 9" higher!'

'Car park must be "greened" - landscaped and allowing a wider green belt between Valency and tarmac.'

'Charging to park on what is realistically a gravel field is not acceptable or fair.'

'I agree with this too.' 'I agree.' (comments on above comment slip)

'CAR PARK - what about the DUST that this temporary arrangement will generate through the summer?'

'It would be good to end the parking fees after 7pm to enable visitors to use local restaurants.'

Comments - Public Toilets

'Public toilets needed in car park, but also in harbour area and at top of village.'

'Toilets - Remain in car park - re-built.'

'Essential to have toilet in harbour, car park and top of village.'

'Please don't put toilets by the newsagents - too public a place.'

'Rebuild the toilets that you demolished at 6.00am in the morning.'

'No need for toilets in the harbour.'

'Toilets needed top village, in car park and harbour as before.'

'All 3 toilets as before.'

'Toilets are essential in harbour and top town.'

'The original toilets in the harbour seemed to disappear very quickly after the flood! Put them back.'

'Toilets. Visitor Centre - should be in car park.'

'All 3 toilets as before.'

'A definite need for toilets in the harbour and car park.'

'Replace the old toilets by Harbour café.'

'Rebuild toilets by Harbour Restaurant'

'3 sets of toilets needed - top, car park and harbour areas of village.'

'Toilets also needed in harbour.'

'Favoured site for toilets unsightly. Public open space at bridge end of car park will attract drunks in summer. Speed bumps and car traffic calming measures needed in car park.'

'Toilets in harbour'

'Toilets required in both car park and lower harbour area.'

'Toilets not essential in harbour if main toilets in car park are adequate.'

'Toilets to stay in original place.'

'Car Park Toilets - use river bank option - PLEASE do not build in front of newsagent/cobweb/or our shop pottery'

'Public toilets essential in harbour and car park areas - both proposed locations would have bad visual effect.'

'Toilets in the harbour essential.'

'New site for toilets at entrance to car park???? Replace as before, coach park as before.'

Toilets anywhere you like!

'Car park - toilets to be placed in same position as before FLOOD.'

'Proposed location of public toilets awful, very unsightly.'

'Do not place toilets at the entrance!!'

Information on Public Toilets - arrangements for 2005

'Toilets in Harbour area very important as well as car park area!'

'Re-instate toilets in lower harbour.'

'Car park same area + toilets + visitor centre.'

'Toilets essential in harbour area.'

'Minster toilets proved their worth during August/Sept. They should be retained.'

'The toilets outside Harbour Café should be returned.'

'We must have toilets in the harbour area - this season and in the future.'

'Reinstate toilets in harbour area.'

'Need toilets in lower harbour area as well as car park.' (Comment on slip - 'I agree')

'Toilets required in lower harbour area.' (Comment on slip - 'Yes!')

'Public toilets needed in harbour area. Lime Kiln is currently being used.'

'Why did you take toilets down in the harbour in the 1st place, duh?'
'Toilets in harbour area essential.' (Comment on slip - 'I agree')

Comments Visitor Centre

'Place visitor centre in existing building in the harbour.'
'Gift shop - no slates or timber was saved and as there was only one side wall gone (not the whole of that) and the display windows out door still standing, why crush it all?'
'Visitor centre - re-instated in an already existing building, not re-built in car park.'
'Visitors centre should be built on site where lime kilns are now as would be more secure if floods occur again. And also there were toilet/drains existing on site.'
'Build a museum to remember the flood'
'Visitor centre essential, pref. use an existing property in the harbour area, rather than re-build in the car park.'
'Where the National Trust shop is now was originally converted from other uses to be used as an information centre.'
'Locate visitor centre near harbour'
'Locate visitor centre in an existing building in harbour area.'
'If there is no visitor centre in the car park, then we will have a disaster as people will no longer be able to pop in. They will have to park on the road.'
'Have a visitor centre located in an existing building - this would free up car parking spaces.'
'The visitor centre is a rates-free scam to make money for the council, and unfair competition.'
(Comment on slip - 'Business rates are paid')
'I am extremely concerned that with no visitor centre facilities in the car park (or car parking by a proposed new visitor centre) guests will not stop to use centre but will drive to another centre they can park beside.'
Visitor centre in car park please!
'Visitor centre same place in car park. Otherwise if possible in harbour perhaps with a display of what happened on August 16. Already shops are getting fed up with the questions visitors are asking.'
'A small museum needed to remember the flood.'
'The visitor centre should not be changed.'

Comments - Harbour

'Provide village green. Litter bins required also harbour.'
'More sitting in harbour area (ie. N.T. stone/slate benches dedicated to local people)'
'Do need some more litter bins.'
'Lighting - provision of lighting to harbour area - to extend use by locals and visitors. This will encourage visitors to stay later and therefore benefit local businesses.'
'Additional seating would be better if in the form of simple granite/slate which would require less maintenance than wooden benches.'
'Please can use restrict the number of advertising signs. ONE tasteful sign is worth a hundred cheap and cheerful tasteless signs. This is a quality village.'
'Maximum sign - 2 to each business.'
'Far too many signs!!'
'Although I support careful planning, I worry that not enough facilities eg. refreshments will be available for the tourist season 2005 and this will deter visitors.'
'Lower bridge - at least consider replacement with wooden footbridge which would collapse when next blocked and release backed up flood water.'
'Play area and village green needed.'
'Street lighting in harbour as before.'
'River should be widened doing away with grass, lower bridge made bigger and stronger to from barrier to surges from sea. Perhaps moved downstream nearer youth hostel.'
'More playgrounds'
'Seating areas - Use natural or low maintenance materials, Lighting - as was .. limited but visually in keeping with age of surrounding buildings and environment.'
'Too many signs - business people must get together and have similar, more tasteful signs'
'lighting should look old fashioned'
'Keep grassed areas in Harbour area. Too many signs in village.'

'Lower bridge - 1. option b, 2. Option b'
 'Road edges - something low profile ie. wood or slate'
 'I was floating down a hill on 16th August.'
 'Yes, too much lighting in harbour area & whole of Boscastle. Need adequate supply of dog bins in harbour and up private road.'
 'Get rid of the outfall pipe - constantly leaking sewage and its an eyesore.'
 'Get the Chamber of Trade to agree and advertising signage policy.'
 'Not so many advert. plaques'
 'Extra seating and litter bins good idea. Not all matching - village needs to keep its eclectic charm.'
 'Get rid of wooden edgings and posts along river bank.'
 'The short wooden posts caused many to trip. It would be better to increase the height of the edge to stop vehicles from straying - take away the short posts.'
 'Have play area and village green.'
 'Maximise and co-ordinate signs, street lights and street furniture.'
 'Will villagers get to see how this figure is calculated? A very over generous estimate but I think money could be saved on this!!'
 'Far too many awful signs'
 'Less signs, more bins, village green/children's play area'
 'More walls and trees'
 'Provide play area, bins for rubbish and dogs ESSENTIAL, picnic benches, reduce unnecessary signage - there's enough business for us all already!!'
 'Village green and play area not needed. Boscastle as Castle area & field by car park use on school sports day. Who would maintain V.G. and P. Area? Most villagers already moan about rates.'
 'More seating along river, village green or similar (picnic area), more bins (including dog waste), restrict signs (looks cheap)'
 'Restrict signs on commercial buildings'
 'Do not increase light pollution in the harbour - this is NOT a city!!'
 'Restrict signs!!! Far too many. More seating required.'
 'Re-build Boscastle how it was exactly'
 'Lighting is needed in the harbour area'
 'More seating like this where possible. not enough seating in harbour prior to flood.'
 'This bench is beautiful. Replicate where possible (re. example)'
 'Please continue to provide the attractive natural seating already started above the harbour on the way to the Lookout Tower.'
 'More of this style of seating.'
 'On private road, please keep all existing seats and if possible allow more, all with backs for comfort and safety.'
 'Stone seats in valley are too wet or muddy to use.'

Lower Bridge and River Walls

'Road edges - use grasscrete.'
 'Road edges - grasscrete for river edge.'
 'Where does this figure of £10,000 come from? Please explain - it really does not cost this much.'
 'It does' (arrow to above comment)
 'Lower bridge - a. re-instate as before. River valley - re-build as before.'
 'Lower bridge - reinstate as before as trees caused bottleneck which came from up stream.'
 'If bridge is being re-built, then a temporary wooden fence will do for a year or two.'
 'Rebuild bridge as it was. It has withstood all previous floods and was an historic link with the Leschallas family. Its plaque should be replaced.'
 'Provide an Irish ford.'
 'The lower bridge helps to stop the waves from the harbour rushing up the river bed during northerly storms with heavy rain.'
 'Irish ford the best solution re.lower bridge.'
 'Repair river walls to 2/3 height NOW. Think about expanding width of river after (drawing included)'

Responses to Questions re Lower Bridge/River Walls:

Lower Bridge

- rebuild parapets in stone and accept may lose this - 10 people supported this
- replace existing wooden fence temporarily - 5 people supported this
- rebuild parapets in temporary rendered block - no support
- other - no suggestions

River Walls

- rebuild as before and accept may need to move - 2 people supported this
- rebuild gaps in walls as a temporary measure - 17 people supported this
- place sandbags in gaps - no support
- other - no suggestions

Comments - Highway

'No street parking. Traffic calming through lower village.'

'Stop street parking in lower village. Need for traffic calming system in lower village.'

'Stop on street parking in lower village. Minimum aesthetically pleasing lighting in village.'

'We need less street lighting not more!!' (Comment - 'I agree!')

'Excessive street lighting now. No more needed' (Comment - 'V. true')

'On street parking (particularly Fore Street) should be looked at. Car park at the top of the village necessary but where?'

'Widen pavement at Riverside Corner.'

'2 foot grating across road to intercept water from new and old road straight into river.'

'Heavy penalties for speeding in Old Road - there is going to be an accident - I'm talking both directions up and down.'

'Need more car park in Boscastle for people who need them.'

'Remove on street parking - reduce street lighting.'

'Stop street parking in lower village.'

'Cross Roads, High Street and Mount Pleasant - Reinstate small green area to its original size, parking has worn away area and corner house is again at risk of flooding.'

'The more cables underground the better.'

'Passing places needed between Beeny turning and Ringaford Corner.'

'There should be a car park'

'No street parking outside Riverside Hotel'

'Possible coach parking at top of village - next to Bottreaux Garage'

'Road humps (sleeping policemen) needed before primary school gate and between school and recreation centre.' (Comment - 'Good idea')

'No street parking in Harbour area'

'All cables should be underground eventually, not just in the harbour area.'

'There should be a car park near school for everyone for go to Boscastle.'

'The cobbled gutters Fore Street repairs very good job. If parking was restricted it would be made into a speeding area. Cars parked below the toilets near surgery should be banned. You cannot walk into the shop safely.'

'It is good to see the repairs to the water gulleys along Fore Street being carried out in a sympathetic way.'

'School bus shelter needed by Doctors' Surgery, especially if toilets are to be removed!' Signed by a very damp school child!

'Place all overhead wires in harbour underground, please.'

'Improvements to culvert and bridge drain (new parapet and grille) outside P. Office.'

'Bus shelters outside Wellington Stables and just up from Drs Corner.'

'There should be a car park for school for teachers and parents.'

'I think more car park but not so big.'

'Put the wires underground and put up old street lamps.'

'Provide bus shelter at existing stop?'

'Is it possible to create parking bays down New Road by cutting into ground opposite properties??'

'Bus stop in New Road preferred.'

'Speed bumps bottom of village. NO parking on pavement at all. NEVER'

'No parking Riverside Corner all year.'

'Stop parking on "Riverside" corner all year round please.'
'Stop parking Riverside Corner all year.'
Ban parking outside the riverside

Comments - Public Open Space

'Provide village green. Provide more litter bins and dog bins,'
'Football field should be sports field all year and incorporate childrens/school play area.'
'More bins needed in village especially in the harbour. What's more ugly - a rubbish bin or litter everywhere?'
'Bins, as litter bugs won't have an excuse.'
'Dog bin in the harbour area by bridge - litter bin on wall of Old Welly Stables being used by dog walker!'
'Dog litter bins for the harbour are needed.'
'More dog poo bins and other bins.'
'Village green would become a rubbish tip.'
'Litter bin - we have not got any. Can you find a litter bin? Yes, we need bins, play area too and seating.'
'More dog poo bins nearer harbour area.'
'Dog bin as close to harbour area as possible.'
'Recycling bins in the harbour'

'A play area near the football field.'
'I think we should have more than 3 picnic areas.'
'New bridle way for horses. The other one is too thin and short. Maybe along Valency behind car park.'
'Well-equipped playground for more than just the tiny children is needed. May be young ones in valley field and older ones near football field.'
'Water features dotted around'
'Play area needed'
'Football field for school sports, etc.'
'Park or a play area near football pitch.'
'Need play area!'
'Play area'
'Swings, slides, climbing frames needed in Valency Valley.'
'Play area and village green would be nice.'
'We could build a toy shop'
'Could have a cycle hire'
'Provide seating and village green in the top field'
'Playing fields should double as picnic area and used for school sports, etc. Oh for the good old days when we held summer fetes, etc there!'
'Absolute need for play area or park in village'
'Town no fun because no play area. Play area needed.'
'Sports club already in village.'
'Play area for children.'
'Children here desperately need somewhere to play - a provision off the streets!'
'Picnic area to alcohol free Area and not in car park so it will not be used as overflow area by pubs.'
'Play area for children possibly in Green Lane?'
'Play area.'
'Provide play area for children.'
'Play area and village green and picnic area.'
'Children in this village have nowhere to go - some sort of play area needed.'
'We could have a fun park next to the car park.'

Comments - Business Support

'Hold new event when we are not in busy season.'
'B.C.T.C. - To decide that only one sign on each building. No signs on pavements or road. Let's see all the signs prior to the flood never to be replace'

'Not everyone wants to see more tourists. We have enough.'
'The village is too busy with visitors in mid August. Any event should be off season.'
'Bigger hall for performance'
'Lengthen the season by planning events in May and September.'
'Have parties every month.'
'Combine a fete/carnival/duck race on 16 August.'
'Combine fete with event on 16th August. Maybe make it Duck Race Day?'
'The village is incredibly busy in August. We should def. have an event to mark what has happened but out of season. A music event would totally be the way to go!!!'
'I think we should have the car park turned into a play'
'Keep Duck Race Day but make it 16th August.'
'Use the N.T. field for fairs or fetes or fun with access for vehicles on a limited access allowance.'
'Include Forrabury and Minster P.C. website on any links from NCDC.
WWW.BOSCASTLECORNWALL.ORG.UK'
'Lynton/Lynmouth has a museum dedicated to their flood experience in 1952. Perhaps Boscastle could create a similar one, so that the experience will never be forgotten for future generations.'
'Fete/party/celebration/carnival would be good in Autumn (well at any time really...)'
'More festivals and carnivals'

Comments - Community Facilities

'Reduce signs to an absolute minimum. .'
'Reduce signs.'
'Some control of signage in the harbour area and at the bottom of the village.'
'GREATLY reduce signage everywhere
'Reduce signage

We would appreciate better TV reception! But keep the phone masts just in case!

'Remove temporary signal mast.'
'Remove temporary signal mast - do not provide new ones.'
'FM reception needed. Also digital TV (NOT Sky) needed.'

'Keep the Valley well cleared and CLEAN! Nature AND the beetles, will look after themselves, they always have. Look to HUMAN conservation a lot more.

'Making newer buildings in the local style. Restricting the overuse of signs in lower part of village.'
'Use sympathetic materials in keeping with existing surroundings.'
'Improvements to historic environment - Definitely use appropriate design and materials.'

'Animal sanctuary.'
'Cheer leading team.'
'Animal sanctuary'
'Make a place near the harbour and people could add things from the flood and put them there to remind them.'
'Don't allow any more infill building of houses.'
'More phone boxes and car parks.'

Comments - Flood Risk

'Lower bridge, if replaced, should be in similar architectural style.'
'Deepen channel and try and preserve little bridge.'
'Clear by river and high edge of cliff! PLEASE'
'Animal place'
'Could lower bridge be replaced with a ford?'
'I think they should dig the river deeper.'
'Go for Option 2 or 4 with Irish Ford in place of lower bridge.'
'Deepen wider road gulleys and better drain might speed the flow of rain water past the 2 bridges and help alleviate the risk of flooding.'
'I think we should have an alarm if it happens again.'

'Consideration also to be given to field drainage. Run-off much quicker than of old due to better field system and some changes to water courses.'

'Don't leave it to the experts.'

'Review tree management also rivers, etc in the catchment area. Why can't provision be made for flood plain/storage or flood water in catchment area?'

'Widen bridges and river.'

'Please, please consult with locals who know the village, the river and its ways.'

'Bridge (lower) intentionally collapsible if blocked.'

'Debris removal no where near satisfactory. Would cause more trouble in future.'

'The village streets in High St and Fore St do NOT flood this was an exception. It would help if all the roads under the Highways should have all growth kept from the side of the roads.'

'Widening and deepening, overflow channel as in Option 4. NO WALLS, NO REMOVAL OF BRIDGES.'

'In order to allow free flowing water sounds easy I know. But why is it never done? All culverts and open drains should be made bigger.'

'Oppose this idea severely reducing size of car park.'

'All gutters and drains, etc should be kept free and clear of all debris on all access roads leading into Boscastle.'

'Parapet railings?'

'Being born here, this is the only time the rivers Jordan and Butts have been in full torrent. Usually the Valency is the cause of the trouble.'

'Reinstating ditches, hedges and planting trees in the fields and slopes of the valleys would slow down run off and erosion thus reducing risk of more flooding.'

'Levee idea is sound but not if we lose car parking spaces; move it closer to river!'

'Prime example bottom end of Forrabury Hill on left hand side.'

'The flood magnitude diagram' (comment on above comment slip)

'It would be nice to keep lower bridge if we can. If not vehicular bridge or Irish Ford but prefer latter.'

'Lower (manor) bridge should provide vehicular crossing, without this passing places would be needed on each bank.'

'Make the river deeper and have flood routes for the water to go through if another flood happens.'

'Doctors Hill, Gunpool Lane - culvert needs regular attention - improvements are needed.'

'Culvert under Dunn Street is wholly inadequate for normal storms - let alone 16/08/04. It floods the P.Office at least twice a year.'

'Maybe we need a change in the law to keep rivers clear and maintained.'

'Are the council responsible for keeping culverts clear in the upper village?'

'Coppicing the existing hazel in the valley would retain tree roots without allowing large trees to grow that may lead to problems in the future.'

'Please replace footbridge up the Valency Valley in Minster Wood.'

'River banks should be regularly cleared of trees and debris.'

'Need to manage woodlands in valley better.'

'Result of flood - leaving habitat for wild life right on edge river not sensible. Wildlife will find habitat anyway.'

'Absolutely vital! Debris prob. Caused upstream blockages, which then burst causing surges.'

'Debris removal in Valency Valley has only been HALF done. The piles of trees, etc that remain are an eyesore and should be removed.'

River Jordan Improvement Works Currently in Progress

'Would it be possible to put hydro-electric generators in Culvert?'

(Comment on above slip - 'Interesting thought.')

'Owners of property adjacent to culverts should keep them clean and free of growth.'

'ALL culverts in the village must be regularly maintained. Cobbled gutters in Fore St, High St need to be kept clear of debris.'

'Our thanks to ALL the work team who have worked so hard, sometimes in intolerable conditions and thank you for our new culvert.'

Future Proposals for Flood Alleviation

(Option 2)

'Yes please all 3 widening deepening. Tree catcher and maintenance.'

(Option 3)

'Much prefer flood wall to alternative suggestion if widening river and earth bank severely reducing car park.'

(Option 4)

'Go for combination of 3 & 4. More provision for footpath to give access to shops so disabled access wouldn't be affected.'

'Earth bank option best. Would allow for green space which could be an amenity (especially if any picnic tables weren't collapsible/soluble!). Pleasing vista in non flood times.'

(Option 5 & 6)

'Excellent scheme to tunnel through to cliffs is you can afford it!'

'Divert R. Valency above village out to sea in a large tunnel as at Polperro - the only way to ensure this doesn't happen again.'

Requirements for Planning & Listed Building Consent

'Remember that Boscastle is what it is because of NO planning. We are sick and tired of being told what to do!'

'Better communication between parties would help! Let us get on with re-building our homes and businesses.'

'Blow central "nanny" govt!'

Other Comments

'I just want everyone to be happy and stop fighting!'

'This is a lovely village with lovely people. I would like PEACE in Boscastle and think of people worse off than us.'

'Upper part of village also effected - Stewart's home flooded 3 times in 2 years.'

'Action also needed for "other parts of the village". NB. Fore St, Dunn St, culvert and drains in bridge.'

'The last thing this village needs is to be divided. We should pull together and achieve the best results.'