

**St Ive  
Parish  
Council**



St Ive Parish  
Community Profile

# 1 Contents

1	Contents .....	2
2	Introduction.....	4
3	Background .....	4
4	Administration .....	4
5	Data and Information Sources .....	5
5.1	Office for National Statistics.....	5
5.2	Cornwall Council .....	5
5.3	Natural England.....	5
6	Geographical and Environmental Context.....	6
6.1	Landscape.....	6
6.2	Transport .....	7
6.2.1	Roads.....	7
6.2.2	Freight.....	7
6.2.3	Buses.....	8
6.2.4	Cycling.....	8
6.2.5	Pedestrians .....	8
6.3	Utilities.....	8
6.3.1	Electric .....	8
6.3.2	Gas .....	8
6.3.3	Water.....	8
6.3.4	Sewerage.....	8
6.4	Housing .....	9
6.4.1	Household Composition.....	9
6.4.2	Accommodation Type.....	10
6.4.3	Housing Location.....	10
6.4.4	Housing Style.....	10
6.4.5	Recent and Current Development.....	11
7	Socio-economic Characteristics.....	12
7.1	Population.....	12
7.2	Deprivation.....	13
7.3	Economy.....	14
7.3.1	Economic Data from ONS .....	14
7.3.2	Agriculture .....	15
7.3.3	Forestry .....	16
7.3.4	Industry .....	16
7.3.5	Tourism.....	16
7.3.6	Renewables .....	16
7.4	Education.....	17
7.4.1	Primary.....	17
7.4.2	Secondary.....	17
7.5	Health .....	18
7.6	Energy .....	19
7.7	Crime.....	19

## St Ive Parish Community Profile

7.8	Recreation.....	19
8	Venues.....	20
8.1	Pensilva Ward Venues .....	20
8.2	St Ive Ward Venues.....	20
9	Future Trends .....	21
9.1	Cornwall Local Plan.....	21
9.1.1	New Dwellings.....	21
9.1.2	Tourism .....	21
9.1.3	Protected Areas .....	21
9.2	Population Trends .....	22
9.3	Housing Trends .....	22
10	Challenges to Sustainability.....	22
11	Vulnerable Assets .....	23
11.1	Environmental .....	25
11.2	Historical .....	25
12	Areas for Growth .....	29

## 2 Introduction

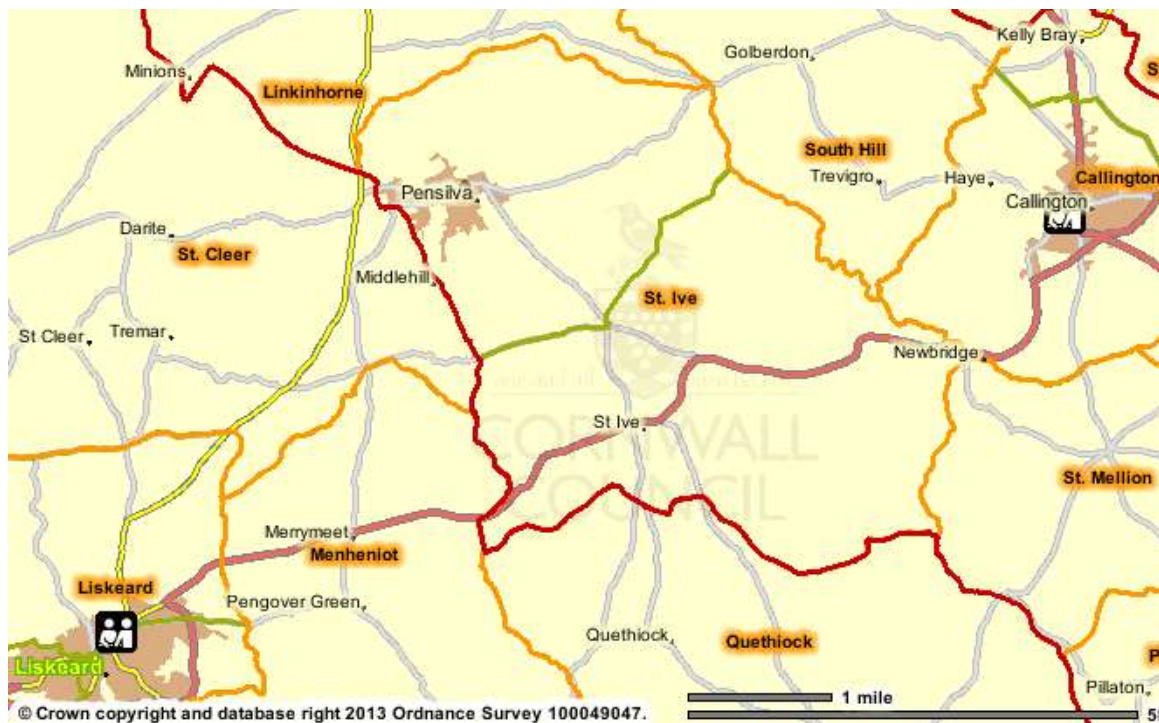
This Community Profile of St Ive Parish describes the existing neighbourhood area, its geographical and environmental context, socio-economic characteristics, future trends and challenges to sustainability. The profile identifies assets that would be vulnerable to development pressure and areas which might support growth. The profile is evidence based and uses the existing Parish Plan to suggest future options.

## 3 Background

St Ive parish was historically centred on the village of St Ive, containing the parish church, and located on the main road between Liskeard and Callington. To support the extensive mining around Caradon hill, the village of Pensilva grew to be by far the largest settlement in the parish, and even after mining stopped, Pensilva still expanded in the twentieth century.

## 4 Administration

The parish is divided into the two wards of St Ive – Pensilva, and St Ive – St Ive, with populations of about 2,000 and 300 respectively. St Ive parish is linked with the adjoining parishes of Linkinhorne and South Hill to form the Cornwall Council electoral division of Lynher and within the Cornwall Local Plan is part of the Caradon community network area as are the adjacent town of Callington and St Mellion parish. St Ive parish is also adjacent to the parishes of St Cleer, Menheniot and Quethiock, all within the Liskeard and Looe community network area. This is shown by the map below.



This map is copied from Cornwall Council interactive mapping, showing Government Boundaries for; Community network areas —, Parishes —, and Parish wards —.

## **5 Data and Information Sources**

### **5.1 Office for National Statistics**

The ONS (Office for National Statistics) data is for neighbourhood Cornwall 013D in the 2011 census (formerly Caradon 003D in the 2001 census) (Lower Layer Super Output Area).

Statistics for the ONS area Cornwall 013 combine our parish with the town of Callington so have not been used.

Where available, parish data is shown with Cornwall and England data to show how the parish compares with these larger areas which contain the parish of St Ive.

### **5.2 Cornwall Council**

The Cornwall Council Interactive Mapping service has been used for images of the parish showing layers of relevant information. Keys to the layers are included.

### **5.3 Natural England**

The Natural England MAGIC mapping service has been used for some environmental layers not available from the Cornwall Council Interactive Mapping service.

## 6 Geographical and Environmental Context





St Ive is a rural parish on the edge of Bodmin Moor, bordered by the wooded valleys of the rivers Tiddy and Lynher, and within a few miles of the towns of Liskeard and Callington.

### 6.1 Landscape

The core of St Ive parish running from north to south is part of the South East Cornwall Plateau, bordered by the Lynher and Tiddy river valleys to the east and west, with a part of Bodmin Moor in the North West corner of the parish.



Landscape Character Areas:

-  Bodmin Moor
-  East Cornwall and Tamar Moorland Fringe
-  Lynher and Tiddy River Valleys
-  South East Cornwall Plateau

## 6.2 Transport

### 6.2.1 Roads

The main transport link is the A390 road which connects to Callington in the East and Liskeard in the West. The A390 here is part of the Cornwall strategic freight network and provides good links to the hamlets of St Ive Church End, St Ive Cross, St Ive Parkfield and St Ive Keason. The only pinch point on the A390 is at Callington Newbridge, where the road narrows to single lane over the bridge.

The B3254 skirts the parish at the western edge of Pensilva providing access to Liskeard, although there is a lengthy pinch point of single lane road between Pensilva and Liskeard.

### 6.2.2 Freight

There is a spur of the Cornwall local freight network between the A390 at St Ive Church End and the Pensilva industrial estate. Although designated for freight, the lanes that make up this spur have many pinch points where vehicles cannot pass each other.



### **6.2.3 Buses**

The only public transport through the parish of St Ive is by bus.

Route 573 runs roughly hourly, Monday to Saturday, through Pensilva, between Liskeard and Callington and includes a lot of stops in St Cleer parish. The service starts quite early in the morning, but finishes very early in the evening, almost late afternoon.

Other routes 236, 260 and 283 run far less frequently through the parish.

### **6.2.4 Cycling**

Some people do cycle in the parish, but the narrow lanes are not very suitable and there are some steep hills that put people off.

### **6.2.5 Pedestrians**

There are pavements around most of Pensilva village, and the St Ive hamlets are connected by pavement bordering the A390. The rest of the parish has very poor pedestrian access with very few footpaths, leaving only the lanes to walk in, which can be risky.

## **6.3 Utilities**

### **6.3.1 Electric**

See the section “Renewables” below for information on alternatives.

See the section “Energy” below for ONS data on consumption.

### **6.3.2 Gas**

See the section “Energy” below for ONS data on consumption.

### **6.3.3 Water**

Nearly all households in the parish have mains water provided by South West Water.

### **6.3.4 Sewerage**

Most households in the parish have mains sewerage provided by South West Water, but this is limited to Pensilva village. All other hamlets and rural dwellings have private systems, some communal.



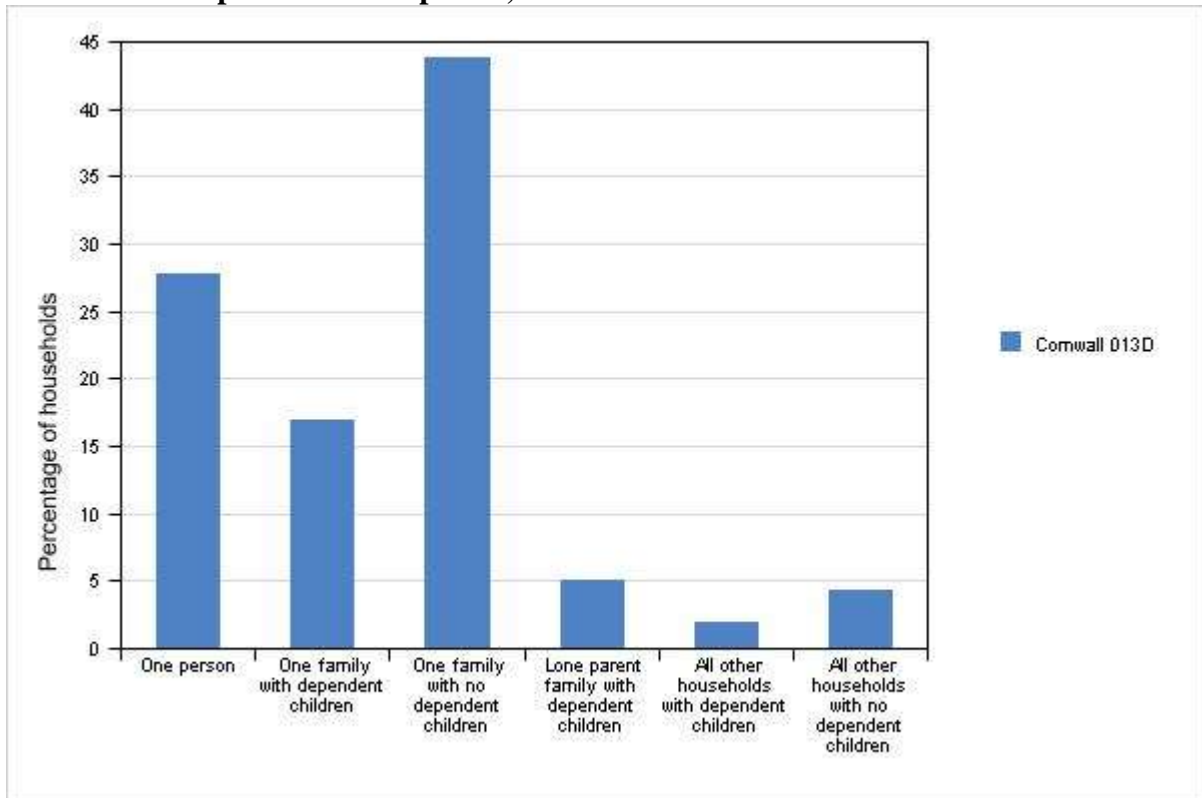
## 6.4 Housing

The 2011 ONS Census shows 971 households in St Ive parish; 79.3% owner occupied.

### 6.4.1 Household Composition

The percentage breakdown of different types of household in the parish is shown in the chart, below.

**Household composition in the parish, ONS Census March 2011**

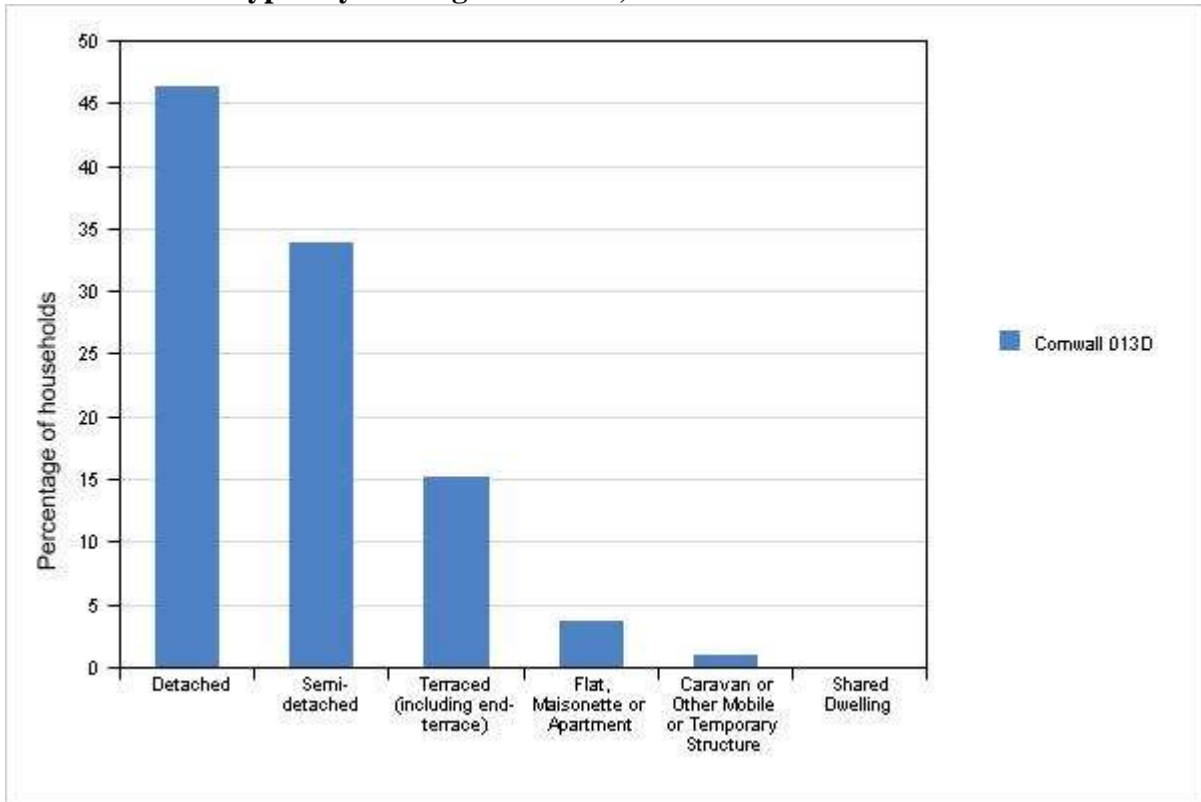


This chart shows that 24% of households in the parish had dependent children in 2011 at the time of the Census.

### 6.4.2 Accommodation Type

People were asked in the 2011 Census about what kind of dwelling they were living in at the time. The chart, below, shows the percentage of different types of accommodation in your neighbourhood.

**Accommodation type in your neighbourhood, March 2011**



Note: All dwellings are unshared unless stated otherwise. Detached, semi-detached and terraced refer to houses or bungalows.

### 6.4.3 Housing Location

Most housing is located in Pensilva.

### 6.4.4 Housing Style

The older houses in the parish are typically stone built with slate style roofing and have painted, rendered and some have slate hung walls.

Houses built in the twentieth century are typically rendered with tiled roofs.

#### **6.4.5 Recent and Current Development**

There have recently been a small number of infill houses built in Pensilva, within the World Heritage Site boundary.

There is currently a small estate being built in Pensilva, just outside the World Heritage Site boundary off the St Ive road.

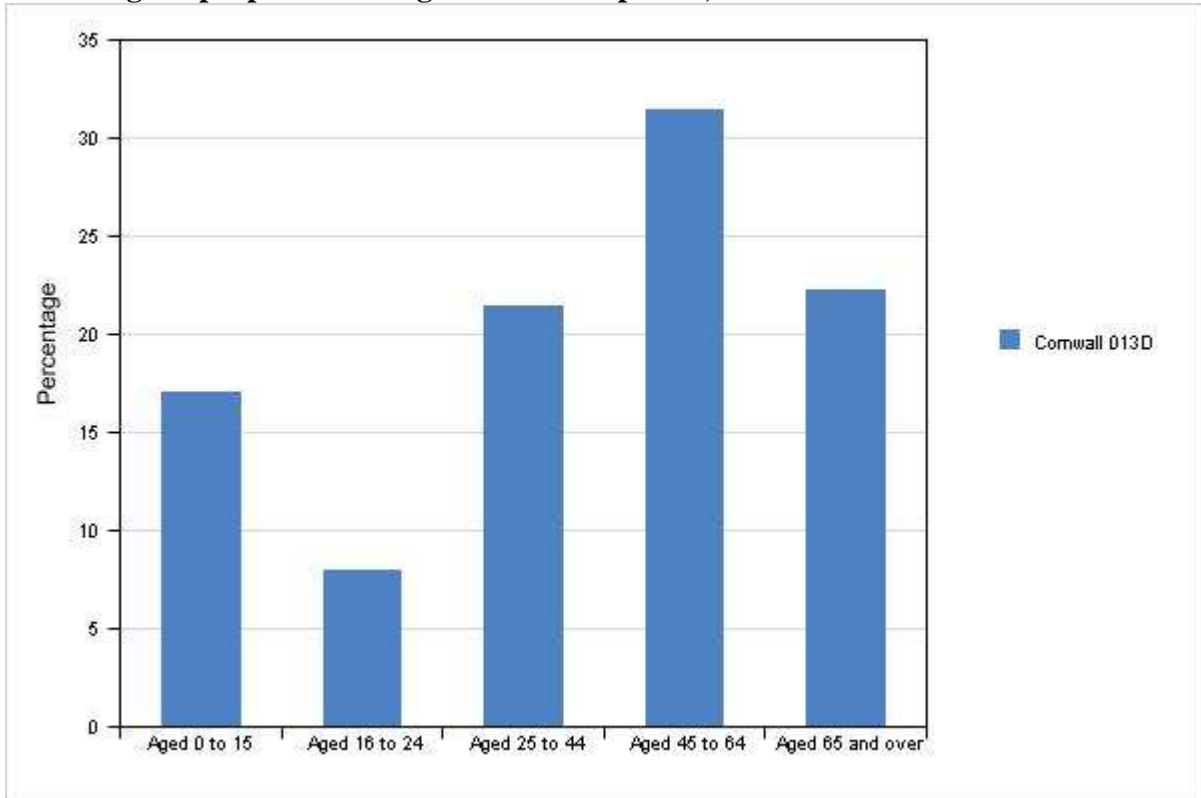
There is also a Traveller site being developed off the St Ive road between Pensilva and Gang. This has expanded from the original three sites in one field, to ten sites in two adjacent fields.

## 7 Socio-economic Characteristics

As with much of Cornwall, St Ive parish has an elderly population growing at above the national average rate. This is because of people choosing to move here on retirement. St Ive parish is also just in the commuter belt for Plymouth.

### 7.1 Population

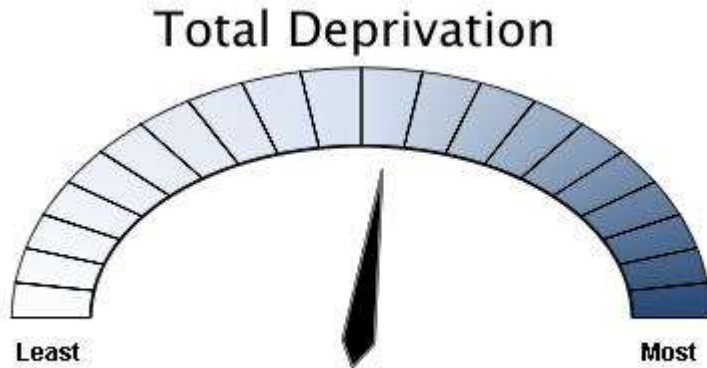
Percentage of people in each age band in the parish, ONS Census March 2011



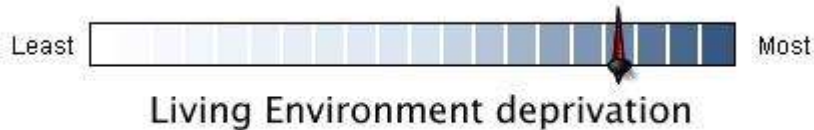
## 7.2 Deprivation

Data from the Office for National Statistics (ONS) below shows the levels of deprivation in St Ive parish.

### Total deprivation, 2010



### Living environment deprivation, 2010



All 32,482 neighbourhoods in England have been ranked on a range of deprivation topics. The most deprived neighbourhood in England has a rank of 1. These markers show the overall deprivation and the environment deprivation ranking for your area. The further to the right the marker, the higher the level of deprivation in your area.

[Note: these data are taken from the Indices of Deprivation 2010]

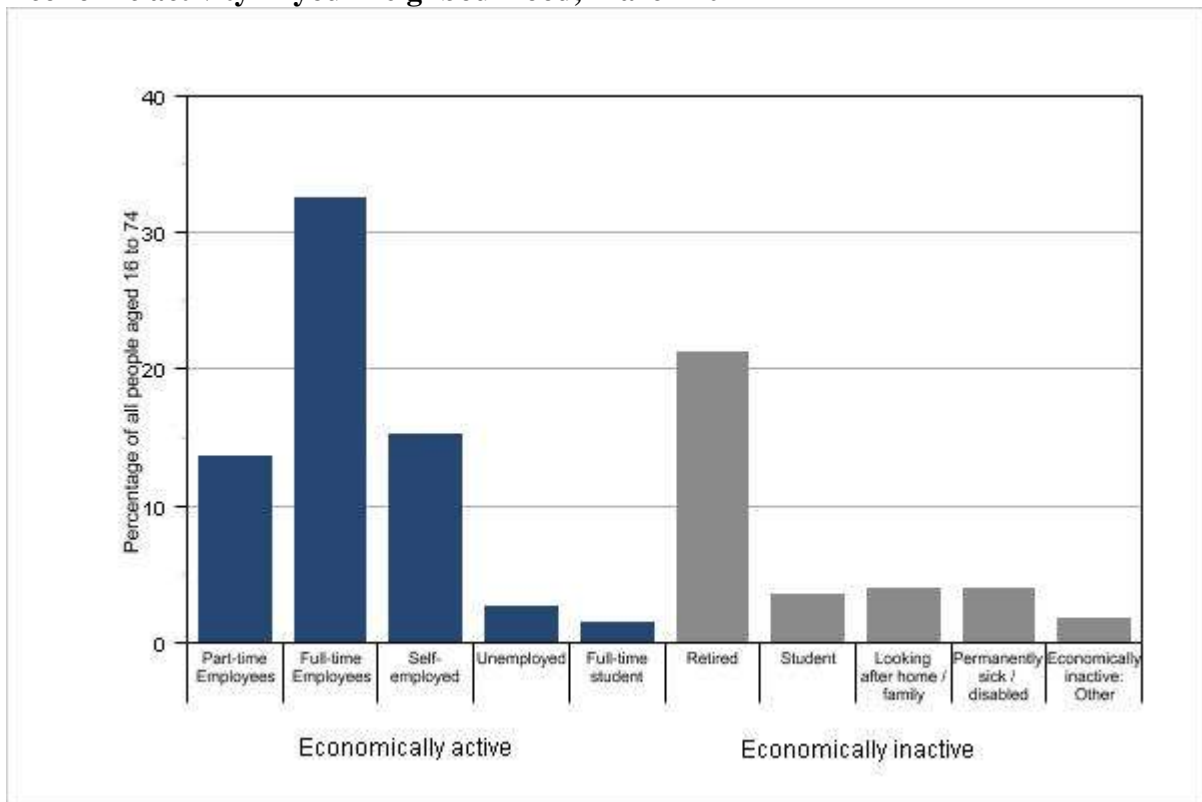
### 7.3 Economy

St Ive parish is part of the Cornwall Objective 1 Area. Cornwall is one of the poorest parts of Europe, and is one of the poorest parts of the United Kingdom in terms of per capita GDP and average household incomes, while house prices are high because of the pressure of second homes. This is also true for the parish of St Ive.

#### 7.3.1 Economic Data from ONS

The 2011 Census asked people about their working lives.

#### Economic activity in your neighbourhood, March 2011



Note:

1. The Local Economy tab of this Neighbourhood Summary shows overall employment, unemployment and economic activity rates, taken from the most recent official sources. The chart, above, supplements this information, showing further detail, as recorded at the time of the 2011 Census. The figures are not directly comparable, due to the different time periods.
2. Part-time employees worked 30 hours, or less, a week.

**Occupations of all people in employment, March 2011**

<b>Variable</b>	<b>Measure</b>	<b>Your neighbourhood</b>	<b>Cornwall England</b>	
<b>Managers, directors and senior officials</b>	%	11.0	11.4	10.9
<b>Professional occupations</b>	%	12.7	13.8	17.5
<b>Associate professional and technical occupations</b>	%	8.7	10.4	12.8
<b>Administrative and secretarial occupations</b>	%	8.1	9.5	11.5
<b>Skilled trades occupations</b>	%	18.9	17.0	11.4
<b>Caring, leisure and other service occupations</b>	%	10.6	10.6	9.3
<b>Sales and customer service occupations</b>	%	8.9	8.2	8.4
<b>Process, plant and machine operatives</b>	%	10.2	7.1	7.2
<b>Elementary occupations</b>	%	10.9	12.0	11.1

**7.3.2 Agriculture**

St Ive Parish is mainly a rural farming Parish which over the years has changed with the farming practices that have come and gone.

For many years most of the farms within the Parish would have been either family owned or Council tenanted properties and in many cases would have been all mixed farms where they would have had some milking cows, beef bullocks, sheep, pigs, maybe chicken and would also grow fields of barley or oats for feeding over the winter months.

As the years have passed these small units have either been bought out by neighbouring farms as the need for extra land as required or smaller farmers have looked elsewhere for employment and rented out the land to others.

Likewise the small mixed farms have disappeared as the need to specialise has come to the fore. For instance where as in St Ive alone there would have been at least 15-18 small dairy farmers sending off milk there are now just 3.

With this change of farming practice there has also come a change to the type of wildlife, for instance in days when Hay was the main fodder there was an abundance of skylarks on farmland, with the coming of silage making and the cutting of fields at earlier times in the year these have noticeably disappeared from many fields and are now mainly to be

found on the moorlands, the same could be said for partridge's.

Farmland still makes up the vast majority of the parish land but how it is used has changed vastly in a lifetime, even up to the present day where farming of solar and wind power are becoming new ways of using the land along with the keeping of horses for recreation.

### **7.3.3 Forestry**

There is considerable wooded land in both the valleys of the Lynher and Tiddy rivers. Some is Forestry Commission land, while most is owned privately. Especially notable are the small areas of ancient and semi-natural woodland shown on the Natural England map below.

### **7.3.4 Industry**

The main industrial centre in the parish is the Pensilva industrial estate. There is also a collection of industrial units at St Ive Cross.

### **7.3.5 Tourism**

Tourism is estimated to be about 25% of the economy of Cornwall.

The World Heritage Site status of Pensilva is not currently used as key feature to attract tourists.

### **7.3.6 Renewables**

There is a recently constructed 5MW solar farm in the far south of the parish off the Quethiok road (Planning reference PA12/06666) which covers four fields.

There are a couple of outstanding planning applications for wind turbines in the parish, but none have been constructed yet. At least one has had problems getting affordable connection to the grid.

Some houses in the parish have had solar panels fitted, but there has been no local campaign to encourage renewables. Although the Parish Council is setting an example by putting PV panels on the Millennium House community centre in Pensilva.



## **7.4 Education**

The only school located in the parish is Pensilva Primary School.

### **7.4.1 Primary**

Pensilva Primary School serves the catchment area of St Ive – Pensilva ward, while the ward of St Ive – St Ive falls within the catchment area of Quethiock Primary School. Upton Cross Primary School is also attended by pupils from Pensilva.

### **7.4.2 Secondary**

St Ive parish falls within the catchment area of Callington Community College, which is an Academy Trust for 11 to 19 year olds – it is a mixed comprehensive with speciality status.

Liskeard School and Community College is also within a reasonable distance of the parish. It is an Engineering Specialist College and a co-operative trust school.

## 7.5 Health

The only GP surgery in the parish is Pensilva Health Centre, a modern, purpose-built surgery with ample car parking facilities for patients. The surgery has good access for disabled patients.

The practice has approximately 4,500 patients. The practice covers a very large rural area, centred around the village of Pensilva and extending north to the A30 including Upton Cross, Rilla Mill, Henwood, North Hill, Coads Green and Bathpool. East to the borders of Callington, including Linkinhorne and Golberdon. South to the A390 including St Ive, Quethiock and Blunts. West to Liskeard including Crows Nest, Darite, St Cleer and Common Moor.

The 2011 Census asked people to describe their general health over the preceding 12 months as 'very good', 'good', 'fair', 'bad' or 'very bad'.

### People's general health, March 2011

Variable	Measure	Your neighbourhood	Cornwall	England
<b>Very good</b>	%	42.9	45.2	47.2
<b>Good</b>	%	34.9	33.6	34.2
<b>Fair</b>	%	15.3	14.9	13.1
<b>Bad</b>	%	5.2	4.9	4.2
<b>Very bad</b>	%	1.7	1.4	1.2

The Census also asked people whether they were providing unpaid care to family, friends or neighbours with long-term physical or mental health problems. This gave the following results:

### Carers, March 2011

Variable	Measure	Your neighbourhood	Cornwall	England
<b>People providing unpaid care</b>	%	13.1	11.9	10.3

These figures from the ONS show that our parish has worse than average health and greater than average unpaid carers.

## 7.6 Energy

Domestic mains gas is generally available in the village of Pensilva, but only a few other rural properties are connected along the line of the gas main, such as the hamlet of Keason.

### Domestic energy consumption, 2011 – data from ONS

Variable	Measure	Your neighbourhood	Cornwall England	
Average consumption of ordinary domestic electricity	K/watt hours	4,224	4,020	3,777
Average consumption of economy 7 domestic electricity	K/watt hours	6,904	7,252	5,478
Average consumption of domestic gas	K/watt hours	12,424	11,125	14,173

## 7.7 Crime

Crime in the parish is generally low. ONS data is not available at the parish level.

## 7.8 Recreation

Parish recreation facilities are limited to those provided at the various parish venues for local community organisations. There is playground equipment at both St Ive Cross and Millennium House Pensilva, with a skateboard facility at the later.

Allotments have been requested but not yet provided by the Parish Council.

## **8 Venues**

The six venues in the parish are a mix of secular and church run institutions.

### **8.1 Pensilva Ward Venues**

The largest venue in the parish is Millennium House, Pensilva. Built with the help of National Lottery funding, it is owned by the Parish Council and was opened in 1998. It is a large community centre which has sports facilities, conference and function rooms, with catering facilities and a licenced bar. It is where the Parish Council conducts most of its business.

Pensilva Village Hall is independently run and financed with a busy schedule.

St John's Church, Pensilva is a small church, the only church left in Pensilva, and is shared by Anglicans and Methodists.

### **8.2 St Ive Ward Venues**

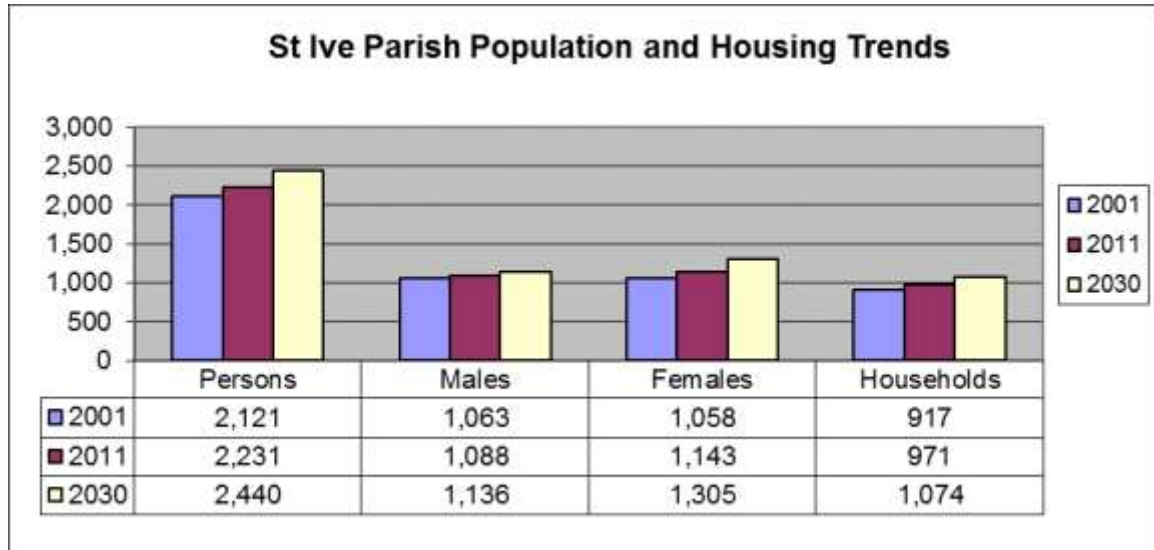
St Ive Institute and Village Hall is the main public venue in the ward of St Ive – St Ive. It is a thriving and typical village hall in the hamlet of St Ive Cross.

St Ive Church (St Evo's) is a medieval church, in the hamlet of St Ive Church End, belonging to the Church of England.

St Ive Methodist Church is a Methodist chapel in the hamlet of St Ive Cross.

## 9 Future Trends

Data from the Office for National Statistics (ONS) 2001 and 2011 census projected to 2030 shows an expected increase of about 100 new households in the parish and a population growth of nearly 10% by 2030.



### 9.1 Cornwall Local Plan

St Ive Parish is within the PP16 Caradon Community Network Area in the Cornwall Local Plan (pre-submission version March 2013).

#### 9.1.1 New Dwellings

The plan identifies a need for about 1,000 new dwellings (about 50 per year) between 2010 and 2030, with the majority accommodated by Callington. Policy PP16 b) identifies permitted development focused on Callington with additional growth in Gunnislake, outside the parish of St Ive.

#### 9.1.2 Tourism

Promotion of the Cornwall and West Devon Mining World Heritage Site as a tourist destination is a key objective of the plan. Within the parish of St Ive, Pensilva is part of the Cornwall and West Devon Mining World Heritage Site.

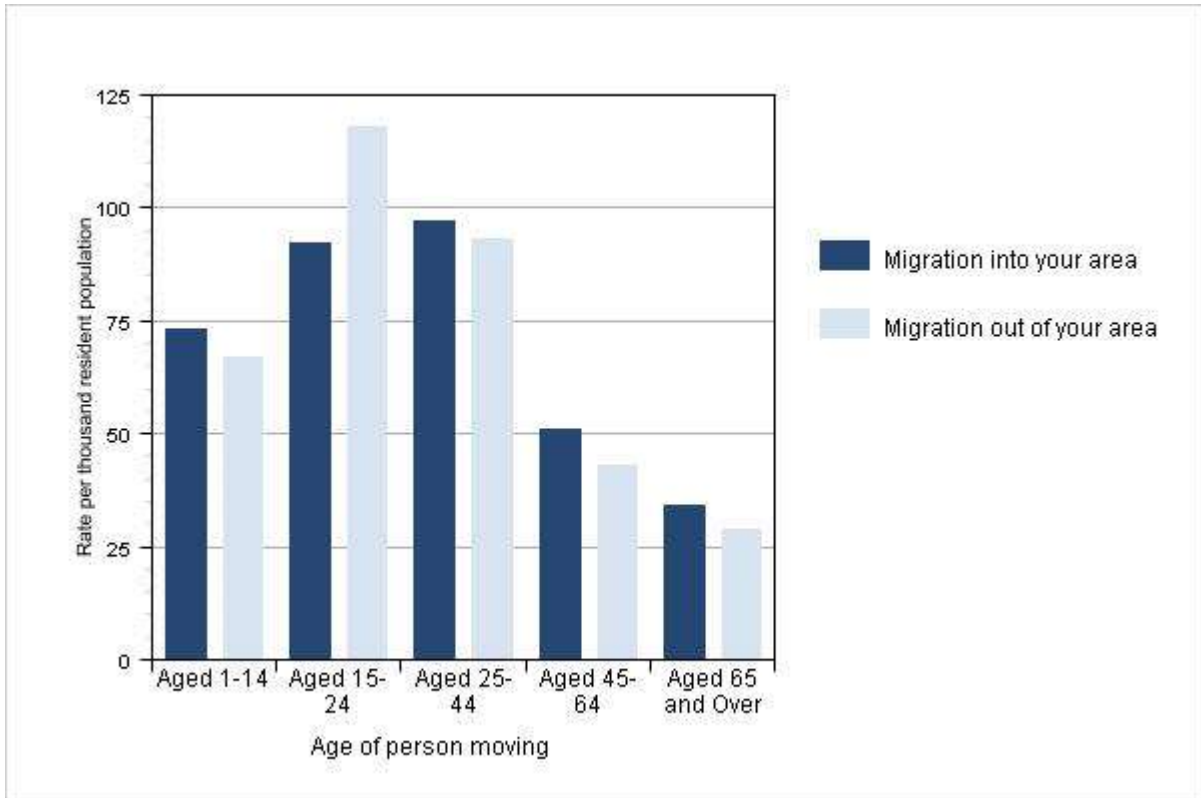
#### 9.1.3 Protected Areas

In the plan, the Caradon CNA Map key highlights; World Heritage Site, AONB, SPA, SAC, SSSI, Flood Zone 2, 3a & 3b. Within the parish of St Ive, Pensilva is part of the Cornwall and West Devon Mining World Heritage Site. Also there is the SSSI on the river Lynher below Callington Newbridge, and the Lynher river valley has areas in the Flood Zone.

## 9.2 Population Trends

Data from the Office for National Statistics (ONS) shows that the one group showing a net migration out of the parish is the 15 to 24 year olds, with about 2.5% net loss.

### Population turnover, mid 2009 - 2010



The population trend however is for a net increase of population from other ages. This is confirmed by the projected figures above in Future Trends.

## 9.3 Housing Trends

# 10 Challenges to Sustainability

Limited road access to Pensilva

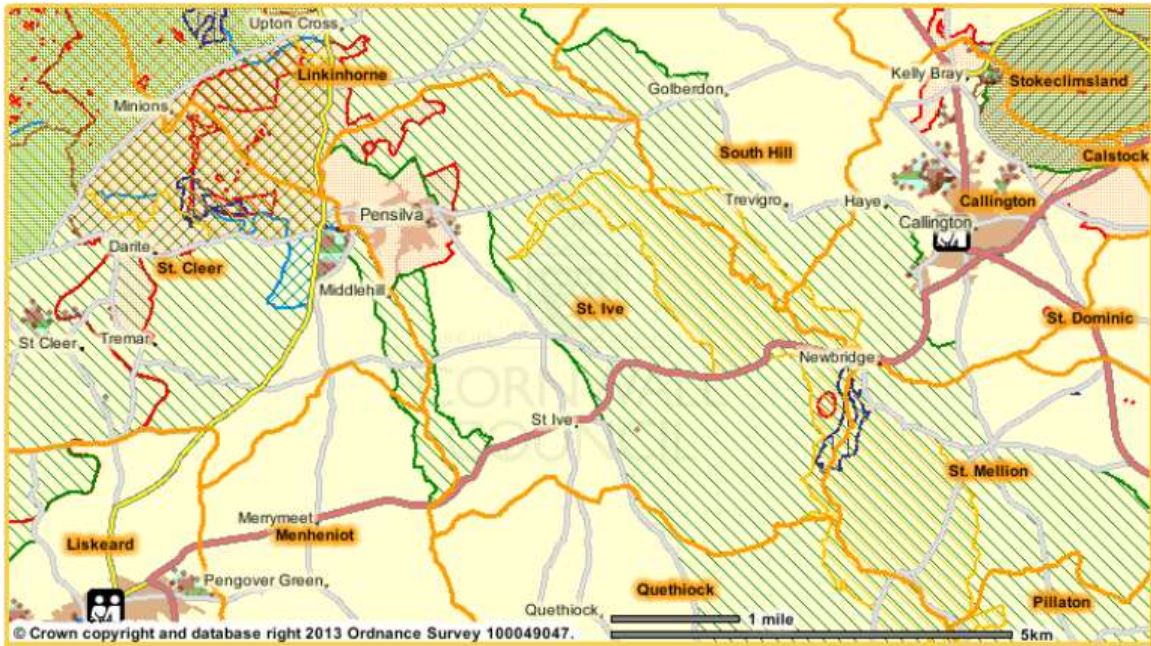
Loss of Employment






Reduction of Bus Services

## 11 Vulnerable Assets

The single asset most vulnerable to development pressure is the village of Pensilva within the UNESCO Cornish Mining World Heritage Site of Caradon Hill (See detail below).

Cornwall Council’s interactive mapping service below shows which areas of the parish are designated for environmental purposes.



- |   |   |  |
|---|---|--|
|  Areas of Great Historic Value   |  Areas of Outstanding Natural Beauty |  Sites of Special Scientific Interest           |
|  Areas of Great Landscape Value  |  Conservation Areas                  |  World Heritage Site Areas                      |
|  Areas of Great Scientific Value |  Scheduled Monuments                 |  Strategic housing land availability assessment |

An **Area of Great Landscape Value (AGLV)** is an area of land in England which is considered to have a particular scenic value, and is therefore afforded a degree of protection by local authorities. The designation was established under the Town and Country Planning Act 1947. If an area is designated as an AGLV, this restricts development in the area, especially if it will affect the distinctive character or quality of the landscape.

An **Area of Outstanding Natural Beauty (AONB)** is an area of high scenic quality which has statutory protection in order to conserve and enhance the natural beauty of its landscape. They are designated under the provisions of the 1949 National Parks and Access to the Countryside Act, in order to secure their permanent protection against development that would damage their special qualities. The Countryside and Rights of

## St Ive Parish Community Profile

Way (CROW) Act 2000 brought in new measures to help protect AONBs further. The role of local authorities was clarified; this now includes the preparation of management plans to set out how they will care for their AONBs.

The nearest AONBs are Caradon and Kit Hills, both outside the parish.

In the United Kingdom, the term **Conservation Area** nearly always applies to an area (usually urban or the core of a village) considered worthy of preservation or enhancement because of its special architectural or historic interest. The current legislation in England and Wales, the Planning (Listed Buildings and Conservation Areas) Act 1990 (Section 69 and 70), defines the quality of a Conservation Area as being: "the character or appearance of which it is desirable to preserve or enhance".

The nearest Conservation Area stretches from Fore Down, just outside the west of the parish near Pensilva up onto Caradon Hill.

In the United Kingdom, a **scheduled monument** is a 'nationally important' archaeological site or historic building, given protection against unauthorised change. The various pieces of legislation used for legally protecting heritage assets from damage and destruction are grouped under the term 'designation'. The protection given to scheduled monuments is given under the Ancient Monuments and Archaeological Areas Act 1979.

The two large scheduled monuments in the parish are Cadsonbury Hill fort in the South East of the parish (owned by the National Trust) and Roundabury Tree Ring at Tokenbury Manor in the North of the parish. Smaller scheduled monuments are located in St Ive churchyard.

A **Site of Special Scientific Interest (SSSI)** is a conservation designation denoting a protected area in the United Kingdom. SSSIs were originally set up by the National Parks and Access to the Countryside Act 1949, but the current legal framework for SSSIs is provided in England and Wales by the Wildlife and Countryside Act 1981, amended in 1985 and further substantially amended in 2000 (by the Countryside and Rights of Way Act 2000).

The only SSSI in the parish is the banks of the River Lynher below Callington Newbridge and Cadsonbury Hill in the South East of the parish (owned by the National Trust).

A **UNESCO World Heritage Site** is a place (such as a forest, mountain, lake, island, desert, monument, building, complex, or city) that is listed by the UNESCO as of special cultural or physical significance. The protection of a World Heritage Site is the responsibility of national governments. Signature of the Convention is a commitment by that government to identify, protect and conserve their World Heritage Sites for future generations. It is UK Government policy that each nomination of a new site to UNESCO must be accompanied by a World Heritage Site management plan to ensure that sites are managed in a sustainable way. All UK sites have management plans in place, which are regularly reviewed.



The village of Pensilva is largely within the Cornish Mining World Heritage Site and forms an important part of the site because of its morphology. (See detail below).

### **Strategic housing land availability assessment**

Local authorities are required to prepare a Strategic Housing Land Availability Assessment (SHLAA) to establish realistic assumptions about the availability, suitability and the likely economic viability of land to meet the identified need for housing.

The 2013 SHLAA forms part of the evidence base for the Local Plan. It replaces the 2011 SHLAA and contains the most up to date information about housing sites available at the current time. The SHLAA also contains information about the Council's housing land supply. (See "Areas for growth" below).

There are two pieces of land in the parish near Pensilva marked on the SHLAA. One is the field between Amanda Way and the Pensilva Industrial estate on the St Ive road, the other is an extension of the current housing estate opposite Amanda Way behind Pollards Close.

<b>Site reference</b>	<b>Town</b>	<b>Location</b>
S693	Pensilva	Land to rear of Pollards Close
S393	Pensilva	Land at St Ive Road

There is also a large area of land on the SHLAA covering ten fields just to the West of Pensilva, in the parish of St Cleer. If developed, depending on density, this land could hold up to about 500 new households. (Now removed from Cornwall Council site.)

### **11.1 Environmental**

The only SSSI in the parish is on National Trust land by the river Lynher below Callington Newbridge.

The Habitats and Species figure from Natural England's Magic mapping service also shows BAP priority habitats, mainly along the valleys of the rivers Lynher and Tiddy.

### **11.2 Historical**

The parish contains two large scheduled monuments; Cadsonbury Hill Fort in the South East above Callington Newbridge and Roundabury Tree Ring in the North by Tokenbury Manor. The churchyard of St Evo's church also contains small scheduled monuments.

There are a number of listed buildings in the parish.

The Land Based Designations figure from Natural England's Magic mapping service also shows that most of Pensilva is within the Caradon Mining District – World Heritage Site.

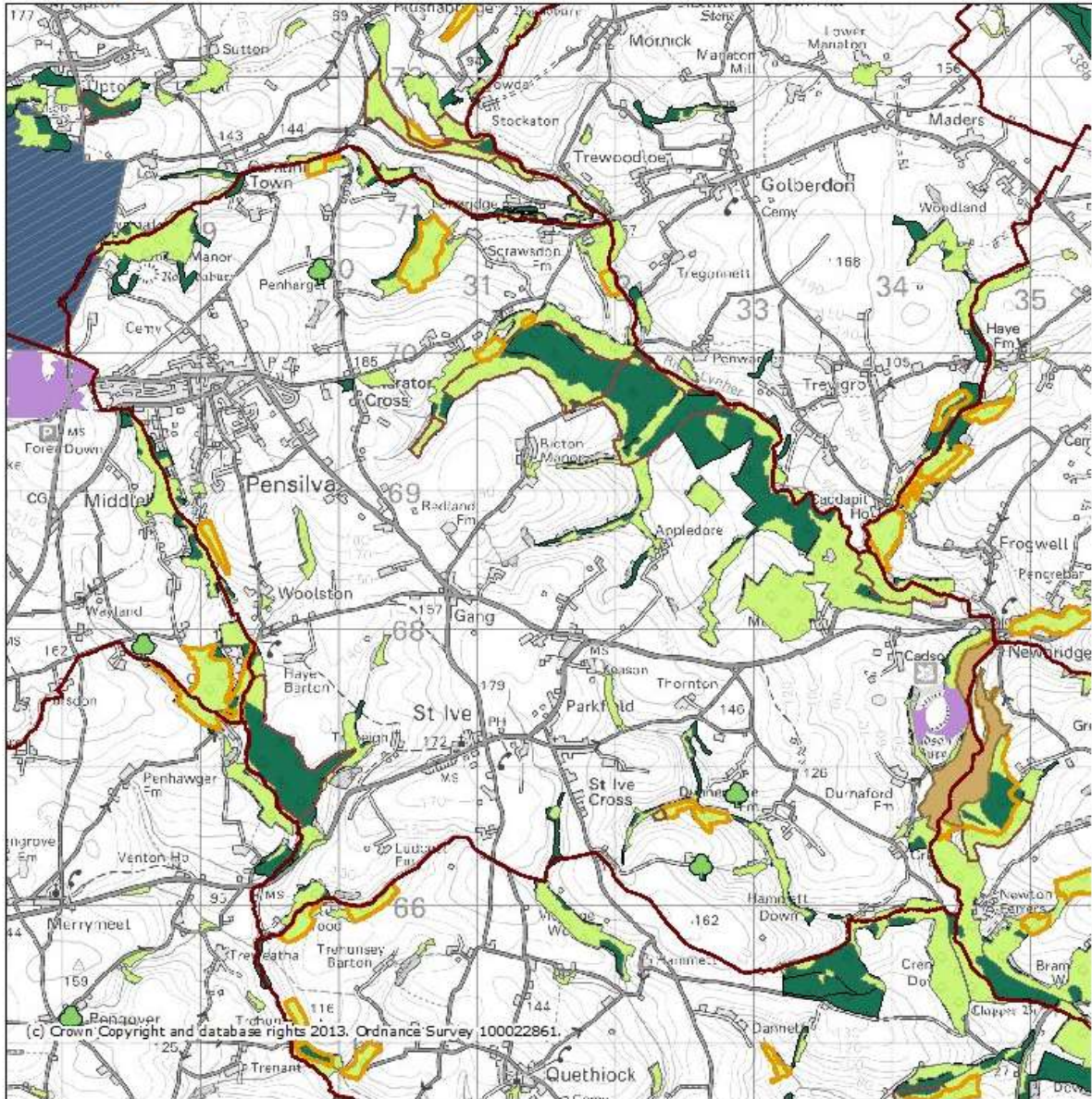
### **Pensilva Industrial history and significance**

Pensilva, like Darite and Minions evolved entirely in response to the industrial activity taking place on the moorland above. There was no development at Pensilva other than a farm until the greatly expanding mine at South Caradon required accommodation to house its workforce, which by 1860 had reached 600 men. Within a few years' rows, cottages and smallholdings were erected providing over 250 dwellings, shortly to be followed by shops and small businesses. The essentially temperate Nonconformist nature of the mine workers resulted in the building of three chapels, but only one public house, which also functioned as a hotel, providing accommodation for visiting speculators, inspectors and adventurers. Beyond this, however, Pensilva is one of the most important industrial settlements in Cornwall because of its morphology. It is one of a number of settlements, like Halsetown in the far west, very similar to the American mining 'locations'. They are an adaptation of an extensive settlement pattern of smallholding plots into a relatively tightly defined settlement area. At Pensilva a nucleated centre also developed so that more than most Cornish industrial settlements, Pensilva reveals all the settlement patterns and options open to 19th century landowners, industrialists and workers, and gives a unique insight into their possible chronologies.

This settlement forms part of the Cornwall & West Devon Mining Landscape World Heritage Site Bid, and is considered an important part of the context for the Bid. (Taken from Cornwall Industrial Settlements Initiative (CISI) 1998-2004).



## Habitats and Species



### Legend

- Parishes (GB)
- Lowland Heathland BAP Priority Habitat (England)
- Fens BAP Priority Habitat (England)
- Ancient and Semi-Natural Woodland
- Ancient Replanted Woodland
- Traditional Orchard BAP Priority Habitat (England) - points
- Deciduous Woodland BAP Priority Habitat (England)
- National Inventory of Woodland and Trees (England)
- Important Bird Areas (GB)

Projection = OSGB36

xmin = 224800

ymin = 65510

xmax = 238200

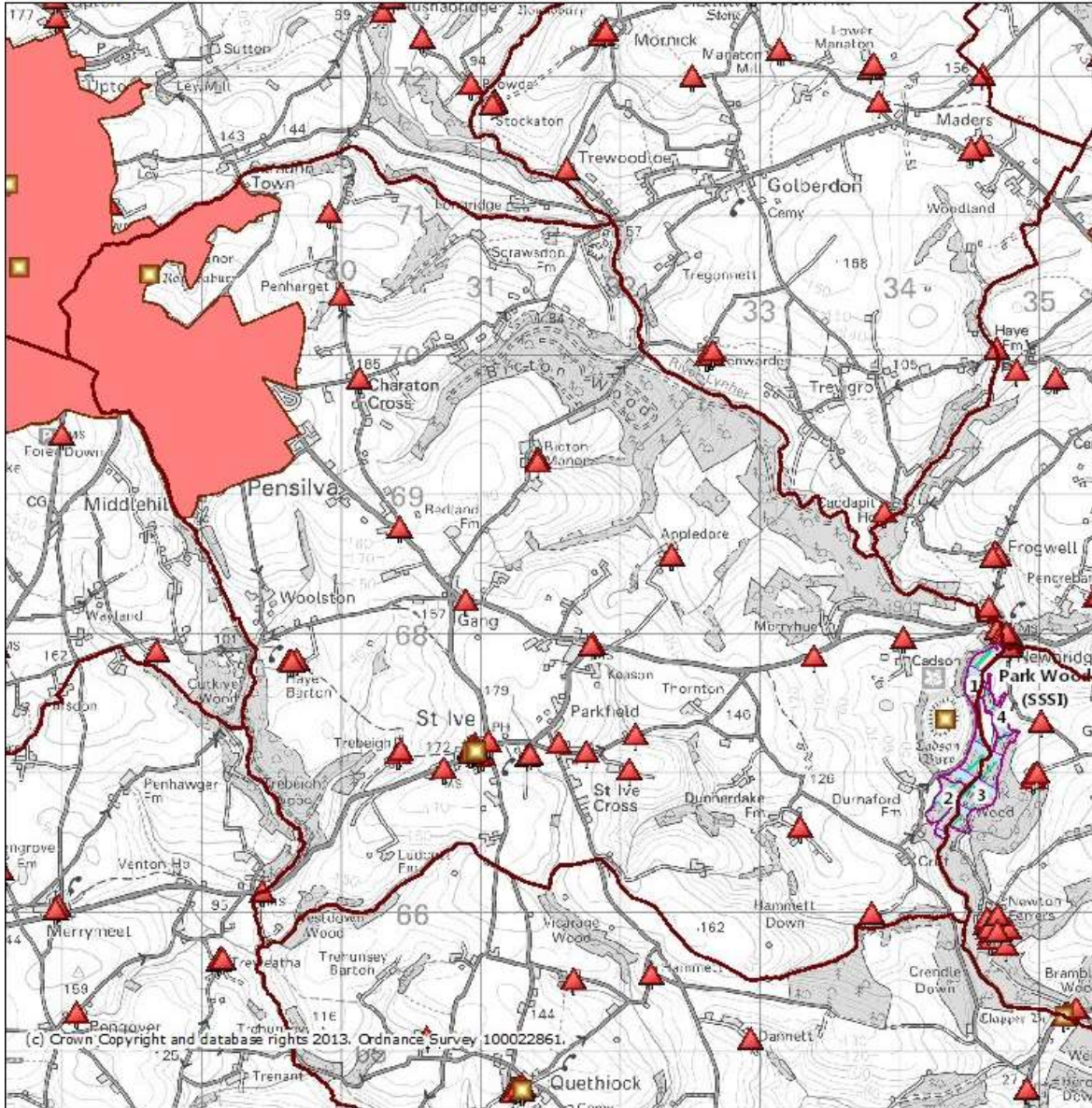
ymax = 71610

Map produced by MAGIC on 6 October, 2013.

Copyright resides with the data suppliers and the map must not be reproduced without their permission. Some information in MAGIC is a snapshot of the information that is being maintained or continually updated by the originating organisation. Please refer to the metadata for details as information may be illustrative or representative rather than definitive at this stage.



## Land Based Designations



### Legend

- Parishes (GB)
- Sites of Special Scientific Interest Units (England)
- Sites of Special Scientific Interest (England)
- Special Areas of Conservation (England)
- Special Protection Areas (England)
- Scheduled Monuments (England) - points
- Buffer Zone
- World Heritage Site
- Listed Buildings (England)

Projection = OSGB36

xmin = 224800

ymin = 65510

xmax = 238200

ymax = 71610

Map produced by MAGIC on 6 October, 2013.

Copyright resides with the data suppliers and the map must not be reproduced without their permission. Some information in MAGIC is a snapshot of the information that is being maintained or continually updated by the originating organisation. Please refer to the metadata for details as information may be illustrative or representative rather than definitive at this stage.

## **12 Areas for Growth**

Areas which might support growth are either around the village of Pensilva which has the support infrastructure (school, shop, medical centre), but poor road access, or the hamlets of St Ive along the A390, which has good access but poor support infrastructure (no school, shops or medical centre).