

Canopy policy (G3) & Cornwall Canopy Calculator



The development of Canopy Policy (G3)

- ▶ January 2019. Cornwall Council declared Climate Emergency
- ▶ July 2019. published a climate emergency action plan
- ▶ February 2020. Forestry team engaged, identified potential tree policy options
- ▶ March 2020. initial public consultation - public supportive of protection & planting of trees
- ▶ April 2020. Cornish parish Canopy coverage assessed. Consideration of appropriate canopy target.
- ▶ July 2020. development of Cornwall Canopy Calculator & test example sites
- ▶ gained familiarity with BNG and considered impacts for trees
- ▶ considered canopy target impacts upon viability
- ▶ considered interplay with BNG
- ▶ December 2020. Refined final policy wording
- ▶ April 2021. DPD out to public consultation, minor policy amends made in response
- ▶ Revisions to calculator to address comment & incorporate select habitats
- ▶ July 2021 draft DPD received cabinet support.
- ▶ Sept 2021. Climate Change DPD supported by full council
- ▶ Nov 2021. Submitted to the Planning Inspectorate, now awaiting examination.



What's the Canopy policy?

G3 Par. 1

All major development should provide, through the retention of existing and/or the establishment of new, canopy coverage equal to at least 15% of the site area (excluding areas of the site that are priority habitat types) in accordance with a Cornwall Council approved calculator or metric.





What is Canopy

What is:

- ▶ existing and proposed individual/singular trees (all species)
- ▶ existing and proposed groupings/arrangements of trees (all species)
- ▶ existing native hedgerows, including those atop Cornish hedge
- ▶ proposed native hedgerows (including those atop Cornish hedges) **within** public realm green infrastructure and/or afforded appropriate buffers
- ▶ **selected** scrub and **all** woodland habitats (as defined by the The UK Habitat Classification System)

What isn't:

- ▶ **limited** woody scrub habitats (i.e. lesser value/invasive)
- ▶ existing and proposed non-native shrub hedgerows (e.g. garden boundaries)
- ▶ proposed (new) native hedgerows (including those atop Cornish hedges) where these **are not within** public realm and/or afforded appropriate buffers
- ▶ other existing or proposed green infrastructure such as green walls and roofs.
- ▶ other existing or proposed 'non-canopy' habitats





What about pre-existing canopy 'off-site'?



Must canopy provision be on the development site in order to comply with the policy?

Only canopy that is delivered (retained or established) within the application site boundary (i.e. within the red line) shall be considered canopy provision for the purposes of this policy.



What's the policy cont...

G3 Par. 2

Proposals to remove canopy on the site should be justified with applicants demonstrating that the proposal has explored all options to avoid or reduce harm to existing canopy before any removal, replacement or compensation is proposed.



What's the policy cont....

G3 Par. 3

Where a pre-development site already contains canopy that exceeds the 15% requirement, the development must not result in the net loss of canopy cover, as evidenced by the canopy calculator.



What's the policy cont...

G3 Par.4

Where there are significant ecological, historical, landscape or operational reasons to justify a canopy requirement of less than 15% on site and this can be fully evidenced, an alternative percentage of canopy provision shall be agreed with the Council and the proposal should at a minimum ensure no net loss of canopy.



Where 15% canopy cover might not appropriate:

- ▶ a significant, adverse impact upon the character, context, views of or from a heritage asset, its setting and its relationship with the wider landscape.
- ▶ a significant, adverse impact upon a designated landscape or upon the physical condition of a retained historic feature
- ▶ sites where aviation or the generation of renewable energy are the primary function. Canopy may obstruct visibility/flight paths at aviation sites or may prevent optimal outputs for solar farms,
- ▶ where canopy provision would have a demonstrably significant and adverse impact upon the
 - the balance of net gain (with biodiversity being comprised disproportionately of canopy)
 - provision of a 10% net gain (onsite)
 - priority and protected habitats
 - rare and/or protected species
 - the connectivity or enhancement of the local nature recovery network



What's the policy cont....

G3 Par.5

Minor development (with the exception of householder development and Change of Use not creating new dwellings) must demonstrate that it has explored all options in relation to canopy provision and taken appropriate measures to both avoid or reduce harm to existing onsite trees. Proposals shall include where appropriate and practicable provision of new canopy.



What's the policy... last one

G3 Par.6

New canopy should provide a mix of species that are resilient to pests, diseases and climate change and should be delivered in sustainable locations, in a manner that supports its growth and spatial requirements. New canopy should positively contribute to the climate resilience of the site in a manner which protects and enhances existing canopy.



What is major /minor development?

Major

- ▶ >9no. dwellings or unknown no. of dwellings but site > 0.5 Ha

OR

- ▶ >1000m² floor space for commercial /retail or where site is >1Ha

Minor

- ▶ 1-9 dwellings or unknown no. of dwellings but site < 0.5Ha

OR

- ▶ <1000m² floor space for commercial/retail or where site is <1Ha





A B C D E F G H I J

1 **Cornwall Canopy Calculator**

2 **1. Site Summary** *Version 1.5*

4 Site Name/ Address:	Site, Development Road, New Town, Cornwall	Applicant:	Mr A. P. Plicant
5 Date:	01/04/2020	Assessor:	Sir Veyor

	Area m ²	% of net site area	Comments
8 Application site area:	15588		2 x agricultural fields
9 Retained priority habitat excluded from site area:	1153		Priority habitat for exclusion: Lowland meadow (g3a5)
10 Other area excluded from red edge area	1072		High pressure gas main and way leave/corridor
11 Net site area	13363	100.0%	
12 Canopy provision requirements:	2322	17.4%	
13 Provision via retained canopy:	1,152	8.6%	
14 Provision via new canopy:	1,303	9.7%	
15 Canopy provision total:	2,455	18.4%	
16 Canopy provision balance:	133	1.0%	

KEY	
20 Enter value	
21 Drop-down menu	
22 Calculation	
23 Automatic lookup	
24 Result	



Cornwall Canopy Calculator

3. New Canopy Calculator

Application Number:	Site, Development Road, New Town, Cornwall
Site Name:	Mr A. P. Plicant
Assessor:	Sir Veyor
Date:	01/04/2020

Running Total %	18.4%
Retained Canopy	New Trees
8.6%	9.7%

Soil Calculator

KEY	
	Enter value
	Drop-down menu
	Calculation
	Automatic lookup
	Result

Total	Canopy m ² 1302.7	Soil m ³ 443.9
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Version 1.5

New Canopy Ref.	Tree Species (including subspecies and varieties) OR alternative canopy type (ZZ)	Projected canopy radius on plan (m)	Projected New Canopy				Soil Requirements				Comments Include relevant information provided in the plan. Also include planting plan		
			Group Canopy Cover Area, pre reduction (m ²)	Projected canopy overlap for individual trees (m ²) OR Projected open space within group (m ²)	% reduction	Canopy Cover Value per tree, pre reduction (m ²)	Canopy Cover Value (m ²)	Soil Texture	Available Water Holding Capacity (AWHC)	Soil Volume (m ³)		Shared Soil &/or part of SuDS chain	Required Soil Volume (m ³)
NT1	Pinus sylvestris	2			0%	9.8	9.8	Clay Loam	0.18	3.8	No	3.8	
NT1	Pinus sylvestris	2			0%	9.8	9.8	Clay Loam	0.18	3.8	No	3.8	
NT3	Pinus sylvestris	2			0%	9.8	9.8	Clay Loam	0.18	3.8	No	3.8	
NH(CH)1	ZZ Native Hedge (atop CH)	N/A	153.0		0%	N/A	153.0	Clay Loam	0.18	0.0	Yes	0.0	51m of CH w
NT4	Tilia tomentosa	2			0%	20.4	20.4	Clay Loam	0.18	7.9	No	7.9	
NT5	Acer pseudoplatanus subsp. Spaet	3			0%	29.5	29.5	Clay Loam	0.18	11.5	No	11.5	
NT6	Acer pseudoplatanus subsp. Spaet	3			0%	29.5	29.5	Clay Loam	0.18	11.5	No	11.5	
NT7	Acer pseudoplatanus subsp. Spaet	3			0%	29.5	29.5	Clay Loam	0.18	11.5	No	11.5	
NT8	Crataegus monogyna	1			0%	10.6	10.6	Clay Loam	0.18	4.1	No	4.1	
NT9	Crataegus monogyna	1			0%	10.6	10.6	Clay Loam	0.18	4.1	No	4.1	
NT10	Crataegus monogyna	1			0%	10.6	10.6	Clay Loam	0.18	4.1	No	4.1	
NS1	ZZ Scrub	N/A	125.0		0%	N/A	125.0	Clay Loam	0.18	51.7	No	51.7	125m ² Hazel
NG1	ZZ Group	N/A	58.0		0%	N/A	58.0	Clay Loam	0.18	24.0	No	24.0	3 No. Alnus g
NG2	ZZ Group	N/A	71.1		0%	N/A	71.1	Clay Loam	0.18	29.4	No	29.4	3 No. Prunus
NT11	Malus tschonoskii	2			0%	10.7	10.7	Clay Loam	0.18	4.2	No	4.2	
NT12	Malus tschonoskii	2			0%	10.7	10.7	Clay Loam	0.18	4.2	No	4.2	
NT13	Malus tschonoskii	2			0%	10.7	10.7	Clay Loam	0.18	4.2	No	4.2	
NT14	Malus sylvestris	3			0%	15.3	15.3	Clay Loam	0.18	5.9	No	5.9	
NT15	Malus sylvestris	3			0%	15.3	15.3	Clay Loam	0.18	5.9	No	5.9	
NT16	Malus sylvestris	3			0%	15.3	15.3	Clay Loam	0.18	5.9	No	5.9	
NT17	Pyrus calleryana	3			0%	6.2	6.2	Clay Loam	0.18	2.4	No	2.4	
NT18	Pyrus calleryana	3			0%	6.2	6.2	Clay Loam	0.18	2.4	No	2.4	
NT19	Pyrus calleryana	3			0%	6.2	6.2	Clay Loam	0.18	2.4	No	2.4	
NT20	Pyrus calleryana	3			0%	6.2	6.2	Clay Loam	0.18	2.4	Yes	1.9	
NT21	Pyrus calleryana	3			0%	6.2	6.2	Clay Loam	0.18	2.4	No	2.4	
NT22	Quercus petraea	1			0%	36.6	36.6	Clay Loam	0.18	14.2	No	14.2	
NT23	Quercus petraea	1			0%	36.6	36.6	Clay Loam	0.18	14.2	No	14.2	
NT24	Quercus petraea	1			0%	36.6	36.6	Clay Loam	0.18	14.2	No	14.2	
NT25	Sorbus aria	2			0%	8.8	8.8	Clay Loam	0.18	3.4	No	3.4	
NT26	Sorbus aria	2			0%	8.8	8.8	Clay Loam	0.18	3.4	No	3.4	
NT27	Sorbus aria	2			0%	8.8	8.8	Clay Loam	0.18	3.4	No	3.4	
NT28	Sorbus aria	2			0%	8.8	8.8	Clay Loam	0.18	3.4	No	3.4	
NT29	Sorbus aria	2			0%	8.8	8.8	Clay Loam	0.18	3.4	No	3.4	

