

Case study 01

Mining Tamar's past

The Tamar Valley is now a tranquil rural area. However as little as 120 years ago it was an industrial powerhouse – a centre for mining tin and copper, and for the production of arsenic... *(continued on page 7)*





Foreword

Our environment... it's in our nature

The historic environment is recognised as one of the South West's core assets, and provides the context for our everyday lives. It has shaped and influenced our regional, local and cultural identity and ultimately contributes to our quality of life. Our historic environment continues to be valued as a place in which to live, work and relax.

One of the aims of the South West Objective 2 Programme is therefore to ensure the protection and enhancement of the historic environment and the integration of environmental and economic benefits.

This booklet tells four stories ranging from the preservation of ancient hill forts to the creation of a state of the art regeneration centre. What they have in common is recognition that our cultural and historic environment provides significant opportunities to add value to economic development by helping to create locally distinctive places and acting as a springboard to regeneration. Sensitive re-use of the historic environment can contribute significantly to the renaissance of our towns and cities.

We hope that the examples of environmental integration in this booklet will provide inspiration for the economic and environmental sectors to work together across our region and beyond.

Andrew Vines,
South West Regional Director, English Heritage

Leaving a Legacy

‘To protect and enhance the environmental assets of the region’

Since 2000 the South West Objective 2 Programme has provided support worth £120 million to over 160 projects that deliver new jobs, help businesses start and grow, and raise skill levels in the region. One of its objectives is to protect and enhance the environmental assets of the region, in recognition of the importance of the environment as a key economic driver.

This booklet (one of a series of four) aims to give an insight into some of the untold environmental successes of the Objective 2 Programme. It shows how activity aimed at economic regeneration has had a positive impact on our environment, and how environmental and economic issues need not be mutually exclusive.

Each of the projects featured has made, and continues to make, a positive contribution to the economic vitality of the South West, while also being environmental success stories. As such, they are living examples of the environment driving economic activity. The lessons to be learnt from them are many and varied, but they are lessons that if learnt, will ensure a lasting economic and environmental legacy.



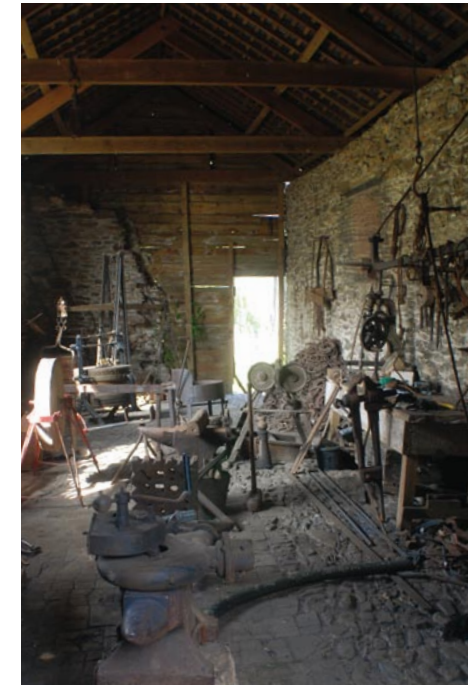


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The Tamar Valley is now a tranquil rural area. However as little as 120 years ago it was an industrial powerhouse – a centre for mining tin and copper, and for the production of arsenic. The Tamar Valley forms part of the Cornwall and West Devon Mining Landscape World Heritage Site, an area from which mining expertise was exported across the globe.

The Tamar Valley Mining Heritage Project seeks to build on this industrial heritage, preserving and enhancing the



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numerous chimneys, engine houses and quays and opening them up to public access. This work is the centrepiece of a £6 million project that aims to regenerate this rural area through increasing visitor numbers and tourism expenditure.

In the 19th century Devon Great Consols was world famous, a site where 1000 people worked producing an enormous 420,000 tons of copper. Today the area contains vast swathes of mine waste and important archaeology. The project will consolidate over 35 archaeological remains on the site including arsenic calciners where ore was roasted to remove the arsenic as a vapour which then condensed on the walls



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of a stone labyrinth. The miners who entered this poisonous environment to collect the arsenic, were protected only by cotton wool in their nostrils and clay covering their exposed skin.

The area is mainly forested with limited public access, something that this project will soon change, as Tim Selman, Tamar Valley AONB manager explains 'An exciting part of the Project is to provide new public access to land in private ownership that will enable visitors to discover previously hidden parts of our industrial heritage'. This includes the creation of 60km of new trails and footpaths, some utilising the former mineral railways and the Tavistock canal.

The Tamar Valley has a magnificent landscape with a rich and valuable heritage and any new access is being very carefully planned to ensure that public enjoyment is balanced with the need to preserve this heritage for future generations. The economic impacts of this work will be significant with local businesses benefiting from the predicted increases in visitors that the project will generate. The industrial heritage of the valley will therefore have a second economic legacy long after its thriving heyday.

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| Applicant | West Devon Borough Council |
| Objective 2 investment | £1,042,000 |
| Total cost of project | £6,200,000 |
| Economic outcomes | 26 new and safeguarded jobs, £6 million new and safeguarded sales |



Case study 02

The Mansion

In the centre of Totnes lies The Mansion, a redbrick Georgian building constructed in 1795. Behind its elegant façade a dramatic transformation has taken place.

The Mansion has been a centre of education for over 100 years, and a recent project has brought it right into the 21st century, creating a multi-purpose Rural Regeneration Centre for the town and surrounding rural parishes providing a 'one stop shop' for rural regeneration projects and learning activities right in the heart of Totnes.

Local architects Hopwood and Swallow were very keen to complement the historic building while creating something modern and fit for purpose. Between the new structure and the Grade II Listed south wing of The Mansion house, a linking transparent structure joins old and new by means of structural glass, emphasising the distinction between the different styles of architecture. The linking structure also accommodates a large glazed roof light that frames an existing historic stained glass window set in the gable of the south wing.

The new building has also enabled many of the site's old, inferior and substandard accommodation to be removed, thereby enhancing the town's medieval core and conservation area. The design has also achieved inclusive access for all, not only in the new building but also throughout The Mansion house itself.

The result is an excellent example of a project that preserves and enhances our cultural heritage while creating a facility that will benefit local people long into the future.

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| Applicant | Devon County Council |
| Objective 2 investment | £668,000 |
| Total cost of project | £1,806,500 |
| Economic outcomes | 52 new and safeguarded jobs, £1.4 million new and safeguarded sales |



Case study 03 Hill forts & ancient lanes

Looking out from Boringdon Camp, just outside Plymouth, with panoramic views all around, it is easy to see why it was chosen as the site for a hill fort over 2000 years ago.

Even now the scale of the site is impressive, and the work that has been undertaken by volunteers working with the Life Into Landscape project will ensure it remains that way.

For three years, the project has been enhancing the landscapes of the South Devon Area of Outstanding Natural



Beauty, and providing opportunities for visitors to learn from and enjoy them. This is part of a wider project aimed at increasing tourism and visitor spending, through a range of environmental enhancement work.

Keith Rennells has led the work to improve the rich cultural heritage of the area, from restoring the historic network of green lanes that criss-cross South Devon to works on a number of Scheduled Ancient Monuments such as Boringdon.

The work on the monuments – enclosure earthworks dating back to the Iron Age – has helped to protect some of South Devon’s most important historic sites, and provide better access and information for people to explore them.

Keith explains ‘The first step was to carry out geophysical surveys – a technique that uses instruments to look below the ground surface to highlight any surviving archaeological features. Some fascinating results were produced which will help our future management of the site’.

Practical conservation works have subsequently been carried out, including the removal of gorse and bracken from the earthwork to prevent continuing damage by roots and sheltering livestock. Two other sites have now had perimeter fencing installed, to protect the earthworks and to allow the farmers to revert to grazing from arable, as ploughing can damage any surviving archaeology.



And it will be one of the legacies of Life Into Landscape that these ancient structures will be protected for future generations to enjoy.

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| Applicant | South Hams District Council |
| Objective 2 investment | £156,000 |
| Total cost of project | £495,500 |
| Economic outcomes | 17 new and safeguarded jobs, £1.8 million new and safeguarded sales |

Case study 04

A market for our heritage

Tiverton's historic Pannier Market was built in the 1800s. It is now the focus of a project aiming to regenerate the Tiverton town centre area by building on its history and heritage, making the town's central space more welcoming. This will encourage both tourists and local people to spend more, therefore contributing to the reversal of local economic decline. The project was recently recognised in the prestigious Civic Trust Awards.

The restoration of the Grade II Listed Pannier Market building has provided significant additional retail space, while improvements to its environs have created a more attractive and welcoming pedestrian access, ensuring it is a safer place, particularly after dark. In addition the



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restoration of the historic town leat provides improved prominence and integration within the site.

While the scheme has an obvious and inherent focus on improvements to the historic environment of the town, the commitment to environmental sustainability went much further. In particular there was a firm ethos of sourcing materials as locally as possible and utilising local labour in the construction work. This ethos was picked up by the main contractor, Kier Western, who worked closely with the project managers to ensure that all reasonable steps were taken to procure locally, or at least regionally.

While the original specification was for Cornish slate, investigation showed that the existing roofing slate which needed replacement was of Welsh origin. To ensure that the restoration retained the appearance of the original Pannier market, the specification was therefore altered

While the outward appearance of the Pannier Market will remain the same to preserve its historic integrity, insulation and energy efficiency has been significantly improved with high specification windows and better roof insulation.

And proof of the project's success is the hustle and bustle of shoppers and market traders around the site – with the Pannier Market once again at the heart of the town.

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| Applicant | Mid Devon District Council |
| Objective 2 investment | £1,500,000 |
| Total cost of project | £3,650,000 |
| Economic outcomes | 37 new and safeguarded jobs, £2 million new and safeguarded sales |

Leaving a Legacy

The future

Six years ago, when the Objective 2 Programme was launched, the idea of the environment as a cross cutting theme was a new one. There was still the view that it might be a barrier to successful delivery of the Programme. The projects described in this booklet, just a tiny fraction of many with stories no less fascinating, show how far we have come. Not only is the environment now seen genuinely as an important driver of the economy, but project managers have come to realise the benefits of integration.

However, we must now move on. The Objective 2 Programme, and the exemplar projects it has funded, has been a pilot for an approach that shows the value of effective integration. All these projects contribute directly to the economic regeneration of the region, through increasing sales, creating jobs or raising skills, but do so in ways that place the environment at the centre of their activity.

It is now up to all regional partners to apply this on a wider basis, through procurement, through Local Area Agreements, and through local, regional and national funding programmes of all types. Indeed, the need to address climate change means that we no longer have a choice in the matter. We have to break down the remaining barriers between the environmental and economic sectors where they exist. The challenge is for us all to take inspiration from the stories in these booklets and apply the principles within our own businesses, organisations and partnerships to create a truly low carbon economy. What a challenge, what an opportunity.

**Economic growth within environmental limits.
It's in our nature.**



There are three other booklets in this series. These are:
Natural environment
Energy and resource efficiency
Training and awareness

All four booklets, and further information, are available
at www.devon.gov.uk/business

If you would like any further information on the projects in this booklet,
or any other aspect of environmental integration in the SW Objective 2 Programme
please contact the SW Objective 2 Environmental Sustainability Theme Partnership
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