

## Homework item #27

**Provide further information with regard to the boundary change to the Bollin Valley LLD at Yarwood Heath Farm to exclude slip roads to M56 and how land at YHF still contributes to the LLD given that it's an island parcel of landscape surrounded by motorway and slip roads.**

1. Prior to the Cheshire East Local Landscape Designation Review of 2018 the area that now includes the slip roads to the M56, the small roundabout between the Bowdon Roundabout to the north and the area including Yarwood Heath Farm and Yarwoodheath Covert was all included in the area formerly known as the Bollin Valley and Parklands Area of Special County Value (ASCV).
2. At the time of the review by Land Use Consultants in 2017–2018 there had been some change to this area brought about by the works related to the new A556 route alignment with the M56, this included the realignment of M56 slip roads to the south of the Bowdon Roundabout, the construction of a smaller roundabout to provide linkages between the M56 and A556 and the provision of a balancing pond and retention pond between the two roundabouts. It was felt that these highway related works had fundamentally changed a small parcel of what had previously been a designated landscape area and that it would be difficult to consider that the area between the two roundabouts remained intact, nor could it be considered to have retained the characteristics that were previously considered significant for this designated landscape area.
3. As part of the review process the location of the area immediately surrounding Yarwood Heath Farm was also considered. While there had been significant changes to the immediate north, the area surrounding the farm, including Yarwoodheath Covert, Yarwood Heath Lane and the surrounding field system remained completely intact and unaffected by the recent works. Furthermore, the location of the smaller roundabout offered previously unavailable views of the context of the site and its relationship with the wider Bollin Valley and especially those parts of the Bollin Valley to the north east of the farm. The area surrounding Yarwood Heath Farm lies on a more elevated part of the valley and offers views over and including Yarwoodheath Covert and the wider landscape, views which show the distinct pastoral and woodland character of the valley, the rich textures and mosaic of the natural and human environment and the strong semi-natural character of the wider Bollin Valley landscape. The review process decided that continuity between the area surrounding Yarwood Heath Farm and the wider area of the Bollin valley remained and that while it is a parcel of land, it still retains important visual and landscape links to the wider designated Bollin Valley and forms an important part of the Bollin designated landscape.