



## **Landscape Character**

### **Policy GI1: Landscape Character Areas**

- A. Development proposals which protect or enhance the landscape character, biodiversity, geodiversity and conservation value of its natural and landscape assets, having regard not only to its immediate location but its surroundings and context, and comply with other relevant policies, in particular Policies BE1 & BE2 (Design & Heritage Assets), will be supported.
- B. Development will not be permitted where it would have a significant adverse impact on the special quality and sensitivity of a landscape character type, as shown on the Figure 8-1.
- C. Any development that could have an adverse impact on landscape and or character should be accompanied by a Landscape and Visual Impact Appraisal, the scope of which would be determined through consultation with the Council.

### **Places for Everyone Links**

Policy JP-G1; JP-G3; JP-G4; and JP-P2.

### **Relevant Strategic Objectives**

SO2; SO3; SO7; SO9

8.4. The Greater Manchester Landscape Character and Sensitivity Assessment (GMLCSA) assessed the quality and sensitivity of different landscapes. Out of the ten identified landscape types, four are relevant to Trafford, notably:

- Broad Urban Fringe Valleys - along the Mersey Valley and Bollin Valley to the south;
- Historic Parks and Wooded Estate Farmland - centred around the Dunham Massey estate;
- Urban Fringe Farmland - in the southeast of the Borough around Davenport Green;



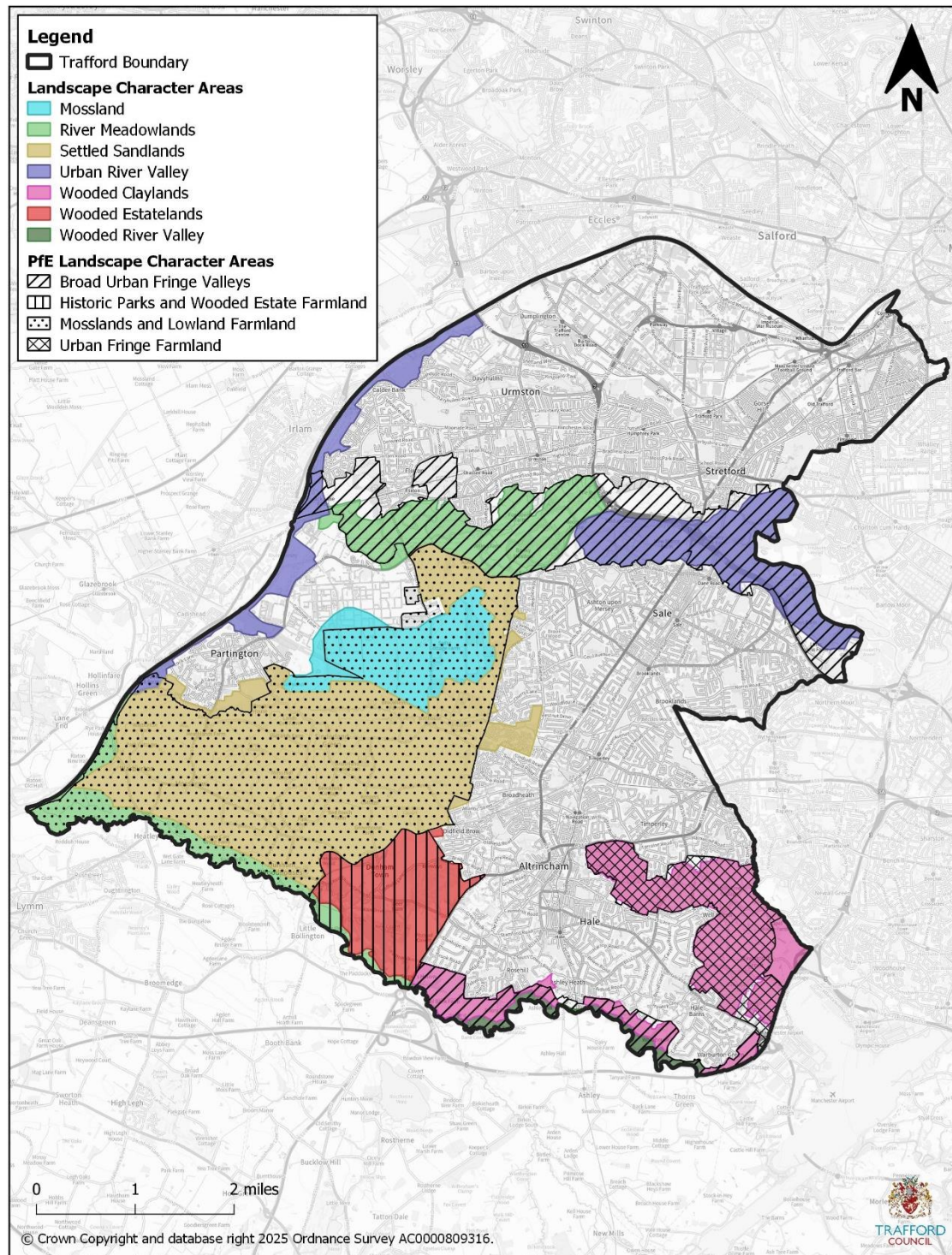
- Mosslands and Lowland Farmland - across the southwest of the borough surrounding Warburton and Carrington Mosses.

8.5. In addition to those identified at GM level, Trafford has identified seven character types through the Landscape Strategy (2004). These are as follows:

- Wooded Claylands – Timperley Wedge and open areas adjacent to River Bollin;
- Wooded Estate lands – centred around the Dunham Massey Estate;
- Settled Sandlands – Dunham and Warburton;
- Mossland – Carrington Moss;
- River Meadowlands – low-lying areas of the River Bollin and Mersey;
- Wooded River Valley – east section of the River Bollin from M56 to A56; and
- Urban River Valley – Manchester Ship Canal and canalised River Mersey.



Figure 8-1: Combined Trafford and PfE Landscape Character Areas



8.6. Planning applications must clearly demonstrate (taking a proportional approach) that they are informed by:



- Greater Manchester Landscape Character and Sensitivity Assessment (2018);
- Trafford's Landscape Strategy (2004);
- Trafford Design Code (2024); and
- Appropriate site-based investigations;

8.7. And have regard to:

- Topography, geology and drainage;
- Land use and field patterns;
- Semi-natural habitats and woodland cover;
- Archaeology and cultural heritage;
- Settlement, road pattern and rights of way; and
- Views and perceptual qualities.

8.8. Applications which are considered to have potentially significant adverse impacts on landscape and visual amenity should be informed by a Landscape and Visual Impact Assessment (LVIA) and appropriate landscape mitigation. Applications with potential to impact upon sensitive landscape areas may require a Landscape Appraisal, even if they do not meet the criteria for a full LVIA. Landscape Appraisals and LVIA's should be completed in accordance with the Guidelines for Landscape and Visual Impact Assessment 3rd Edition published by the Landscape Institute and Institute of Environmental Management and Assessments. Applicants will be advised at a pre-application stage whether a Landscape Appraisal or LVIA is likely to be required, and the scope of assessment including viewpoints will be agreed.

8.9. To ensure development proposals do not have a detrimental effect on the distinctive landscape character, condition, features, and sensitivities; including amenity and experiential qualities, the GMLCSA and Trafford's Landscape Strategy must be considered by applicants and will be used



by the Council to assess the impact of development proposals and the suitability of any proposed mitigation measures. There may also be occasions when the Landscape Character Assessments of neighbouring local authorities are of importance to a particular scheme or proposal.

### **Consultation Question 8-1**

Do you support Policy GI1? Are there any changes required which would improve the policy? Please provide any supporting evidence which you think is relevant.