

**Economic Assessment**

Policy development Zone (PDZ)13

Management Area

(MA):

33

Location: Trevelgue Head to Trevese Head

Policy Units (PU):33.1, 33.2, 33.3, 33.4, 33.5, 33.6

**DAMAGES**

Scenario: No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	5	92.3	92.3
Total Damages							<b>92.3</b>
<i>Information</i>							

**DAMAGES**

Scenario: Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	3	55.4	55.4
Total Damages							<b>55.4</b>
<i>Information</i> Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
MR moving to NAI at Mawgan Porth	
Notes:	71.7

**Notes**

Below unity B/C ratio likely to be significantly improved if road losses also included

Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	0.0	92.3	92.3
	Preferred Plan Damages (£k PV)	0.0	0.0	55.4	55.4
	Benefits of preferred plan (£k PV)	0.0	0.0	36.9	36.9
	Costs of Implementing plan £k PV	47	24	0	72
Benefit/Cost ratio of preferred plan					0.52

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
0.64	0.43	0.32

**Economic Assessment**

Policy development Zone (PDZ)13

Management Area  
(MA):

34

Location: Trevoze Head Stepper Point

Policy Units (PU):34.1, 34.2, 34.3, 34.4

**DAMAGES**

Scenario:

No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	4	86.1	86.1
Total Damages							<b>86.1</b>
<i>Information</i>							

**DAMAGES**

Scenario:

Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							<b>0.0</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
Very minor works at Harlyn and Trevone	
Notes:	27.1

**Notes**

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Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	0.0	86.1	86.1
	Preferred Plan Damages (£k PV)	0.0	0.0	0.0	0.0
	Benefits of preferred plan (£k PV)	0.0	0.0	86.1	86.1
	Costs of Implementing plan £k PV	23	4	0	27
		Benefit/Cost ratio of preferred plan			3.18

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
3.98	2.65	1.99

## Economic Assessment

Policy development Zone (PDZ)

Management Area

(MA):

35

Location: Camel Estuary (Stepper Point to Trebetherick Point) Policy Units (PU):35.1, 35.2, 35.3, 35.4, 35.6, 35.7, 35.8, 35.9, 35.10, 35.11

### DAMAGES

Scenario: No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	645	4627.1	706	2640.9	796	943.4	8211.4
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	2	74.9	0	0.0	74.9
Total Damages							<b>8286.3</b>
<i>Information</i>							

### DAMAGES

Scenario: Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	65	462.7	71	264.1	80	94.3	821.1
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							<b>821.1</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

### Costs

Preferred Policy

Description	PV value (£k)
HTL at Padstow, Wadebridge and Egloshayle Right plus MR at other areas.	
Notes: Because of long estuary defences with significant flood risk, costs of maintaining defences is high.	<b>20597.8</b>

### Notes

Below unity B/C ratio may be improved when traffic losses included. Long linear defences and high flood risk make economic justification alone difficult - but important to recognise that Wadebridge is a major town with significant population at increasing risk of flooding.

Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	4627.1	2715.8	943.4	8286.3
	Preferred Plan Damages (£k PV)	462.7	264.1	94.3	821.1
	Benefits of preferred plan (£k PV)	4164.4	2451.7	849.0	7465.2
	Costs of implementing plan £k PV	10390	5202	5006	20598
Benefit/Cost ratio of preferred plan					0.4

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
0.45	0.30	0.23

**Economic Assessment**

Policy development Zone (PDZ)14

Management Area

(MA):

36

Location: Trebetherick Point to Pentire Point

Policy Units (PU):36.1, 36.2, 36.3, 36.4

**DAMAGES**

Scenario: **No Active Intervention**

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	4	8.7	8.7
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	11	229.6	229.6
Total Damages							<b>238.3</b>
<i>Information</i>							

**DAMAGES**

Scenario: **Preferred Policy**

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	2	4.3	4.3
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	3	57.4	57.4
Total Damages							<b>61.7</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
Very minor works at Polzeath	
Notes:	<b>10.7</b>

**Notes**

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Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	0.0	238.3	238.3
	Preferred Plan Damages (£k PV)	0.0	0.0	61.7	61.7
	Benefits of preferred plan (£k PV)	0.0	0.0	176.6	176.6
	Costs of implementing plan £k PV	7	4	0	11
Benefit/Cost ratio of preferred plan					16.6

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
20.7	13.8	10.4

**Economic Assessment**  
Policy development Zone (PDZ)14

Location: Pentire to Boscastle

Management Area  
(MA):

37

Policy Units (PU):37.1, 37.2, 37.3, 37.4, 37.5, 37.6

**DAMAGES**

Scenario: No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	2	1.5	1.5
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	28	1058.5	41	563.2	1621.7
Total Damages							<b>1623.2</b>
<i>Information</i>							

**DAMAGES**

Scenario: Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	2	1.5	1.5
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	11	397.8	397.8
Total Damages							<b>399.3</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
HTL at Port Isaac and Boscastle, MR at Portquin, Port Gaverne	
Notes:	<b>481.1</b>

**Notes**

Initial high investment offsets losses in later epochs, which are erosion dominated
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Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	1058.5	564.7	1623.2
	Preferred Plan Damages (£k PV)	0.0	0.0	399.3	399.3
	Benefits of preferred plan (£k PV)	0.0	1058.5	165.4	1223.9
	Costs of Implementing plan £k PV	262	125	94	481
Benefit/Cost ratio of preferred plan					2.54

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
3.18	2.12	1.59

**Economic Assessment**

Policy development Zone (PDZ)15

Management Area

(MA):

38

Location: Boscastle to Wanson Mouth

Policy Units (PU):38.1, 38.2

**DAMAGES**

Scenario: **No Active Intervention**

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	<b>0-20 yrs</b>		<b>20 to 50 yrs</b>		<b>50 to 100 yrs</b>		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							<b>0.0</b>
<i>Information</i>							

**DAMAGES**

Scenario: **Preferred Policy**

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	<b>0-20 yrs</b>		<b>20 to 50 yrs</b>		<b>50 to 100 yrs</b>		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							<b>0.0</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
HTL at Crackington Haven moving to MR	
Notes:	
	<b>149.1</b>

**Notes**

Disparity between benefits (0) and costs are due to the road impacts not being assessed. The defence at Crackington primarily protects the highway.

Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	0.0	0.0	0.0
	Preferred Plan Damages (£k PV)	0.0	0.0	0.0	0.0
	Benefits of preferred plan (£k PV)	0.0	0.0	0.0	0.0
	Costs of Implementing plan £k PV	99	50	0	149
		Benefit/Cost ratio of preferred plan			N/A

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
N/A	N/A	N/A

**Economic Assessment**

Policy development Zone (PDZ)16

Management Area

(MA):

39

Location: Wanson Mouth to Higher Longbeak

Policy Units (PU):39.1, 39.2, 39.3

**DAMAGES**

Scenario: **No Active Intervention**

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	1	15.3	15.3
Total Damages							<b>15.3</b>
<i>Information</i>							

**DAMAGES**

Scenario: **Preferred Policy**

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							<b>0.0</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
Minor MR works at Widemouth	
Notes:	<b>73.0</b>

**Notes**

Below unity B/C ratio due to limited benefits of moving to MR - initial investment is required to allow more sustainable defence. NB maintaining defence would most likely show a far lower B/C ratio

Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	0.0	15.3	15.3
	Preferred Plan Damages (£k PV)	0.0	0.0	0.0	0.0
	Benefits of preferred plan (£k PV)	0.0	0.0	15.3	15.3
	Costs of Implementing plan £k PV	73	0	0	73
Benefit/Cost ratio of preferred plan					0.21

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
0.26	0.17	0.13

**Economic Assessment**

Policy development Zone (PDZ)16

Management Area

(MA):

40

Location: Higher Longbeak to Lower Sharpnose Point

Policy Units (PU):40.1, 40.2, 40.3, 40.4

**DAMAGES**

Scenario:

No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	76	783.0	86	453.5	174	234.3	1470.8
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
Total Damages	1	133.3	6	391.3	13	224.6	749.1
							<b>2220.0</b>
<i>Information</i>							

**DAMAGES**

Scenario:

Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	19	195.8	22	113.4	44	58.6	367.7
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
Total Damages	0	0.0	3	195.6	7	112.3	307.9
							<b>675.6</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
HTL at Bude canal (including breakwater). MR at Summerleaze & Crooklets	
Notes: MR at Crooklet and Summerleaze beaches likely to have relatively high costs initially	<b>1321.7</b>

**Notes**

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Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	916.4	844.7	458.9	2220.0
	Preferred Plan Damages (£k PV)	195.8	309.0	170.9	675.6
	Benefits of preferred plan (£k PV)	720.6	535.7	288.0	1544.3
	Costs of Implementing plan £k PV	1109	155	57	1322
		Benefit/Cost ratio of preferred plan			1.17

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
1.46	0.97	0.73



**Economic Assessment**

Policy development Zone (PDZ)17

Management Area

(MA):

41

Location: Higher Lower Sharpnose Point to Hartland Point

Policy Units (PU):41.1,41.2

**DAMAGES**

Scenario:

No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							0.0
<i>Information</i>							

**DAMAGES**

Scenario:

Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							0.0
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
No works	
Notes:	

**Notes**

No works, although does not preclude (or include) works at Hartland Quay
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Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	0.0	0.0	0.0
	Preferred Plan Damages (£k PV)	0.0	0.0	0.0	0.0
	Benefits of preferred plan (£k PV)	0.0	0.0	0.0	0.0
	Costs of Implementing plan (£k PV)	0	0	0	0
				Benefit/Cost ratio of preferred plan	N/A

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
N/A	N/A	N/A

**Economic Assessment**

Policy development Zone (PDZ) IoS

Management Area (MA):

42

Location: St Marys

Policy Units (PU):42.1, 41.2, 41.3, 41.4, 41.5, 41.6, 41.7, 41.8, 41.9, 41.10, 41.11, 41.12, 41.13, 41.14, 41.15, 41.16, 41.17, 41.18, 41.19, 41.20, 41.21

**DAMAGES**

Scenario: No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	3	48.8	3	64.3	33	64.0	138.5
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	2	25.7	22	345.0	437.3
Total Damages							<b>575.8</b>
Information							

**DAMAGES**

Scenario: Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	1	16.3	1	8.6	11	21.3	46.2
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	1	18.5	4	69.0	87.5
Total Damages							<b>133.6</b>
Information							

**Costs**

Preferred Policy

Description	PV value (£k)
HTL through majority of high value/density asset area	
Notes:	
	<b>5963.3</b>

**Notes**

Very low numbers of properties at flood risk through still water tidal projections is not representative of the large number of properties at risk of flooding through wave dominated events especially in the lower part of Hugh Town. Further work is required to quantify properties at risk and include in detailed economics assessment.

Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	48.8	90.0	409.0	575.8
	Preferred Plan Damages (£k PV)	16.3	27.0	90.3	133.6
	Benefits of preferred plan (£k PV)	32.5	62.9	318.7	442.1
	Costs of Implementing plan £k PV	2738	1682	1544	5963
		Benefit/Cost ratio of preferred plan			0.07

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
0.09	0.06	0.05

**Economic Assessment**

Policy development Zone (PDZ) IoS

Management Area

(MA):

43

Location: St Martins

Policy Units (PU):43.1, 43.2, 43.3, 43.4

**DAMAGES**

Scenario: No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	<b>0-20 yrs</b>		<b>20 to 50 yrs</b>		<b>50 to 100 yrs</b>		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							<b>0.0</b>
<i>Information</i>							

**DAMAGES**

Scenario: Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	<b>0-20 yrs</b>		<b>20 to 50 yrs</b>		<b>50 to 100 yrs</b>		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							<b>0.0</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
No works	
Notes:	<b>0.0</b>

**Notes**

No works
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Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	0.0	0.0	0.0
	Preferred Plan Damages (£k PV)	0.0	0.0	0.0	0.0
	Benefits of preferred plan (£k PV)	0.0	0.0	0.0	0.0
	Costs of Implementing plan £k PV	0	0	0	0
		Benefit/Cost ratio of preferred plan			N/A

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
N/A	N/A	N/A

**Economic Assessment**  
Policy development Zone (PDZ) IoS

Management Area  
(MA):

44

Location: Tresco

Policy Units (PU):44.1, 44.2, 44.3, 44.4, 44.5, 44.6, 44.7, 44.8

**DAMAGES**

Scenario: No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	10	702.2	16	227.3	929.5
Total Damages							<b>929.5</b>
<i>Information</i>							

**DAMAGES**

Scenario: Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	3	175.5	4	56.8	232.4
Total Damages							<b>232.4</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
HTL at New Grimsby & Island Hotel	
Notes: Large proportion of costs relate to the New Grimsby Harbour maintenance	<b>770.3</b>

**Notes**

Marginal B/C ratio is influenced by high harbour maintenance costs.

Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	702.2	227.3	929.5
	Preferred Plan Damages (£k PV)	0.0	175.5	56.8	232.4
	Benefits of preferred plan (£k PV)	0.0	526.6	170.5	697.1
	Costs of Implementing plan £k PV	459	81	230	770
Benefit/Cost ratio of preferred plan					0.91

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
1.13	0.75	0.57

**Economic Assessment**

Policy development Zone (PDZ) IoS

Management Area  
(MA):

45

Location: Bryher

Policy Units (PU): 45.1, 45.2, 45.3, 45.4, 45.5, 45.6, 45.7, 45.8, 45.9, 45.10, 45.11, 45.12, 45.13

**DAMAGES**

Scenario: No Active Intervention

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	1	6.2	6.2
Total Damages							6.2
<i>Information</i>							

**DAMAGES**

Scenario: Preferred Policy

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	0-20 yrs		20 to 50 yrs		50 to 100 yrs		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	1	6.2	6.2
Total Damages							6.2
<i>Information</i>							

**Costs**

Preferred Policy

Description	PV value (£k)
HTL at Gt Porth North & Popplestone in the first epoch only	
Notes:	60.3

**Notes**

Initial HTL policy is not justified economically
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Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	0.0	6.2	6.2
	Preferred Plan Damages (£k PV)	0.0	0.0	6.2	6.2
	Benefits of preferred plan (£k PV)	0.0	0.0	0.0	0.0
	Costs of Implementing plan £k PV	60	0	0	60
		Benefit/Cost ratio of preferred plan			N/A

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
N/A	N/A	N/A

**Economic Assessment**  
Policy development Zone (PDZ) IoS

**Management Area (MA):**

46

Location: St Agnes

Policy Units (PU): 46.1, 46.2, 46.3, 46.4, 46.5, 46.6, 46.7, 46.8, 46.9, 46.10, 46.11, 46.12, 46.13, 46.14

**DAMAGES**

Scenario: **No Active Intervention**

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	<b>0-20 yrs</b>		<b>20 to 50 yrs</b>		<b>50 to 100 yrs</b>		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							<b>0.0</b>
<i>Information</i>							

**DAMAGES**

Scenario: **Preferred Policy**

Present value of flooding	No. properties	PVd 2025 (£k)	No. properties	PVd 2055 (£k)	No. properties	PVd 2105 (£k)	Total Present Value (£k)
Flooding damages	0	0.0	0	0.0	0	0.0	0.0
<b>Present value of erosion</b>							
	<b>0-20 yrs</b>		<b>20 to 50 yrs</b>		<b>50 to 100 yrs</b>		
	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	No. properties	PV for epoch (£k)	
	0	0.0	0	0.0	0	0.0	0.0
Total Damages							<b>0.0</b>
<i>Information</i>							
Car park & road losses not accounted for. Erosion and flood risk delayed and reduced due to MR policy							

**Costs**

Preferred Policy

Description	PV value (£k)
Defence works at Periglis and Porths Killier, Conger & Coose	
Notes:	
	<b>1215.0</b>

**Notes**

Value of assets not reflected in this assessment, particularly boat access and drinking water.

Economics Summary		by 2025	by 2055	by 2105	Total £k PV
Property	Potential NAI Damages (£k PV)	0.0	0.0	0.0	0.0
	Preferred Plan Damages (£k PV)	0.0	0.0	0.0	0.0
	Benefits of preferred plan (£k PV)	0.0	0.0	0.0	0.0
	Costs of Implementing plan £k PV	615	312	288	1215
		Benefit/Cost ratio of preferred plan			N/A

Sensitivity Analysis		
Benefit/Cost ratio of preferred plan with costs -20%	Benefit/Cost ratio of preferred plan with costs +20%	Benefit/Cost ratio of preferred plan with costs +60%
N/A	N/A	N/A