

Simon & Michele Budden  
26 Fairway  
Tiverton  
EX16 4NF

Masterplanning Consultation  
Forward Planning  
Mid Devon District Council  
Phoenix House  
Tiverton  
EX16 6PP



85/3721

24<sup>th</sup> May 2013

We write with reference to the proposed development along Blundells Road, and the surrounding area.

Our main concerns regarding the site, is the amount of new traffic that will be generated. Our concerns are even greater, knowing that all traffic is planned to go through Blundells Road!!? Surely you cant REALLY be planning on the 1500 plus houses using that stretch of road?! It already takes us, on average, 7 minutes to do the journey from Fairway, to Horsdon Roundabout on a school day. The thought of 'traffic calming' measures, fill us with horror. This has to be looked at.

As we understand it, the original plans were formulated to adhere to the previous Governments requirements, along with a larger High School we seem to remember? The High School plans were dropped almost immediately the new Government stepped in, so why were the future planning developments not looked at too? A current Government directive is to use all brownfield sites, and develop empty houses/offices, maybe we should start there? Does Tiverton REALLY need all this extra housing, when there are several 'brown sites' to use, and already empty properties?? And if it does, why are there no plans to develop the infrastructure to support such large growth? A Primary School is all well and good, but what about the High School? The Hospital? Shops and other Healthcare such as Doctors and Dentists? Public Transport links? As we have already established, the High School is not being developed. The Hospital is smaller and less effective now than it was when Tiverton was a smaller town.

The houses on Fairway nearer the Golf Club have restrictions on their Roof height. (Indeed, when The Golf Club applied for permission to extend, they were confined to the same restriction, and could only build a single storey extension as we understand it.) If a new development is to be built in the fields behind Fairway, will they be designed to be 'in keeping' with the existing properties, therefore Bungalows?

Lastly, how tragic to see the loss of all the green fields and hedgerows? Let alone the loss of all the prime agricultural land, apparently something the Government does not want to loose. Should we not be looking for poorer quality land to build on?

We are truly opposed to this development.

Yours sincerely

Michele & Simon Budden