



WILLAND PARISH COUNCIL

Clerk to Parish Council Mrs T Leaman, 11 Lower Town,
Sampford Peverell, Tiverton, Devon, EX16 7BJ

Email: ..

Ms Liz Pickering
Principal Forward Planning Officer
Mid Devon District Council
Planning Services Development Control
Phoenix House
Phoenix Lane
Tiverton
Devon
EX16 6PP



23rd May 2013

Dear Ms Pickering

Tiverton East Urban Extension – Initial Consultation

Willand Parish Council is not directly affected by these proposals but the following general comments may be of assistance to those giving the proposals further consideration:

1. Willand residents regularly use the route to Tiverton via Halberton, Post Hill and Blundell's Road. We would not wish to see any significant alteration to that route which would affect the ease or time of travel on that route or any great diversion of the bus route.
2. The loss of any good agricultural land is a concern as this could affect capacity for future food production.
3. The option which provides a CENTRE for the development where facilities such as shops, focal point hall and primary school etc are to be commended and it is hoped that planners strictly and robustly retain these facilities to give a focal point and heart to the area. We say this with real conviction as in our Parish original plans provided for a centre and supporting infrastructure. This was allowed to be diminished to a degree that houses were built on what should have been shops, medical facilities etc and extra houses were provided to the extent that what facilities we do have are no longer 'fit for purpose' and the village has no identifiable centre. We are now faced with a pre – school and primary school that cannot cope with the current influx of children.
4. As our parishioners use the Great Western Canal for recreation we would urge the retention of a suitable 'margin' between the canal and development and ensure that wildlife pathways are retained through the development to allow and encourage the movement of wildlife which use the canal area and enhance its diversity.
5. We would not wish to comment on the 10 questions posed in the Masterplanning; Options Report as these are more appropriately dealt with by those more directly affected at this stage.