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Ack

From: Antony Brunt
Sent: 29 September 2015 23:32
To: DPD
Subject: NorthWest Cullompton MasterPlan - Submissions



Dear Members of the Forward Planning Committee

I refer to the Masterplan and proposed amendments thereto for NorthWest Cullompton.

I notice that in the current proposals there is no provision for self-build properties. The whole scheme has been conceived by major land developers affording little opportunity for local builders and small scale local developers to become involved.

It is essential for the future of the town that local tradespeople involved in building and property development are given the opportunity to work locally either in small scale developments or (as has been successfully demonstrated in Pinhoe and Sidmouth and elsewhere) by banding together to form self-build syndicates.

The support for self-build housing is encouraged by Central Government and this Masterplan should seek to follow this policy by allocating the land marked in "other ownership" fronting Tiverton Road on the extreme western end of the allocated site for this purpose.

The land in question is zoned for "mixed use" and would therefor be ideal for local businessmen (typically those interested in self-build) who want a home/office, a use that may not be conducive to the stereotyped housing to be built elsewhere. Cullompton needs these local small businesses to support the local economy and the employment prospects in the years ahead.

I also note that provision has been made for a new school yet (apart from the school playing fields) the proposals provide very little "green infrastructure" between the school and the current town centre - surely this should be the area where the green infrastructure of the allocated land is sited. It would be in the centre of the whole development, would provide a future proof opportunity for school expansion should this become necessary and provide a better environment for our children.

Yours sincerely

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