

Sandra Hutchings

From: TeresaPhillips <
Sent: 19 March 2014 21:35
To: DPD
Subject: Local Plan Review Consultations. Shillingford



Dear sirs

I am writing to you to object to the proposal for planning of new dwellings off Bowdens Lane Shillingford under the Mid Devon Local plan Review.

Although I appreciate the pressures upon the Council under the National Planning Policy Framework to boost the supply of housing, (and of course the pressure to supply affordable housing), the reasons I consider the Council should not opt for the inclusion of Bowdens Lane Shillingford are as follows:

- . The lane itself is too narrow which would cause congestion right along the length of Bowdens lane, traffic could then build up in the main road. This could compromise highways safety.
- . This development would increase the traffic using the lane and surrounding roads through the village which would in turn increase noise and road safety issues through the village.
- . The proposals for the additional Homes would increase the size of the village to such an extent that will change the character of the village.
- . As a village with no facilities such as shops, post office or public houses, the increased population would have to travel outside the village to obtain employment, shopping and schooling, possibly out of the Devon County.
- . The nearest school is Bampton which is currently oversubscribed so travel would be needed to either Dulverton or Wiveliscombe which are both outside the Devon County or Bolham over 8 miles away. This would again increase the need for school transport requirements and/or using vehicles.
- . The Doctors surgery in Bampton is the only available nearby surgery and this would increase the problems to arrange appointments due to becoming oversubscribed.
- . The surface water already collects at the bottom of the field where the proposed site is and the adjoining field behind Sawyers Mill and Banfields will be compromised more with the run off from the site.
- . The existing sewerage network would not be able to cope with the extra load and the Shillingford water treatment works is already in need of upgrading.
- . It would effect our privacy and risk of being overlooked and could change the incoming light and overshadow neighbouring properties.
- . The risks for safety when walking through the village would increase because of the increase in passing traffic in and out of the village.

There are no employment options in the village. Again meaning travel outside the village will be required.

- . The hedges, trees and woodland offer wildlife a natural habitat and having seen bats and birds flying around regularly, this could impact on their survival of species.

- . The bus services into the village would not sustain demand for the increase in population.
- . Parking in Bampton would become difficult as there isn't enough road space now.
- . The countryside appearance would change and this development would be intrusive of this.
- . The increase of traffic accidents and hazards to pedestrians a would increase.

- . The noise for existing houses would compromise a peaceful area which is why most of the people already living in the village chose to live here.

- . The electric pylons that are spread across these fields would be very close to any development.

Having lived in a built up area before we chose to move to this village to enjoy a quieter pace of life and be part of the small village community. My concerns would be that the current village style of community would change.

I hope you will consider my objections and comments to object to these proposals.

Yours Faithfully

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