

1A, Drakes Meadow

Cheriton Fitzpaine

Crediton

EX17 4HU



Tele: 01363 866 743

Thursday, 20th March, 2014

Mid Devon District Council(MDCC) Local Plan Review

Dear Sir/Madam,

As a resident of Cheriton Fitzpaine the Parish Council has informed me about potential/possible developments arising from the above review.

In particular my attention has been drawn to 4 sites within Cheriton Fitzpaine which have been identified as possible locations for new residential housing.

Three of the sites, (numbered 2-4 on the enclosed plan provided by the Parish Council) are adjacent to White Cross and in close proximity to the village school. I have no comments regarding these sites.

I do, however, wish to comment on the remaining site labelled 'Glebe', (numbered 1 on the plan) and which lies south of the village adjacent to the Burial Ground.

I would be **opposed** to proposals to develop this site for any kind of building. There are a number of reasons:

1.) **Valuable community asset**. Cheriton Fitzpaine, despite its rural location is short of open spaces accessible to the public. I realise that the 'Glebe' is not a *public* open space but the farmer who normally uses the land is very tolerant of its use as such. In consequence the area is frequented by adults and children for general activities – particularly exercising dogs of which there are many in the village. There is a dearth of local 'off road' walking areas here – we are not well endowed with footpaths – and the loss of the 'Glebe' to housing would be the loss of the one readily accessible open space available to people with dogs. Having had two dogs whilst living here I know how valuable this area is.

2.) The site is close to the 'Burial Ground'. This is a quiet spot, beloved by many for its peace and tranquillity – it would be desirable for this quiet corner to be preserved as a slightly remote, separate location – not abutting the confines of the built up area.

3.) The field adjacent to the 'Glebe' is sometimes used for grazing beef cattle and sheep - this will no doubt continue to be the case. The loss of access via the Glebe would entail farm animals passing either through the centre of the village or on a long detour up Rectory Hill/Wordland Cross. Not impossible of course but not desirable.

4.) The 'Glebe' is, quite simply, a rather beautiful place – a lovely place to go and simply stand and look out over our village. It currently contains, both on its borders and within its centre, some beautiful specimen trees – oaks, ash and chestnut – these are worth preserving. It is a delightful area which is available to all and used by many. There is no equivalent replacement area within the village boundary or nearby. It would be a real deprivation to lose it.

Yours faithfully

Trevor Ward OBE

cc Parish Council

