

Sandra Hutchings

Ask

From:
Sent: 22 March 2014 16:40
To: DPD
Subject: Local Plan Review

For the attention please of Liz Pickering.

Highmead
Church Lane
Cheriton Bishop
Exeter
Devon
EX6 6HY



I attended the Local Plan Review at Lapford Village Hall on 19th February 2014. I also attended my last Parish Council Meeting just over a week ago when, among other things, the Local Plan and possible future housing was discussed in outline.

I understand that Moor Park which abuts the C.30 (falls in Teignbridge District Council), is likely to have planning consent for 17 low cost starter homes and if this is the case I consider that that site is ideal as it will not cause any traffic congestion because access will be directly on to the C.30. I believe that this housing is likely to satisfy the present need for low cost housing for the village for quite sometime. Certainly it will be a useful barometer. This site , even though it falls outside your boundary is actually an integral part of the village hub , being close to the pub, shop/post office and village hall/doctors surgery. These service units are just over the other side of the C.30.

I note that a comment was made, at the parish meeting, that some 185 units of housing or thereabouts were suggested in the Cheriton Bishop part of the suggested Mid Devon plan. I must admit, for the life of me, that I cannot see the need, or or demand for such housing. I consider that it would create a substantial imbalance for the village structure.

I am not against sensible development, but consider the adjacent Moor Park development should be useful in helping to set the numbers ,if required of housing for the next few years, particularly in the area of starter homes.

I would like to place on record my strong objection to any development that had access/egress directly onto both Church Lane and the Yeoford Road. Both Church Lane and the Yeoford Road are narrow and have very poor access onto the C.30. Church Lane carries at times traffic to and from the school, plus a walking bus in addition to normal road use. The top section of Church Lane, in my opinion is an accident waiting to happen, because vehicles are constantly parking there so that you are forced to use the wrong side of the lane when exiting or entering this junction. Further traffic, because of development exiting onto Church Lane, would be ill conceived and give rise to certain accidents. The same applies to the Yeoford Road junction, the visibility splay onto the C.30 is non existent and bearing in mind the present traffic volume, to increase it by virtue of development access onto that road would be disastrous. The surgery and village hall are very close to the junction and it is already dangerous, particularly for pedestrians who often go from the surgery/village hall to the shop/post office.

I should be most grateful if you would place my comments on record with your paperwork relating to any proposed development under the new Local Plan Review.

May I trouble you to just acknowledge receipt of this email at sometime in the near future.

Yours faithfully

Christopher Ian Swingler FPC Solicitor retired

CHRIS SWINGLER