

Sandra Hutchings

Ack

**From:** ann nixon  
**Sent:** 21 March 2014 16:52  
**To:** DPD  
**Subject:** Cheriton Fitzpaine Local Plan Public Consultation



Dear Sirs

As you have asked for public comments on the Local Plan Review I would like to make the following points with regard to possible development of sites in Cheriton Fitzpaine.

- Cheriton Fitzpaine does have some housing need in the future which I believe should include a mixture in size and affordability, with consideration given to young families with connections to the village.
- The number of new properties built should be small as the infrastructure will not support large development; the roads are very narrow with single width in many places; the school would need to be extended if many new families moved to the village; public transport is very poor; there is almost no employment in the immediate area; the shop/Post Office is not viable and may close in the near future; utilities (water, sewage etc) are apparently at capacity.
- Of the sites made available I would suggest number 4 on the Policies Map (Landboat Farm) would seem most suitable as it sits between two existing areas of houses so would provide a natural link between White Cross and Cheriton. It has the potential for additional development in the future if more houses are needed after an initial small development is planned now. It would, visually, have the least impact on the rest of the village, and cause the least disruption to neighbouring properties.
- Plot 1 (Glebe) is wholly unsuitable for development as it is on a very steep hill, has valuable mature trees, would have huge visual impact as it changes the natural shape of the village, and is used regularly by many local people for recreation.
- Plot 2 (land adjacent to new Primary School) is a reasonably easy site to develop but would have a huge visual impact for residents on the opposite side of the road.
- Plot 3 (Barnshill Close) would, it has been suggested, accommodate 12 new properties, but should more houses be required then a second site would need to be sought; it would be more cost effective for a builder to extend a single site rather than two separate ones. The land is on a higher level than all surrounding properties. Also the access road to the site would cross the only footpath to the primary school with the additional risk to children walking to school; they already have to negotiate Barnshill Close, the entrance to the school carpark and the school entrance when walking from the village.

I hope my comments will be of help.

Mrs Ann Nixon

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