

Northwest Cullompton Urban Extension Stage 1 Consultation

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**COMPLETE**

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PAGE 1

Q1: The masterplan will need to take account of and enhance natural/environmental features of the site and its surroundings. Are there existing environmental features you would particularly like to be protected or enhanced?

Trees and hedgerows particularly along Goblin Lane should be protected.
Pedestrian, cycle and horse access provided along the lane as the westerly requires walking on the busy Tiverton Road with no footpath.

Q2: Planning policy allocates the site for 1100 dwellings and employment. Due to site constraints, this cannot be achieved. Only 700 houses are likely to be provided on the allocated site. It is unlikely that this will be enough to pay for the infrastructure that would be required including the new road, primary school and other community facilities. Should the boundaries between the green infrastructure and housing land be amended in order to increase the amount of housing to compensate for this and pay for these facilities?

Minimum housing until access and infrastructure is provided and proved to be adequate.

PAGE 2

Q3: The development will increase traffic. How should this be dealt with and where should the proposed road connect into Tiverton Road and Willand Road?

Wherever the road is planned it should be in place before the developments are allowed.
The latest New-Builds on the West show a complete disregard for access, through traffic and any provision for pedestrians or cycles. Parking provision is woeful and public transport has not been amended to suit. i.e the nearest bus stop on returning from Exeter (one an hour) is unusable, having to alight into the hedge, no footpath and roadside parking being allowed causing traffic problems.

Q4: The residential element will provide a range of housing types and affordability. What types of housing would you like to see?

Private houses with adequate designated parking. 1 or 2 parking space for 3/4 bed homes is useless particularly if no comunal parking is provided.

PAGE 3

Northwest Cullompton Urban Extension Stage 1 Consultation

Q5: The urban extension proposes employment floorspace. What types of employment should this include and where should it be located?

Light industry where no heavy lorries are required and noise levels are at a minimum.

Q6: Where should the new primary school be located?

Anywhere you can provide good safe access for pedestrians /cycles and adequate short stay car parking.

PAGE 4

Q7: The masterplan will provide major areas of green and recreational space. What should this include? Where should new sports pitches be located?

Again the pedestrian/cycle routes and parking should determine this.

Q8: The policy proposes a new community centre and youth facilities. What new community facilities are needed? Where should they be located?

Near town centre and not adjacent to homes.

PAGE 5

Q9: Please comment on the two emerging development options. Of the two options put forward, do you have a preference?

no

Q10: Overall, do you agree with the proposed scope and content of the proposed masterplan document?

Not enough information on access, parking, footpath, cycle routes and traffic management.

There could be 3000 + extra vehicles doing short journeys within the town area . This problem was not addressed in recent developments, if it was addressed it does not work !!!!!!!!

The over-riding concern of this development is traffic management designed to make Cullompton a pleasant place to live, work and use.

PAGE 6

Q11: Do you have any other comments to make on the proposed masterplan document?

Prioritize access routes for pedestrians/cycles. Show these are planned before asking if we like the plan !

Install traffic calming measures particularly on Tiverton Road, and provide crossing points (or footpaths.)

Restrict roadside parking on through routes.

Put in user friendly signage and police it. (parking on double yellow lines by Barclays, Ignoring the no right turn into main street, tell Tiverton Road users where M5 is)

Northwest Cullompton Urban Extension Stage 1 Consultation

Q12: Are you

c) A member of the public

Q13: Members of the public only – do you live

b) Elsewhere in Cullompton

PAGE 7

Q14: NOTE: RESPONSES CANNOT BE REGISTERED WITHOUT A NAME AND ADDRESSName

Diana Rawlings

Q15: Please provide your postal address

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22

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