

Parkers East  
Gittisham  
Honiton  
Devon  
EX14 3AS  
Tel: 01404 850 922

Ross Sutherland  
Planning Policy Officer  
East Devon District Council  
Knowle  
Sidmouth  
EX10 8HL

Mon, Feb 20, 2012

Dear Mr Sutherland

**Consultation on the emerging East Devon Local Plan 2006 to 2026**

Thank you for your letter of 1<sup>st</sup> December and the enclosed Draft Consultation Plan.

My council has responded to previous requests in earlier consultations during the process of producing the 2006-2026 Local Plan. Our responses have been informed by our own local Parish Plan, published to EDDC in 2011. This plan was itself informed by a thorough consultation exercise within the parish and our responses to the predecessor draft plans, and our parish plan itself, has had the endorsement of a well attended meeting and subsequent parish council discussion.

Throughout this lengthy process our position has been consistent: we, as a parish, are opposed to development within our parish on the land adjacent to the Heathfield industrial and residential estates, to the west of Hayne Lane.

We have read the consultation plan carefully and can find no reason to withdraw our objections, which we would like to stand.

On the housing:

We accept that the specific identification of housing land has been withdrawn, but we note that this withdrawal is conditional on alternative sites emerging. We contend that, during the lifetime of the plan, 300 dwellings will occur within Honiton Town boundaries without the need to identify strategic

sites. This is a not an unrealistic target and such an approach would accord with the EDDC priority expressed in paragraph 3.7 of the consultation plan. With regard to the employment land:

Our reasons for opposing this have been rehearsed in earlier consultations. In the report by Roger Tym and Partners, commissioned by EDDC, at most 5 hectares were deemed to be sufficient to meet Honiton's needs. Devon County Council also opposed the provision of 15 hectares. Guidelines on the ratio of the provision of housing to employment land would also indicate a much lower provision. The only argument advanced in the consultation for 15 hectares is the opinion of the agents for the landowner that such a volume of land needs to be developed to enable the developer to contribute to necessary improvement at the Turks Head junction. This opinion is cited with no supporting evidence.

In our view, the necessary changes at Turks Head are not material to the discussion of this employment land. Improvements, which should be supported in part by the Lidl and Aldi stores development, are needed now. They will be even more important if EDDC moves to Honiton in 2015 (as is their policy). The Turks Head junction will have to be improved before a penny from the new employment land becomes available.

We therefore object to this proposal.

David Fallows (Chair Gittisham Parish Council)