

## **James Brown**

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**From:** Parish, Sally [REDACTED]  
**Sent:** 20 January 2022 14:19  
**To:** Matthew Dickins; Plan Cranbrook - DPD consultation  
**Cc:** Garnier, Chrystèle  
**Subject:** Cranbrook Plan - Proposed Main Modification consultation - National Highways Response

Dear Cranbrook Planning Team,

Thank you for consulting National Highways on proposed Main Modifications to the recently examined Cranbrook Plan.

No modifications to the quantum of development and its general distribution to that set out in the submission version Plan are proposed. National Highways has previously confirmed that up to 7,750 units can be accommodated in the Cranbrook Plan area subject to previously conditioned infrastructure improvements on the local highway network including Moor Lane roundabout and the Tithebarn Link Road, in addition to the implementation of sustainable transport measures to encourage modal shift. Our previous assessments have determined that based on the above quantum of development M5 Junction 29 will be operating over capacity by 2030 and beyond 2030 improvements at M5 J29 are likely to be required which would be identified through the Local Plan review.

MM9 'CB6 Cranbrook Infrastructure Delivery' sets out that '*Residential development proposals on non-allocated sites within the Cranbrook Plan Area and those on allocated sites but which seek to deliver excess housing numbers shall make proportionate contributions to on and/or off site infrastructure in and around the town to mitigate for the increased occupation associated with the development*'. Should any development be proposed which exceeds the quantum already set out in the Cranbrook Plan, such development will be required to undertake an assessment of its impact on the operation of the strategic road network, which as above is already forecast to be operating over capacity by 2030 based on a quantum of 7,750 dwellings. Should such assessment identify that this additional development cannot be safely accommodated then it will be required to mitigate its impact to ensure it will not result in an unacceptable impact on highway safety.

We note the proposed modifications to strengthen the commitment to the provision and enhancement of sustainable transport options. We welcome the requirement under MM25 'Travel Plan' for *all* residential and employment developments to produce a Travel Plan for all occupiers/users which in the latter case will be subject to annual review. As set out in our consultation response dated 20 January 2020, the implementation of travel plans are critical to achieve the previously agreed modal shift targets required to ensure that the transport impact of development at Cranbrook will not result in an adverse impact on the safe operation of the strategic road network.

I trust the above is of use,

Kind regards,

Sally

**Sally Parish, Planning Manager (Highways Development Management), Operations**  
National Highways | Ash House | Falcon Road | Sowton Ind. Estate | Exeter | EX2 7LB

**Phone:** [REDACTED]

**Web:** <http://www.nationalhighways.co.uk>

**Please note I am currently working from home and can be contacted by phone on the above mobile number**

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**From:** Matthew Dickins [mailto:MDickins@eastdevon.gov.uk]

**Sent:** 17 January 2022 15:47

**Subject:** Cranbrook Plan - Proposed Main Modification consultation

## Cranbrook Plan - Proposed Main Modification consultation

**Consultation period: 17 January 2022 to 28 February 2022 closing at 5pm**

Dear participant

We are writing to you following your previous expression of interest/involvement in the production of Planning Policy documents at East Devon and specifically the Cranbrook Plan.

We are now pleased to report that the Cranbrook Plan has reached the proposed main modification stage of plan making. This means that in conjunction with the independent Planning Inspector, Janet Wilson BA (Hons) BTP MRTPI DMS, who is examining the Plan, and following a direction from her, a schedule of changes (more formally called Proposed Main Modifications) (PMMs) has been prepared. These represent potential changes to the submitted plan and follow lengthy public examination sessions where the Inspector has heard evidence from a range of local people and organisations.

In accordance with Regulation 20 of the Planning and Compulsory Purchase Act 2004 (as amended) the identified potential changes are now subject to a formal 6 week consultation. If you would like to make any comments on the potential changes, these should be submitted on the prepared forms which are available on the Council's website. A link to the website where both the consultation documents and response forms are available, is provided below.

### Cranbrook Plan - Proposed Main Modification consultation - East Devon

The consultation documents comprise:

- a schedule of proposed main modifications (PMMs)
- a schedule of proposed modifications to the Policies Map and
- a Sustainability Appraisal

Updated/additional documents which support the plan making process have also been prepared. These comprise the following documents and can also be accessed from the above link

- A non-technical summary of the Sustainability Appraisal
- A policies map
- A full version of the Cranbrook plan incorporating the PMMs together with minor Council proposed modifications, set out as tracked changes

If you are unable to access the website, a paper copy of the above documents is available to view by prior arrangement at both the District Council Office in Honiton and the Town Council Office in Cranbrook. Please allow at least 2 clear working days' notice between your request and your preferred time to view the documents.

To arrange to view the document please email either:

[plancranbrook@eastdevon.gov.uk](mailto:plancranbrook@eastdevon.gov.uk) (to view in Honiton) or [clerk@cranbrooktowncouncil.gov.uk](mailto:clerk@cranbrooktowncouncil.gov.uk) (to view in Cranbrook).