



10<sup>th</sup> January 2023

EAST DEVON LOCAL PLAN – CONSULTATION

Dear Sir/Madam

We, the undersigned, wish to make the following comments of the East Devon Local Plan.

General

Any development in Whimble should:

Avoid exacerbating the current flood risks and traffic volumes.

Provide benefit to the local community and not simply destroy the few remaining Open Spaces in the village.

Acknowledge the character of the village.

Avoid 'fill in' of current open spaces developments.

One of the benefits of Cranbrook is the regular Bus Service that travels along London Road (old A30) but the road from Whimble to London Road (Hand & Pen) has no footpath and is not safe to walk. The Whimble Parish Council aspiration for a foot/cycle path from Woodhayes Lane to Hand & Pen would be a major benefit to the residents of both Whimble and Hand & Pen. Development in the LP\_Whm\_18 area could include foot/cycle path.

Specific Points:

The Richard Whiteway Memorial Ground LP\_Whim\_11

- A significant part of is area is flood plain
- One of the few remaining Open Spaces in the BUAB of Whimble (Open space review 2014)
- The existing sewerage system in Whimble is already at capacity - accepted in the refusal to build on land at the New Fountain Inn.
- Increased traffic through the narrow single track streets and village. There are in no pavements in most of the village and along Talaton Road and further dwellings will put residents and school children at greater risk.
- Was previously excluded for consideration for development in the 2017 Villages Plan from BUAB on criteria A1
- The land has significant historical value to the village and was designated as being of a Land of Local Landscape Importance in 1999 and under the National Policy Framework 2012 offering the same protection as green belt land.
- Loss of natural habitat, hedgerows and trees including the old oak trees. The old oak trees are thought to be the oldest in the village and should be made the subject of an urgent Tree Preservation Order.

- On the 10<sup>th</sup> September 1999 the EDDC confirmed that the *“Richard Whiteway Memorial Ground, Whimble is designated as land of local importance on the local plan. Such areas are seen to be smaller areas of significant local amenity importance which the national or countrywide designation do not cover. Permission will not be granted for development on these except for recreational uses which retain the open character of the area.”*
- Whimble Parish Council withdrew its erroneous nomination of this site for the now defunct East Devon Villages Plan in 2015 after local consultation.
- In the village survey in 2018, in response to the question “Which zones do you think would be appropriate?” 68% of respondents said No to this area being developed.
- The land and land to the north and east is DEFRA designated national wildlife sites: high spatial priority Woodland Priority Habitat and Woodland Improvement area; on the Priority Habitat (deciduous woodland and traditional orchard inventories), and a national habitat and network enhancement zone
- The Built Up Area Boundary (BUAB) of Whimble has always been designated and recognised as the boundary between Slewtun Crescent and The Richard Whiteway Memorial Ground. The land therefore sits outside of the Whimble Parish Council building line and in the last few years new builds have been refused along Talaton Road on this basis
- Whimble has an important historical heritage including orchards and a rural character that will be lost if significant development takes place.

Development by 'filling in' open spaces within the village will further destroy the village character. As Cranbrook expands still further, creeping closer to Whimble, there can be no justification for developing the few remaining green field sites within the village.

Fields off Grove Road/off Lilypond Lane LP\_Whim\_03 and LP\_Whim\_13

- increased flood risk to properties in the surrounding area
- Lack of open space in Whimble (Open space review 2014)
- Development would significantly increase traffic through the narrow main thoroughfare that also carries traffic travelling to Talaton. There are no pavements in most of the village and neither Church Road, Grove Road or Lilypond Lane are suitable for more traffic volume both being narrow single track lanes with no pavements. Further dwellings will put residents and school children at greater risk when walking.
- Village Building Boundary. The land sits outside of the Whimble Parish Council building line.

Yours Faithfully

Mrs Zena Calverley

Mr Jim Calverley

Mrs Rachel Owen

