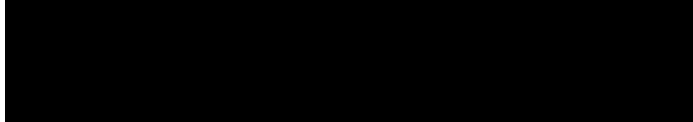


**To: East Devon District Council
Strategic Planning (Emergency Local Draft Plan comments)
Blackdown House, Border Road, Heathpark Industrial Estate,
Honiton EX14 1EJ**

From: John and Rosemary Harrison



Date: 20 December 2022

Re: Consultation concerning the site known as Honi_01

Dear staff of EDDC Strategic Planning,

We write to express our objections to the development proposal of this site, and we do this as Honitonians as much as residents of the Heathfield estate. Our home in Chestnut Way is near the northern edge of the estate, so that we are not numbered among those residents who may rightly complain that the proposed new housing, higher up the slopes, threatens to bring problems of loss of privacy.

As with our previous objections to development in 2013, our major concern is that the land in question lies within East Devon Area of Outstanding Natural Beauty, which (along with Blackdown Hills AONB) was so designated some 60 years ago, in order to protect our rural heritage from thoughtless development. The present character of the whole Honiton landscape, with the town circled by green fields rising up to wooded hilltops, would be threatened by the precedent of AONB land being developed as proposed, and rewarding views across the town from all angles could gradually be degraded.

We understand that the National Planning Policy Framework states that "Planning permission should be refused for major developments in these designated areas except in exceptional circumstances and where it can be demonstrated they are in the public interest". The present proposal for development is surely "major", and we see no "exceptional circumstances" for allowing it:- As well as being AONB land, the area in question is outside the present built-up area of Honiton. Brownfield sites, sites at lower levels, and sites elsewhere in the larger EDDC area are surely to be preferred for such developments of housing stock. This also applies when considering sites LP Gitti_05 and LP Gitti_06.

There are other strong objections to the proposed development of site Honi_01:- traffic access issues; flooding risks; the overloading of infrastructure; and insufficient school and health facilities for an increasing population. We are confident that other local residents will set these out fully enough. But we would add this objection too: that the proposed development is thoughtless about what might be the longterm consequences for people, who might move into properties so far uphill and out of town. After our previous years in Vicarages, we are well aware of how people who are pleased

enough to buy homes in such areas will, in later life, be sadly disappointed to find themselves stuck out on the edge of a sprawling town, with next to no amenities nearby and limited public transport.

As Honiton residents, as much as Heathfield residents, we ask for our objections to be considered in the planning process. We believe that in due course the application for development at site Honi_01 should be turned down entirely.

Yours faithfully,

