

[REDACTED]

---

**From:** Sigrid Stamm [REDACTED]  
**Sent:** 08 January 2023 14:15  
**To:** Planning Policy  
**Subject:** Development to North east Exmouth

**Categories:** Reg.18 consultation

Dear Sirs,

I wish to oppose the inclusion of the sites to the North East of Exmouth (Exmo\_04a, Lymp\_09, Lymp\_10 and Lymp\_14) in the local plan. These sites have no connection to existing settlements so will simply be dormitories without any infrastructure. They will encourage dependency on cars because, being much higher than the centres of either Exmouth or Lympstone, very few people will wish to walk or cycle back up the hills.

Development of these sites would also increase the risk of flooding. Water streams off Woodbury Common after heavy rain and can be seen running down Wotton Lane and although the fields absorb much of this, they become saturated and they can be boggy for days after rain. We can hear the water running through the land drains we have had to install on our property. The existing drainage infrastructure is already inadequate leading to the pumping of sewage effluent off the beach as seen on more than once this summer. Development of these sites would simply exacerbate this problem unnecessarily when there are alternative sites available.

I understand that the statistics upon which the "housing need" is calculated have already been challenged as being out of date and that the unmet need may not be as great as alleged. In any event, any such Exmouth (as opposed to East Devon) need will not be met by future developments such as Goodmores (where the cheapest property currently on offer is at the price of £350,000) as I understand that the proportion of affordable units has been gradually reduced so far as to be negligible. Nor will it be met by retirement flats rather than family homes. Such housing need as is established can be met via new and brownfield sites closer to the town centre - Exmouth has a big disadvantage as against other possible sites, namely that it is confined by the sea and the river to a single quadrant meaning that development can only take place in one direction, further and further away from the centre and encroaching further and further into the countryside, woodland and wildlife. It seems ironic that while the Woodland Trust is establishing a new wood on Exe View Road the Council is contemplating development of these neighbouring sites. Existing infrastructure is already creaking - I understand that the Community College is already oversubscribed and unnecessary development in Exmouth will only make matters worse. Instead, energy and effort should be put into the development of a sustainable community (with appropriate affordable housing and infrastructure) north of Hill Barton.

The only people who would benefit from the development of these sites would be the landowners who would see the value of their land rocket once development was approved- everyone else would be the loser.

Yours faithfully,  
Sigrid Stamm