

**From:** shaun spratt [REDACTED]  
**Sent:** 21 November 2022 18:44  
**To:** Planning Policy  
**Subject:** Building on AONB  
**Attachments:** image0.jpeg; ATT00001.txt

**Categories:** Reg.18 consultation

Dear planners

I've received a letter outlining plans of potential to build behind Capel lane in Exmouth, I live in Capel lane and chose to do so as it's in an area of outstanding natural beauty, which I assumed could never be built on ?? I would like to hear your thoughts on this please ?

We enjoy the wildlife here, the small nature reserve with a pond behind our garden is home to an abundance of wildlife from newts to bats and owls, just the other day my son found a newt (see attached picture) and certainly come spring the bats will be out in early evening, this poses great concerns for there habitat and sustainability. What plans do you have regarding this please ?

Surely planners must realise that removing the areas like these from around our town can't be good for it, the roads are already to busy especially around McDonald's at the entrance to the retail park, but also the two roads to Exeter which ever way you want to go are heavily congested with commuters, that's before we even think about schools and doctors? Assume 1000 houses are built that's potentially a lot of people and a lot of cars, What are your plans for the infrastructure of these problems ?

It's also hard not see the volume of retirement flats being built on brown land by private firms such as McCarthy and stone, why are the council not purchasing this land and building homes to suit everyone ? Can't help but think adding more elderly people to the town is also going to put a strain on our health service, adding these to the amount of people your potential development will bring will surely bring the numbers to an unmanageable level. Again I'd like to hear your plans for this ?

I await your answers

Regards  
shaun