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**From:** Pete Hardy [REDACTED]  
**Sent:** 15 January 2023 18:00  
**To:** Planning Policy  
**Subject:** Lypstone - East Devon Local Plan - comment

**Categories:** Reg.18 consultation

Sirs,

I wish to make comment on the areas being considered for development with particular reference to Lypstone - my home village for over 40 years.

The two large areas of land on the edge of the village that have been selected as suitable for housing development - LP-GH/ED 72 and 73 - would have a detrimental effect on the community.

The village does not have the infrastructure to handle such a large increase in population, cars or schoolchildren. What is more important is, that as the owner of a cottage in the centre of the village we are constantly under threat from flooding - not from the estuary but from the run-off that finds its way into the village drains and threatens many of the old cottages, including mine.

The increased run-off from developments along the brook back into Exmouth and Lypstone Common, including the solar farm, has made the brook increasingly more dangerous, particularly at times of high tide accompanied by large rainfall.

More properties at the top of the village will only exacerbate this already delicate situation resulting in devastating floods.

Please see the village as a delicate environment that currently does not have the capability of dealing with a large development.

Peter Hardy  
[REDACTED]  
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Sent from my iPad