

Colyton Planning Objection

Dear Sir / Madam

Re: Colyton LP Coly 02a (25 homes) and Colyton LP Coly 02b (24 homes) Hillhead, Colyton, Devon

I would like to express my disappointment & frustration with discovering planning for these proposed homes on the outskirts of Colyton within the East Devon Outstanding Area of Natural Beauty!

It will cause additional polluting vehicles up narrow Hillhead / Gribble Mead / Fair View Lane / Stafford Lane / Whitwell Lane / Love Lane causing congestion issues leading to the Clay Lane & Old Sidmouth Road single track country lanes access for the proposed dwellings - High Risk for walkers and cyclists like myself and many more locals driving avoiding the busy Farming communities / regular daily couriers. The Building works vehicles would have to face many access challenges to carry out their works for the proposed planning.

The proposed new estate/s will be built high up the hill (274ft above sea level) highly visible on the skyline, an area exposed to the elements which can be viewed from a wide area of the surrounding countryside - Shute, Musbury, Rousdon area, Axmouth and Colyford.

As a resident from nearby Burnards Field Road, we already suffer from the field water flow in the wet months which is increasingly a problem with drainage to residential properties and land below. Our gardens flood / awash after each heavy downpours especially in the winter months, which seems to be extending to other seasons – my husband and I are very concerned with our Devon bank topped with our hedge boundary, consisting of clay (the same of the field 02a & 02b). It's important to highlight that many of our gardens in Burnards Field Road lay 4 / 5ft below the field as our gardens and homes have been constructed into the side of the field; most of the gardens bordering this field are the same as mine. The field side is a 1 / 2 ft below the Devon bank allowing for drainage – not been maintained for years, hence our gardens suffering high levels of flowing water every time there is heavy rainfall which flows through our land down onto Burnards Field Road pavement / road. The clay soil typically suffers from long dry drought and long wet downpours, altering the layout of our Devon bank which will be significantly affected by any field works / buildings in the field resulting with the unstable land sinking into our rear garden, may even affect our home structures suffering from subsidence risks.

Families living in the proposed estate will be living high uphill away from the local Colyton / Colyford facilities, leaving all ages & abilities the high risk to negotiate walking / cycling / driving down the narrow lanes with very few passing places, and, once at the local shops, both places have little or No parking facilities.

The local Primary schools are located within landlock areas (Colyton & Seaton) unable to increase their pupil numbers to accommodate extra local families, the feeder secondary school in Axminster would struggle too – pupils would need to either walk or use vehicles down to the congested Colyton Square in order to catch the School bus or any other bus. Colyton Grammar School is located down a single track line, again, very congested at school run times / commuting times dangerous for walkers.

Locally, the local healthcare services would be stretched to accommodate servicing an increased population which would threaten treatments required by current residents of all ages. There are few local facilities for the current residents, how will the new families be serviced? Shops, Schools, with the added problem of finding job opportunities - it would increase commuting to Exeter, Taunton or Dorchester, I know, I have been trying to find a more local job to reduce my commuting time!

It would make significant ecological impact on our local bats, wonderful to watch them regularly flying within the country wildlife I adore. We also have many rats nesting in the field boundaries, not great visitors for new homes / sewers! As a Devonian I feel it's important to house local country people who will appreciate the country life, helping them buy their homes near their family and friends, but, surely there is a more appropriate site which would lend to easier living / access to and fro their home?

Already Colyton has 3 new developments causing a real concern with Colyton's lack of infrastructure; 2 along the Coly Road (B3161) Which the developers create commuting problems during the build, 1 at the old Ceramtec Factory site located on the Sidmouth Road. Why create a precedent for More Urban sprawl when better Brownfield sites exist - areas which are better serviced with two way traffic roads - areas outside the Area of Outstanding Natural Beauty?

Yours sincerely

Alison Oliphant & Kevin Oliphant

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