



## Summary of Public Consultation Regarding Possible Development Sites in Lymestone Parish

Sites for development have been identified and colour coded in a preferred order by EDDC. On a map provided by EDDC these sites were displayed and Lymestone Parish Council (LPC) annotated each site with advantages/disadvantages. The public were asked for their comments/feedback/views/suggestions so LPC could make a considered response to EDDC.

Sixty-two members of the public submitted responses. They overwhelmingly expressed similar general points regarding the proposed development sites:

- Most important that Lymestone remains a 'village'
- Green wedges that prevent coalescence be preserved
- Green wedge sites should not be considered
- Unsuitable access to proposed sites
- Existing infrastructure particularly roads, drainage, sewage is already at/over capacity. Flooding a concern.
- Any necessary future development must be affordable housing and ideally some bungalows
- Retention of agricultural land for essential food production
- Wildlife must be considered
- Provision of sports facilities, car parking, footpaths, cycle ways were high priorities
- Preferred proposed development was a new village with employment opportunities and new infrastructure to the north.
- All development sites apart from the new village had an approximate 3:1 opposition.
- Courtlands Garage site received a narrow approval for a small development, despite a PIP appeal for this site being refused by EDDC and the Planning Inspectorate.

All replies and comments are collated and included in an attached Appendix A

Appendix B table shows the proposed sites with Yes/No responses minus the comments and suggestions. All calculations are rounded to the nearest whole percent.

### Conclusions:

A majority of residents who attended the consultation did not support any proposed site within the Parish for development.

The importance of retaining our 'village' in size and relative population that remains un-joined to other areas preserving the green wedges is paramount. Green wedges, infrastructure, roads, traffic and loss of agricultural land are all cited as reasons why

there should not be any large developments. Any approved development is likely to require compromises on some/all of these factors.

The Lympstone Neighbourhood Plan 2015 -2026 support these findings

- **Objective 2** the community will retain its rural identity and resist coalescence with Exmouth.
- **Objective 3** new housing will, first and foremost be required to meet the needs of the parish community
- **Objective 4** Density and scale to retain the community identity developments must respect the character of the existing housing grain (Policy 5 to reflect the character of Lympstone smaller scale developments of fewer than 10 dwellings would be preferred)
- **Community Action 4** Rural land use keep agricultural land available for future food and energy production. Maintain green open spaces as a priority to maintain the value of the landscape
- **Community Action 14** The 'Village Nature' of Lympstone will be maintained
- **Community Action 17 Leisure.** People in the Parish will benefit from a wide range of leisure activities – Provision of a new football/cricket field with attendant facilities
- **Community Action 18 School and Preschool.** The Parish will be well served by primary and preschool provision. All children within the Lympstone school designated area where there is sufficient capacity and where additional capacity can reasonably be provided

### **Recommendations:**

- Upon publication of EDDC preferred sites the Parish Council will conduct a further public consultation both on line and physical presentation
- Work with local community groups (e.g. Primary and preschools, North Exmouth Action Group, Lympstone Football/Cricket Clubs, societies and local businesses) to ensure fullest possible response and engagement
- Monitor proposed changes to planning procedures and algorithms from central government to ensure up to date responses to new initiatives
- Work with EDDC to maintain green wedges and sustain wildlife
- Consider employing a planning consultant to challenge the imposed sites chosen by EDDC if necessary

Some development in Lympstone has to take place and the best way forward is EDDC working with LPC, EDDC, DCC Cllrs and residents to ensure concerns over maintaining green wedges, protecting agriculture and wildlife, infrastructure, provision of affordable housing, sport facilities, cycle ways and footways are addressed and included in planning proposals.