



# **Bishops Clyst Community Consultation**

**March 2015**

**Paul Weston, Community Consultant**



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## Purpose of Report

This report presents and analyses the response to the recent Neighbourhood Plan consultation carried out in the parish of Bishops Clyst.

## Introduction

Neighbourhood planning in Bishops Clyst has been in progress since the middle of 2014. The process is being 'steered' by a Steering Group of local people appointed by the Bishops Clyst Parish Council. The Group's project plan and timetable is summarised in the table below.

Bishops Clyst Neighbourhood Plan Project Plan (June 2014 version)																			
	2014							2015											
Key Stages:	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D
Getting Started		C1																	
Identify Issues & Opportunities					C2	C2													
Vision & Objectives									C3	C3									
Generate Options																			
Prepare Draft Plan																			
Consultation & Submission																	C4	C4	
Independent Examination																			
Referendum & Adoption																			
Consultation Stages: C2 – community test of opinions and interpretations <b>C3 – consult on draft vision &amp; objectives of the Neighbourhood Plan</b> C4 – consult on draft Neighbourhood Plan																			

Following a Workshop session in January 2015, the Steering Group, on 12<sup>th</sup> February 2015 approved a set of draft aims and objectives for the Neighbourhood Plan to be shared with the community for its consideration and comment.

It was agreed to carry out this consultation during the second week of March 2015.

## Consultation Stage

The purpose of the next stage in the community engagement programme (C3 on project plan above) was to:

- report back on response and conclusions from the Community Survey (C2 on project plan above)
- share a draft vision and objectives for the Bishops Clyst Neighbourhood Plan
- set out the themes and priorities for neighbourhood planning policies
- seek reaction/endorsement of the vision and objectives
- invite suggestions for specific planning policies

The Steering Group decided that the best method to do this was to hold an exhibition to display the findings and proposals and allow local people to view it together and share reaction and responses.

## Organising the Event/Exhibition

The Steering Group appointed a 'Public Consultation Task Group' to consider how and when to organise the exhibition so as to ensure the community had every opportunity to contribute.

The Task Group reported back to the Steering Group on the 12<sup>th</sup> February 2015. It was proposed that there should be an exhibition at Clyst St Mary School: 10.00 am – 4.00 pm, Saturday 7<sup>th</sup> and an evening exhibition at Sowton Village Hall: 6.00 – 9.00 pm, Tuesday 10<sup>th</sup> March.

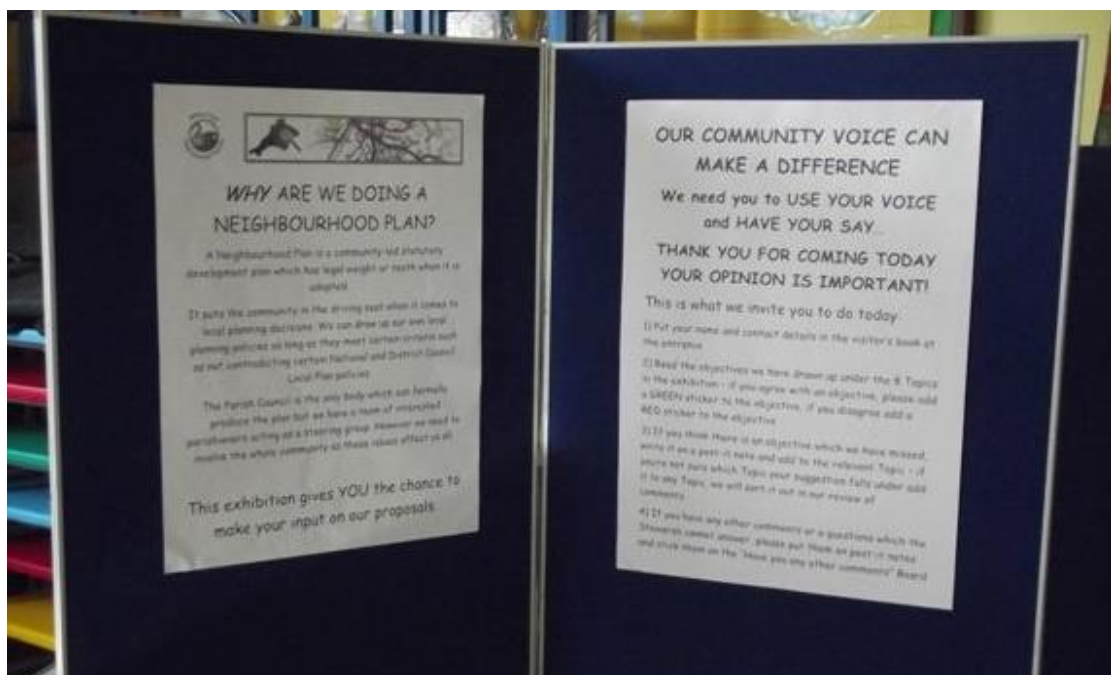
The Steering Group thought that it would be a good idea to have an additional exhibition at Cat and Fiddle. It was agreed to arrange, if possible, to hold an exhibition at the Cat and Fiddle pub: 10.00 am – 12.00 noon also on Tuesday 10<sup>th</sup> March. A list was drawn up of volunteers to support the exhibitions.

The Task Group also reported that he had been in contact with East Devon DC, and it was able to provide some stands for mounting the display sheets. It had also agreed do the computer art work and produce A1 printed sheets, if we the Steering Group supplied the basic narrative and photographs. It was agreed to use coloured sticker dots to indicate approval or disapproval of the objectives and post-it stickers for people's comments and suggestions. It was also agreed that there should be a signing in book and that additional boards could display photographs, a map of the parish, and a final board could be used for general comments.

To publicise the event an article had been prepared for the March 2015 edition of the Clyst Valley News. A poster to be put on notice boards around the Parish was also approved by the Steering Group.

## Content

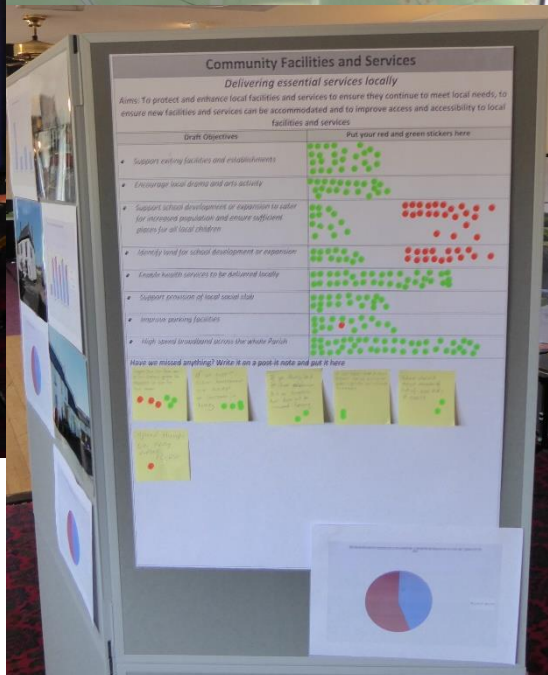
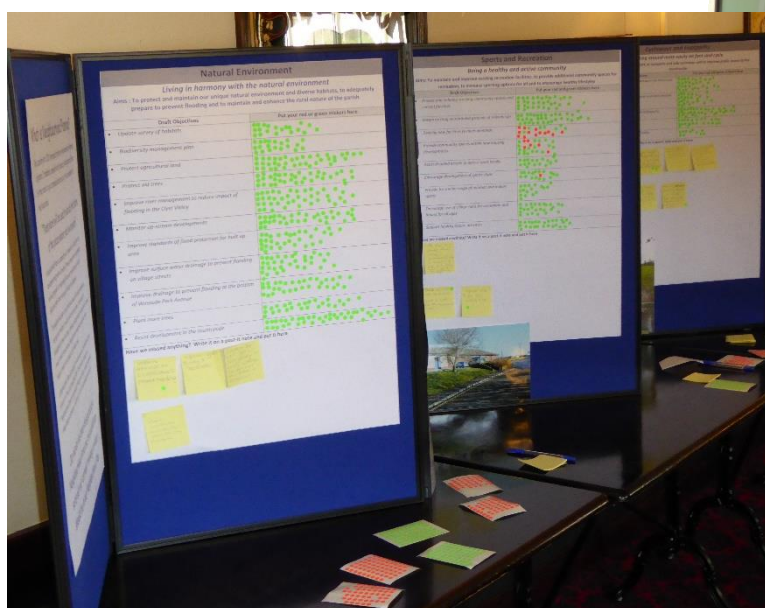
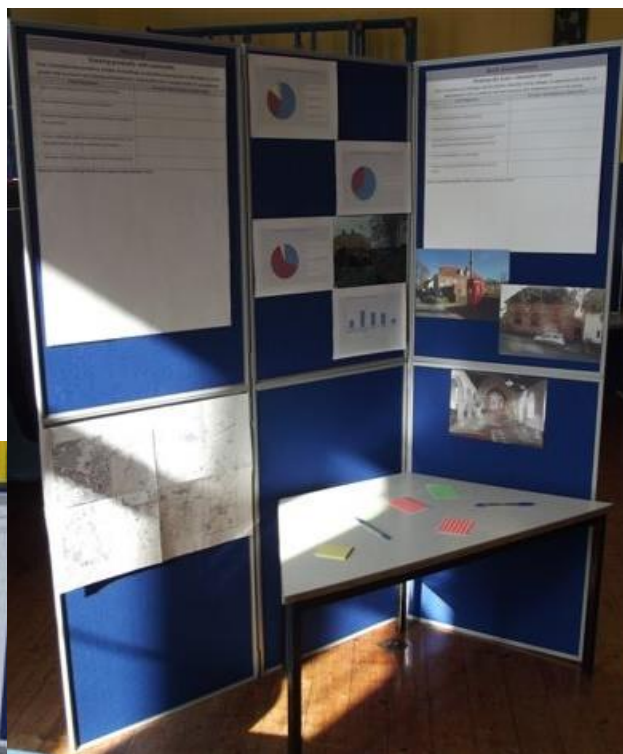
A set of exhibition boards comprising the draft aims and objectives on a theme by theme basis was the focus of the exhibition together with other boards that set the context and sought to explain what neighbourhood planning is all about.



The main panels set out the product of the Workshop in the form of 'Consultation Sheets'. The draft aims and objectives were presented on a theme by theme basis on these Consultation Sheets.

To help explain or justify the wording of the draft objectives they were accompanied by maps and photographs to illustrate an 'issue' or 'opportunity' and supported by results from the Community Survey in tabular form or pie charts.

Each Consultation Sheet had space for members of the public to express support or opposition by using the dots available. There was also space for comments to be added via the 'post-it' notes.



The Consultation Sheets offered the following draft aims and objectives for reaction and comment.

<b>Natural Environment</b>
<i><b>Living in harmony with the natural environment</b></i>
<b>Aim: To protect and maintain our unique natural environment and diverse habitats, to adequately prepare to prevent flooding and to maintain and enhance the rural nature of the parish</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• <i>Update survey of habitats</i></li> <li>• <i>Biodiversity management plan</i></li> <li>• <i>Protect agricultural land</i></li> <li>• <i>Protect old trees</i></li> <li>• <i>Improve river management to reduce impact of flooding in the Clyst Valley</i></li> <li>• <i>Monitor up-stream developments</i></li> <li>• <i>Improve standards of flood protection for built up area</i></li> <li>• <i>Improve surface water drainage to prevent flooding on village street</i></li> <li>• <i>Improve drainage to prevent flooding at the bottom of Winslade Park Avenue</i></li> <li>• <i>Plant more trees</i></li> <li>• <i>Resist development in the countryside</i></li> </ul>

<b>Built Environment</b>
<i><b>Keeping the area's character intact</b></i>
<b>Aim: To protect our heritage and the historic character of our villages, to determine the limits of development and to reinforce the links between the settlement areas in the Parish</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• <i>Protect historic buildings and character of villages</i></li> <li>• <i>Prevent inappropriate development</i></li> <li>• <i>Influence planning and design of new developments</i></li> <li>• <i>Identify areas suitable for development and limit development to designated development land</i></li> <li>• <i>Ensure development is sustainable</i></li> <li>• <i>Improve synergy between different parts of the Parish</i></li> </ul>

<b>Housing</b>
<i><b>Growing gradually and sustainably</b></i>
<b>Aim: Controlled slow growth in number of dwellings, to prioritise housing that is affordable to local people and to ensure new housing development is sustainable and in keeping with its surroundings</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• <i>Agree a short and long-term housing strategy</i></li> <li>• <i>Encourage community housing initiatives</i></li> <li>• <i>Provide design guidance and sustainability standards for developers</i></li> <li>• <i>Ensure adequate off-street parking provision for new development by setting minimum standards</i></li> <li>• <i>Consider need for garden space with new properties</i></li> </ul>

<b>Community Facilities and Services</b>
<i><b>Delivering essential services locally</b></i>
<b>Aim: To protect and enhance local facilities and services to ensure they continue to meet local needs, to ensure new facilities and services can be accommodated and to improve access and accessibility to local facilities and services</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• <i>Support exiting facilities and establishments</i></li> <li>• <i>Encourage local drama and arts activity</i></li> <li>• <i>Support school development or expansion to cater for increased population and ensure sufficient places for all local children</i></li> <li>• <i>Identify land for school development or expansion</i></li> <li>• <i>Enable health services to be delivered locally</i></li> <li>• <i>Support provision of local social club</i></li> <li>• <i>Improve parking facilities</i></li> <li>• <i>High speed broadband across the whole Parish</i></li> </ul>

<b>Business and Jobs</b>
<i><b>Helping local businesses to thrive</b></i>
<b>Aim: To support existing businesses including farming, to protect existing business and commercial sites and premises and to restrict new business development to suitable locations and sites</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• <i>Encourage formation of local business forum</i></li> <li>• <i>Support diversification of farm building where necessary for survival of existing farm business</i></li> <li>• <i>Improve communication network to highest standard possible</i></li> <li>• <i>Resist conversion of commercial sites and premises to residential use unless it brings substantial community benefits</i></li> <li>• <i>Direct new business to existing business parks or brownfield sites</i></li> <li>• <i>Resist development on agricultural land</i></li> </ul>

<b>Traffic and Parking</b>
<i><b>Considerably reducing the impact of the private motor vehicle</b></i>
<b>Aim: To improve public and community transport links and services, to improve parking in the parish for local people, to improve traffic flows in the parish and to improve road safety</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• <i>Public transport links to Topsham</i></li> <li>• <i>Local bus stop on 58 route</i></li> <li>• <i>Promote community transport initiatives</i></li> <li>• <i>Provide more off-street parking</i></li> <li>• <i>Explore resident parking scheme</i></li> <li>• <i>Investigate use of traffic lights at A376/A3052 roundabout</i></li> <li>• <i>Investigate one-way system in village and associate traffic management</i></li> <li>• <i>Reduce 'rat-running'</i></li> <li>• <i>Review speed limits on major roads</i></li> <li>• <i>Improve pedestrian crossings on major roads</i></li> <li>• <i>Provide pavements in built-up area where none exist at present</i></li> <li>• <i>Provide a safety barrier at White Lodge</i></li> <li>• <i>Widen the pavement between Cat &amp; Fiddle and the village to mobility standard</i></li> </ul>

<b>Cycleways and Footpaths</b>
<i><b>Getting around more easily on foot and cycle</b></i>
<b>Aim: To increase network of footpaths and safe cycleways and to improve public access to the countryside</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• <i>Create traffic free linkages between the Parish and nearby settlements</i></li> <li>• <i>Link local cycleways to national area and national network</i></li> <li>• <i>Improve and maintain existing footpaths</i></li> <li>• <i>create new footpaths</i></li> <li>• <i>Improve signage and accessibility</i></li> </ul>

<b>Sports and Recreation</b>
<i><b>Being a healthy and active community</b></i>
<b>Aim: To maintain and improve existing recreation facilities, to provide additional community spaces for recreation, to increase sporting options for all and to encourage healthy lifestyles</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• <i>Protect and enhance existing community spaces and current facilities</i></li> <li>• <i>Retain existing recreational grounds at Friends Life</i></li> <li>• <i>Develop new facilities to meet demands</i></li> <li>• <i>Provide community spaces within new housing developments</i></li> <li>• <i>Assist disabled people to access sport locally</i></li> <li>• <i>Encourage development of sports clubs</i></li> <li>• <i>Provide for a wide range of outdoor and indoor sports</i></li> <li>• <i>Encourage use of village halls for recreation and fitness for all ages</i></li> <li>• <i>Support healthy leisure activities</i></li> </ul>

## Attendance

Attendance at the Exhibition was as follows:

Saturday 7 <sup>th</sup> March 2015	Clyst St Mary School	10:00 – 16:00	56
Tuesday 10 <sup>th</sup> March 2015	Cat and Fiddle PH	10:00 – 12:00	21
Tuesday 10 <sup>th</sup> March 2015	Sowton Village Hall	18:00 – 21:00	30

Members of the Steering Group that were present in a supporting capacity have reported that:

*“At the exhibition in Clyst St Mary Primary School, an encouraging number of people came to have a look. They all seemed to have a genuine interest in what was being proposed and most people, if not all, used the dot stickers to indicate if they approved or not (overwhelmingly in favour). There were also several additional ideas added. The system worked well, and there were no complaints that people did not understand the proposals or what they were supposed to do with the stickers. Several people were clearly expecting the more detailed proposals to be on display that will be laid out as policies in the next stage of the plan. Most of the visitors seemed to be from Winslade estate, which probably reflects the concern there over the two development proposals adjacent to Winslade.”*

Bob Palmer

Also from Clyst St Mary Primary School:

*“..... my initial reaction was that people were interested and supportive of the exhibition and that was positive. I think we were restricted and hampered by the general lack of display boards and therefore tied into the School initially which perhaps on another occasion we could obtain better support mechanisms which would allow greater freedom.”*

Carole Trim

From the Cat and Fiddle:

*“People were generally interested and engaged and spent a long time reviewing the draft objectives. Cat & Fiddle residents were most concerned about traffic issues now that the threatened development at Cat's Copse has been refused by EDDC, although I think that the turnout at Cat and Fiddle was low compared to the other venues.”*

Rob Hatton

*“I was with Rob at the Cat and Fiddle. My view overall was that those who attended found it very informative and beneficial and appreciative.”*

Mike Norman

From Sowton:

*“We had an attendance of 29 for the NP exhibition at Sowton Village Hall on Tuesday 10 March. Apart from 3 or 4 people from Clyst St Mary, they were all from the village here; so there is a good local interest. The high attendance was probably helped by a leaflet distribution drop earlier in the day to every house in the village that my wife organised.*

*Many of the aims and objectives were not particularly relevant to Sowton residents, but plenty of red/green stickers were applied to the boards.”*

Mike Fernbank

## Response and Interpretation

Not everybody used the sticky dots or the post-its available to express their opinion. Although it is reported that most people did use the dots. The 'result' from the poll of dots is shown below. The response has been categorised as follows:

**E=Endorsed; S=Supported; R=Reviewable; O=Opposed**

### Natural Environment

Natural Environment				
Draft Objectives	E	S	R	O
<i>Update survey of habitats</i>	✓			
<i>Biodiversity management plan</i>	✓			
<i>Protect agricultural land</i>	✓			
<i>Protect old trees</i>	✓			
<i>Improve management to reduce impact of flooding in the Clyst Valley</i>	✓			
<i>Monitor up-stream developments</i>	✓			
<i>Improve standards of flood protection for built up area</i>	✓			
<i>Improve surface water drainage to prevent flooding on village street</i>	✓			
<i>Improve drainage to prevent flooding at Winslade Park Avenue</i>	✓			
<i>Plant more trees</i>	✓			
<i>Resist development in the countryside</i>	✓			

It can only be conclude that all the **Natural Environment** objectives have received resounding support from the attendees at the exhibition. None were opposed at all. The comments made of direct relevance to this particular theme were also of a supportive nature e.g. referring to the need to protect trees or managing biodiversity better.

#### **Natural Environment Comments**

*Improve drainage in Oil Mill Lane to prevent flooding*

*Improve rights of way and footpaths*

*Please do not spoil our green and lovely village do not cut any trees*

*Too late for the crown of the black poplar behind "Mill Stream" do not sabotage the rest of that area, that tree was protected so were others, ensure another survey takes place*

*Plan to deal with ragwort problem in the area*

*Resist unsustainable development rather than any development*

*Resurface Frog Lane*

*Improve standards of flood protection in a sustainable manner, protect our green area*

## Built Environment

Built Environment				
Draft Objectives	E	S	R	O
<i>Protect historic buildings and character of villages</i>	✓			
<i>Prevent inappropriate development</i>	✓			
<i>Influence planning and design of new developments</i>	✓			
<i>Identify areas suitable for development Limit development to designated development land</i>	✓			
<i>Ensure development is sustainable</i>	✓			
<i>Improve synergy between different parts of the Parish</i>		✓		

The draft objectives for the **Built Environment** received support from the attendees at the Exhibition. The draft objective relating to improved synergy between different parts of the Parish received rather less support. Many people may not think it needs improving. The lack of expressed support may also be due to some people not understanding what was meant. There was certainly no opposition to this draft objective.

The comments received that are of direct relevance to this particular theme were largely about ensuring that Clyst St Mary remains distinct and separate from nearby Exeter.

### Built Environment Comments

*Prevent us becoming an 'anytown' anywhere suburb of Exeter with copycat housing*

*Prevent Clyst St Mary being absorbed into a greater Exeter*

*Stop Clyst St Mary becoming even more a part of Exeter*

*Not to let the main road in the village become a rat run for people trying to avoid congestion on the main highway*

*Not clear what "Improve synergy between different parts of the parish"*

*Keep Sowton & CSM villages no more development needed*

## Housing

Housing				
Draft Objectives	E	S	R	O
<i>Agree a short and long-term housing strategy</i>	✓			
<i>Encourage community housing initiatives</i>				X
<i>Provide design guidance and sustainability standards for developers</i>		✓		
<i>Ensure adequate off-street parking provision for new development by setting minimum standards</i>		✓		
<i>Consider need for garden space with new properties</i>		✓		

As regards the **Housing** draft objectives here is wholesale agreement that the Parish should have a housing strategy. Most of the other draft objectives received substantial support although there was a scattering of dissent to the draft housing objectives. Only one of the draft objectives however received substantial and significant opposition. This was the objective relating to community housing initiatives. There are few clues in the comments as to why two-thirds of the responses were opposed to this objective. Some further exploration may be necessary as to why. For now it can only be concluded that there is little local interest or appetite for any form of community housing project.

The comments received that are of direct relevance to this particular theme were largely about increasing the availability of affordable housing particularly for young people from the Parish. A draft objective referring directly to this expressed need may be appropriate.

#### **Housing Comments**

*We need affordable housing for young people*  
*Prioritise affordable housing for young people*  
*Bring back council houses*  
*Limit traffic in an already overcrowded village*  
*Topsham surgery is now full with all the other housing developments that have been built around Digby, Countess Wear, Exeter, Topsham etc*  
*How will the church cope with the added house there will not be enough land for burials*  
*To hell with new developments*  
*Create the one way system by having no entry at Myrtle Cottage preventing traffic going downhill to shop, this allows 2 way traffic to use car park at Rydon Motors*  
*No development in Sowton village, we must protect our rural environment*  
*In the past design guidance has been poor, I agree with the aim but must be improvement*  
*No new development on greenfield sites*

#### Community Facilities and Services

<b>Community Facilities and Services</b>				
<b>Draft Objectives</b>	<b>E</b>	<b>S</b>	<b>R</b>	<b>O</b>
<i>Support exiting facilities and establishments</i>	✓			
<i>Encourage local drama and arts activity</i>	✓			
<i>Support school development or expansion</i>			?	
<i>Identify land for school development or expansion</i>			?	
<i>Enable health services to be delivered locally</i>	✓			
<i>Support provision of local social club</i>	✓			
<i>Improve parking facilities</i>		✓		
<i>High speed broadband across the whole Parish</i>	✓			

Two of the draft objectives for **Community Facilities and Services** received twice as much opposition than they received support. As a result they will need reviewing and amending if possible to achieve a more generally acceptable objective relating to the future development of the primary school. The comments received were mainly expressions of concern about the primary school and its relationship to growth and future development at Clyst St Mary.

#### **Community Facilities and Services Comments**

*Suggest that the field next to the football club be considered as site for new school*  
*If we support school development we accept an increase in housing*  
*If you identify land for school expansion it is an acceptance that there will be increased housing*  
*If we agree with a new school we are giving the green light for an increase in houses*  
*School should reduce number of out-of-area kids it enrolls*  
*Speed humps in Frog Lane please*

## Business and Jobs

Business and Jobs				
Draft Objectives	E	S	R	O
Encourage formation of local business forum			?	
Support diversification of farm building where necessary for survival of existing farm business		✓		
Improve communication network to highest standard possible	✓			
Resist conversion of commercial sites and premises to residential use unless it brings substantial community benefits		✓		
Direct new business to existing business parks or brownfield sites	✓			
Resist development on agricultural land	✓			

Most of the interest in **Business and Jobs**, as measured by the distribution of response dots, is in supporting exiting business operations rather than expanding local business and employment opportunities. The draft objectives all found support from the majority. The support however for a establishing a local business forum and given the business community more of a voice, seems particularly lukewarm.

### Business and Jobs Comments

*Disagree with "direct new business" – Encourage new business*

*Too late already approved on land adjacent to village hall*

## Traffic and Parking

Traffic and Parking				
Draft Objectives	E	S	R	O
Public transport links to Topsham		✓		
Local bus stop on 58 route	✓			
Promote community transport initiatives		✓		
Provide more off-street parking				
Explore resident parking scheme			?	
Investigate use of traffic lights at A376/A3052 roundabout				X
Investigate one-way system in village and traffic management		✓		
Reduce 'rat-running'				
Review speed limits on major roads	✓			
Improve pedestrian crossings on major roads			?	
Provide pavements in built-up area where none exist at present		✓		
Provide a safety barrier at White Lodge	✓			
Widen the pavement between Cat & Fiddle and the village to mobility standard	✓			

The theme and objectives relating to **Traffic and Parking** received much more of a mixed response than any other. All of the draft objectives received disagreement from somebody. Most objectives however did receive sufficient support to be regarded as acceptable going forward. Two draft objectives will need to be subject to review and amendment that is those relating to controlling/prioritising resident parking and introducing measures to further improve pedestrian crossing of the major roads. It appears that proposals to even investigate traffic light control on the main roundabout (A376/A3052) are not supported.

Investigating the viability of a one-way system in the village of Clyst St Mary received support from 80% of those that responded by the dot system. Many of the comments received related to suggestions as to how the one-way system might be made to work.

#### **Traffic and Parking Comments**

*Services to Topsham will encourage development in Clyst St Mary*

*Priority space provision for car sharing to prevent random on-street parking, park & ride sites to allow priority spaces for car sharing*

*Improve visibility for traffic turning right whilst exiting Church Lane, hedge in need of good pruning on A3052 so Sidmouth traffic can be seen easily*

*The village street would be a much safer place to cycle than main road, if made one way cyclists need to be able to be safe*

*One way down the high street no right turn off main road Exeter bound i.e. all traffic entering the village has to go round the roundabout*

*One way through village going upwards, speed restrictions and width restrictions not adhered to, I have lost 2 wing mirrors*

*One way traffic up the village street, no entry from Myrtle Cottage down, traffic for garage & car park could enter but not rat run*

*One way system going downwards exiting at bottom of village*

*No speed bumps in Winslade Park Avenue*

*I would like to see the junction altered in Sowton village so that priority is given to drive straight through to the village hall and church as the main road through*

*Clyst St Mary's village street could be 2 way for cyclists*

*No speed bumps for Winslade Park, no one way system for Winslade Park*

#### Cycleways and Footpaths

<b>Cycleways and Footpaths</b>				
<b>Draft Objectives</b>	<b>E</b>	<b>S</b>	<b>R</b>	<b>O</b>
<i>Create traffic free linkages between the Parish and nearby settlements</i>	✓			
<i>Link local cycleways to national area and national network</i>	✓			
<i>Improve and maintain existing footpaths</i>	✓			
<i>create new footpaths</i>	✓			
<i>Improve signage and accessibility</i>	✓			

It can only be conclude that all the **Cycleways and Footpaths** draft objectives have received resounding support from the attendees at the exhibition. The comments received are comprised mainly of positive and detailed suggestions of where or how footpaths and cycleways could be improved. A Cycle/footpath linking Clyst St Mary to Clyst St George, Topsham and the Exe Estuary Trail along the side of the dual carriageway received considerable support and may merit an objective in its own right.

### Cycleways and Footpaths Comments

*Cycle/footpath linking Clyst St Mary to Clyst St George, Topsham and the Exe Estuary Trail, suggest that it could go along the side of the dual carriageway*  
*Cycle track/ footpath along the Clyst valley linking up to Exe Valley track/path Improved pedestrian footpath between Winslade House and Clyst St Mary*  
*Priority cycle routes along main road Clyst St Mary to Clyst St George, Clyst St Mary to Sowton Park & Ride and Axhayes/Greendale*  
*Reduce speed limits to increase pedestrian/cyclist safety, for example Oil Mill Lane*  
*Improve access to field at bottom of village – no access for mobility impaired*  
*Provision of cycleway from Clyst St Mary to Clyst St George*  
*Upgrade footpaths to dual use path from Clyst St Mary to Sowton*  
*The footpath from Cat & Fiddle to the village needs attention before Westpoint*  
*Make road by school one-way*

### Sport and Recreation

Sports and Recreation				
Draft Objectives	E	S	R	O
<i>Protect and enhance existing community spaces and current facilities</i>	✓			
<i>Retain existing recreational grounds at Friends Life</i>	✓			
<i>Develop new facilities to meet demands</i>			?	
<i>Provide community spaces within new housing developments</i>		✓		
<i>Assist disabled people to access sport locally</i>	✓			
<i>Encourage development of sports clubs</i>	✓			
<i>Provide for a wide range of outdoor and indoor sports</i>	✓			
<i>Encourage use of village halls for recreation and fitness for all ages</i>	✓			
<i>Support healthy leisure activities</i>	✓			

Only two of the Sports and Recreation draft objectives were wholly supported. A few people objected to the proposal to provide community spaces within new housing developments, although this is almost certainly to do with objecting to new housing development rather than the provision of adequate community recreation space. This is also likely to be the reason why the draft objective to “develop new facilities to meet demands” was objected to by more people than supported it. A re-writing of the objective to clarify its meaning is probably necessary.

### Sports and Recreation Comments

*The scope in develop local sporting & recreational facilities is limited by the size of the village, need to consider a wider catchment area not local*  
*Restore Stable Club including swimming pool to public use*  
*Protect existing tennis courts in Friends Life and bring into public use*  
*Provide facilities for teenagers, village is too small for too many sports clubs*  
*Improve access to good dog walking areas*

## Next Steps

The Steering Group at its next meeting will need to consider the response from the consultation and, based on the recommendations below, agree any modifications and refinements to the Neighbourhood Plan's aims and objectives before referring them to Bishops Clyst Parish Council for adoption. The adopted aims and objectives will enable the Steering Group to develop the planning policies of the Neighbourhood Plan and other proposals for action by the Parish council or other community bodies.

## Recommendations

As a result of the response received it is recommended that the following changes are made to the draft aims and objectives.

- Blue text = new objective
- Green text = amended objective
- Red text = deleted objective
- Grey text = objective that has community support and should be adopted but is unlikely to lead to a planning policy in the Neighbourhood Plan

Natural Environment
<i>Living in harmony with the natural environment</i>
<b>Aim: To protect and maintain our unique natural environment and diverse habitats, to adequately prepare to prevent flooding and to maintain and enhance the rural nature of the parish</b>
<b>Draft Objectives</b>
• <i>Protect existing habitat areas and protect and enhance biodiversity</i>
• <i>Update survey of habitats</i>
• <i>Biodiversity management plan</i>
• <i>Protect agricultural land</i>
• <i>Protect old trees</i>
• <i>Improve river management to reduce impact of flooding in the Clyst Valley</i>
• <i>Monitor up-stream developments</i>
• <i>Improve standards of flood protection for built up area</i>
• <i>Improve surface water drainage to prevent flooding on village street</i>
• <i>Improve drainage to prevent flooding at the bottom of Winslade Park Avenue</i>
• <i>Plant more trees</i>
• <i>Resist development in the countryside</i>

Built Environment
<i>Keeping the area's character intact</i>
<b>Aim: To protect our heritage and the historic character of our villages, to determine the limits of development and to reinforce the links between the settlement areas in the Parish</b>
<b>Draft Objectives</b>
• <i>Protect historic buildings and character of villages</i>
• <i>Prevent inappropriate development</i>
• <i>Influence planning and design of new developments</i>
• <i>Identify areas suitable for development and limit development to designated development land</i>
• <i>Ensure development is sustainable</i>
• <i>Reinforce sense of local character and rural locality across the Parish</i>

<b>Housing</b>
<i><b>Growing gradually and sustainably</b></i>
<b>Aim: Controlled slow growth in number of dwellings, to prioritise housing that is affordable to local people and to ensure new housing development is sustainable and in keeping with its surroundings</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• Agree a short and long-term housing strategy</li> <li>• Ensure there is a supply of affordable housing to meet local needs</li> <li>• <del>Encourage community housing initiatives</del></li> <li>• Provide design guidance and sustainability standards for developers</li> <li>• Ensure adequate off-street parking provision for new development by setting minimum standards</li> <li>• Ensure garden space is provided commensurate with the type and size of new dwelling</li> </ul>

<b>Community Facilities and Services</b>
<i><b>Delivering essential services locally</b></i>
<b>Aim: To protect and enhance local facilities and services to ensure they continue to meet local needs, to ensure new facilities and services can be accommodated and to improve access and accessibility to local facilities and services</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• Support exiting facilities and establishments</li> <li>• Encourage local drama and arts activity</li> <li>• Ensure primary school is able to meet local demand</li> <li>• <del>Identify land for school development or expansion</del></li> <li>• Enable health services to be delivered locally</li> <li>• Support provision of a local social club</li> <li>• Improve public parking facilities in Cyst St Mary</li> <li>• Ensure high speed broadband is available across the whole Parish</li> </ul>

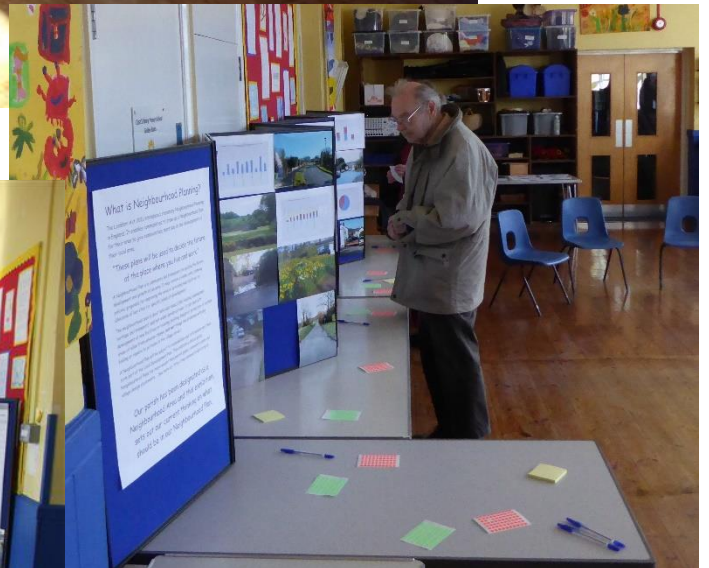
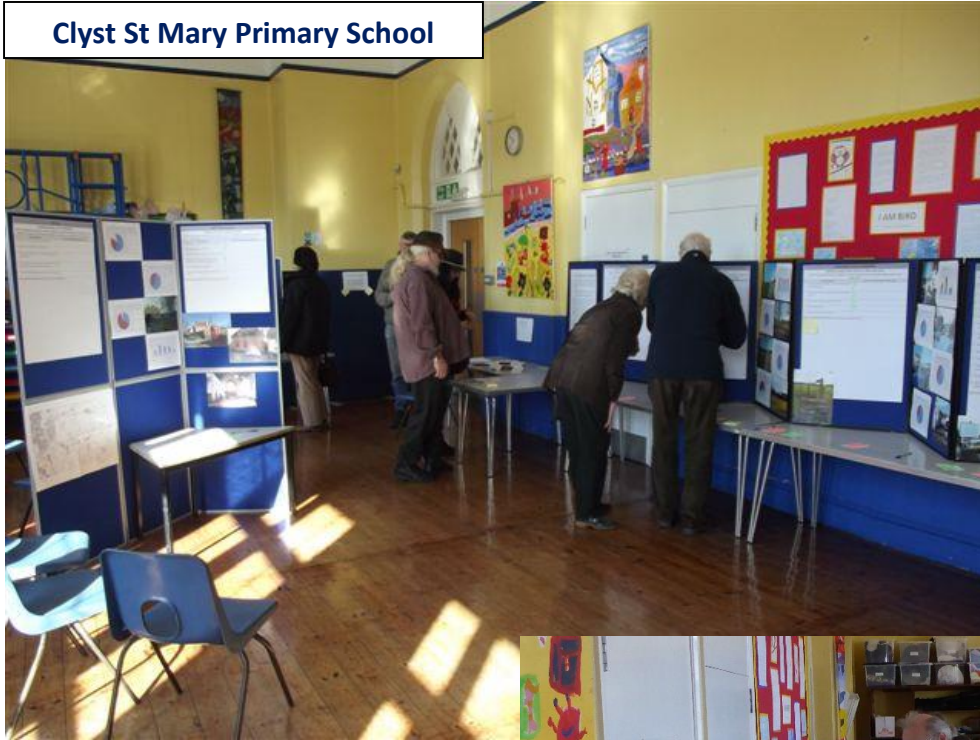
<b>Business and Jobs</b>
<i><b>Helping local businesses to thrive</b></i>
<b>Aim: To support existing businesses including farming, to protect existing business and commercial sites and premises and to restrict new business development to suitable locations and sites</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>• Encourage formation of local business forum</li> <li>• Support diversification of farm building where necessary for survival of existing farm business</li> <li>• Improve communication network and local connectivity to highest standard possible</li> <li>• Resist conversion of commercial sites and premises to residential use unless it brings substantial community benefits</li> <li>• Direct new business to existing business parks or brownfield sites</li> <li>• Resist development on agricultural land</li> </ul>

<b>Traffic and Parking</b>
<i>Considerably reducing the impact of the private motor vehicle</i>
<b>Aim: To improve public and community transport links and services, to improve parking in the parish for local people, to improve traffic flows in the parish and to improve road safety</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>Public transport links to Topsham</li> <li>Local bus stop on 58 route</li> <li>Promote community transport initiatives</li> <li>Provide more off-street parking</li> <li>Explore the need and value of a resident parking scheme in Clyst St Mary</li> <li><del>Investigate use of traffic lights at A376/A3052 roundabout</del></li> <li>Investigate one-way system in village and associate traffic management</li> <li>Support measures that help reduce 'rat-running' and have local residents' support</li> <li>Review speed limits on major roads</li> <li>Monitor pedestrian safety on major roads</li> <li>Provide pavements in built-up area where none exist at present</li> <li>Provide a safety barrier at White Lodge</li> <li>Widen the pavement between Cat &amp; Fiddle and the village to mobility standard</li> </ul>

<b>Cycleways and Footpaths</b>
<i>Getting around more easily on foot and cycle</i>
<b>Aim: To increase network of footpaths and safe cycleways and to improve public access to the countryside</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>Create traffic free linkages between the Parish and nearby settlements</li> <li>Provide a cycle/footpath linking Clyst St Mary to Clyst St George, Topsham and the Exe Estuary Trail along the side of the dual carriageway</li> <li>Link local cycleways to national area and national network</li> <li>Improve and maintain existing footpaths</li> <li>create new footpaths</li> <li>Improve signage and accessibility</li> </ul>

<b>Sports and Recreation</b>
<i>Being a healthy and active community</i>
<b>Aim: To maintain and improve existing recreation facilities, to provide additional community spaces for recreation, to increase sporting options for all and to encourage healthy lifestyles</b>
<b>Draft Objectives</b>
<ul style="list-style-type: none"> <li>Protect and enhance existing community spaces and current facilities</li> <li>Retain existing recreational grounds at Friends Life</li> <li>Ensure local facilities can meet changing demands</li> <li>Provide adequate community spaces within any new housing development</li> <li>Assist disabled people to access sport locally</li> <li>Encourage development of sports clubs</li> <li>Provide for a wide range of outdoor and indoor sports</li> <li>Encourage use of village halls for recreation and fitness for all ages</li> <li>Support healthy leisure activities</li> </ul>

Clyst St Mary Primary School



Cat & Fiddle PH

## Appendix A - Exhibition Panels & Responses

Natural Environment		
Draft Objectives	Green	Red
<i>Update survey of habitats</i>	36	
<i>Biodiversity management plan</i>	34	
<i>Protect agricultural land</i>	53	
<i>Protect old trees</i>	53	
<i>Improve river management to reduce impact of flooding in the Clyst Valley</i>	61	
<i>Monitor up-stream developments</i>	47	
<i>Improve standards of flood protection for built up area</i>	49	
<i>Improve surface water drainage to prevent flooding on village street</i>	51	
<i>Improve drainage to prevent flooding at the bottom of Winslade Park Avenue</i>	44	
<i>Plant more trees</i>	44	
<i>Resist development in the countryside</i>	65	

Built Environment		
Draft Objectives	Green	Red
<i>Protect historic buildings and character of villages</i>	55	
<i>Prevent inappropriate development</i>	55	
<i>Influence planning and design of new developments</i>	38	
<i>Identify areas suitable for development and limit development to designated development land</i>	43	
<i>Ensure development is sustainable</i>	43	
<i>Improve synergy between different parts of the Parish</i>	17	

Housing		
Draft Objectives	Green	Red
<i>Agree a short and long-term housing strategy</i>	45	
<i>Encourage community housing initiatives</i>	14	28
<i>Provide design guidance and sustainability standards for developers</i>	32	4
<i>Ensure adequate off-street parking provision for new development by setting minimum standards</i>	41	4
<i>Consider need for garden space with new properties</i>	39	2

Community Facilities and Services		
Draft Objectives	Green	Red
<i>Support exiting facilities and establishments</i>	34	
<i>Encourage local drama and arts activity</i>	25	
<i>Support school development or expansion to cater for increased population and ensure sufficient places for all local children</i>	14	29
<i>Identify land for school development or expansion</i>	13	24
<i>Enable health services to be delivered locally</i>	43	
<i>Support provision of local social club</i>	21	
<i>Improve parking facilities</i>	20	2
<i>High speed broadband across the whole Parish</i>	57	

Business and Jobs		
Draft Objectives	Green	Red
<i>Encourage formation of local business forum</i>	7	1
<i>Support diversification of farm building where necessary for survival of existing farm business</i>	25	2
<i>Improve communication network to highest standard possible</i>	40	
<i>Resist conversion of commercial sites and premises to residential use unless it brings substantial community benefits</i>	25	7
<i>Direct new business to existing business parks or brownfield sites</i>	46	
<i>Resist development on agricultural land</i>	56	

Traffic and Parking		
Draft Objectives	Green	Red
<i>Public transport links to Topsham</i>	41	7
<i>Local bus stop on 58 route</i>	30	1
<i>Promote community transport initiatives</i>	18	2
<i>Provide more off-street parking</i>	19	
<i>Explore resident parking scheme</i>	12	5
<i>Investigate use of traffic lights at A376/A3052 roundabout</i>	12	24
<i>Investigate one-way system in village and associate traffic management</i>	29	7
<i>Reduce 'rat-running'</i>	49	
<i>Review speed limits on major roads</i>	30	1
<i>Improve pedestrian crossings on major roads</i>	10	3
<i>Provide pavements in built-up area where none exist at present</i>	23	4
<i>Provide a safety barrier at White Lodge</i>	10	1
<i>Widen the pavement between Cat &amp; Fiddle and the village to mobility standard</i>	31	

Cycleways and Footpaths		
Draft Objectives	Green	Red
<i>Create traffic free linkages between the Parish and nearby settlements</i>	48	
<i>Link local cycleways to national area and national network</i>	39	
<i>Improve and maintain existing footpaths</i>	51	1
<i>create new footpaths</i>	31	1
<i>Improve signage and accessibility</i>	21	

Sports and Recreation		
Draft Objectives	Green	Red
<i>Protect and enhance existing community spaces and current facilities</i>	47	
<i>Retain existing recreational grounds at Friends Life</i>	47	
<i>Develop new facilities to meet demands</i>	14	17
<i>Provide community spaces within new housing developments</i>	30	8
<i>Assist disabled people to access sport locally</i>	27	
<i>Encourage development of sports clubs</i>	25	1
<i>Provide for a wide range of outdoor and indoor sports</i>	23	
<i>Encourage use of village halls for recreation and fitness for all ages</i>	41	
<i>Support healthy leisure activities</i>	38	



# BISHOPS CLYST NEIGHBOURHOOD PLAN EXHIBITION!

COME ALONG AND HAVE YOUR SAY  
ABOUT THE FUTURE OF THE PARISH

**Saturday 7<sup>th</sup> March at Clyst St Mary School**  
from 10.00 a.m. to 4.00 p.m.

**Tuesday 10<sup>th</sup> March at the Cat & Fiddle  
Inn from 10.00 a.m. to noon**

**Tuesday 10<sup>th</sup> March at Sowton Village Hall**  
from 6.00 p.m. to 9.00 p.m.