

## Plan Mid Devon

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**From:** Goff Welchman [REDACTED]  
**Sent:** 22 February 2022 14:31  
**To:** Plan Mid Devon  
**Subject:** New Local Plan consultation

54/12.0/Q38, Q39

Dear Sirs,

Please add my following comments to the above consultation.

The new Local Plan should seize the opportunity to right a terrible wrong, perpetrated in the current Local Plan, i.e. the designation of Tidcombe Hall and surrounding land as a contingency site for housing. That designation was a fundamental error.

The New Local Plan should include protection from housing development on the land surrounding and adjacent to Tidcombe Hall.

A stated objective of the current Neighbourhood Plan, which should become part of this New Local Plan, is to protect valued green spaces.

This area not only provides a beautiful scenic backdrop to the Grand Western Canal, our most important tourist attraction, but also provides a vital natural soak-away in times of heavy rainfall, to prevent flooding from the canal onto existing properties below it.

Furthermore, the Tidcombe area is totally unsuited to the massive increase in traffic, which any additional housing estate would bring to the area. This would not only include residents' cars, but also all the delivery trucks now responding to online shopping, which have become a permanent feature of all our lives.

I urge you to protect the Tidcombe area in your new plan.

Kind Regards,

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