

## South Hams Local Development Framework Response to Sherford Area Action Plan

To:  
Major Developments Team  
South Hams District Council

From:

Dear Sirs

I wish to make the following representation on the recently published Area Action Plan for Sherford.

I consider the DPD to be “unsound” for the following reasons:

- It is not a spatial plan or it has not properly had regard to any other relevant plans, policies and strategies relating to the area or to adjoining areas
- The strategies/policies/allocations fail to represent the most appropriate in all the circumstances, having considered the relevant alternatives, and they are not founded on a robust and credible evidence base.

My representation relates to paragraph 7.68 – 7.69 of the DPD, to Policy SNC7 and to the Proposals Map.

The change I propose is the following:

### TRANSPORTATION

1. An essential policy requirement within the Structure Plan and Core Strategy is that High Quality/High Capacity Public Transport is available from the commencement of the development.
2. The Proposals Map shows main public transport access across King George V playing fields, using Haye Road as an interim solution. This is flawed in terms of loss of playing fields, the timescale to achieve delivery and Haye Road being wholly inappropriate for high quality bus services.
3. The use of Deep Lane Junction and the A38 is not attractive as a public transport corridor. It would involve more traffic onto the A38, contrary to the stipulations of the Highways Agency.
4. The best opportunity to achieve High Quality Public Transport is to provide a direct link to the A379 between Elburton and Brixton.

URBAN FORM

5. It is inappropriate that the urban form is set on the high land adjacent to the A38. The settlement form should be re-positioned off the high land, avoiding expenditure in relocating major services and avoiding virtual coalescence between Plympton and Elburton. The wide, open corridor (traversed by the A38) should be protected.
6. The Sherford Illustrative Plan will not achieve the requirement of Policy SNC7 in failing to achieve:

*'Provision of appropriate direct road links to the A38 at Deep Lane Junction and to the A379 from the commencement of development.'*

In addition to the above, I wish to express the following concerns over the proposed development at Sherford:

I wish to be represented at the Examination by representative(s) of Plympton Community Council Action Group.

Yours faithfully

..... (Signature) ..... (Date)