



Bradninch Town Council

The Guildhall Bradninch Exeter Devon

Clerk: Mrs Annette Leathes, 18 Hele Rd, Bradninch, Devon, EX5 4QX
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19 March 2019

Mid Devon District Council
Planning Department
Phoenix House
Phoenix Lane
TIVERTON
EX16 6PP

Attn: **Tina Maryan – Planning Officer**

Dear Tina

Re: Culm Garden Village, Cullompton – Consultation

Bradninch Town Council discussed the proposals for the Culm Garden Village in Cullompton at their March Council meeting last week.

Concerns were expressed regarding the capacity of existing hospital facilities and whether these would be able to cope with the additional numbers of patients generated by this large development. Concerns were also expressed about the effects on the existing motorway junction (Jct 28) and its ability to cope with increases in traffic, particularly at busy times and specifically during the morning rush hour.

The Council feel strongly that improvements to Jct 28, health facilities, local roads and public transport provision (as well as other infrastructure and amenities) need to be in place **before** the garden village is built. The Council also have concerns regarding increased traffic and pollution levels within new and existing residential areas and the effects on the health of residents, particularly children. The potential increase in run-off and its impact on flooding levels locally were also an issue that was discussed. The Council hope that the developers will be working closely with local groups including 'Connecting the Culm' in this regard.

We trust that these comments will be considered during the decision making process.

Yours sincerely,

A Leathes

Annette Leathes (Mrs)

Clerk to Bradninch Town Council