

Response ID ANON-8CC9-KDXP-E

Submitted to **Local Plan Issues and Options**

Submitted on **2020-03-16 16:42:09**

Your details

What is your name?

Forename:

William John S

Surname:

Howard

Are you making an individual response or on behalf of an organisation?

Organisation

If individual, please tell us what type:

Name of organisation:

Minehead Connect and Gateway Events

Please choose one from the drop-down list:

Community Group

What is your (personal/organisational) address?

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What is your email address?

██████████
████████████████████

1. Overview and objectives

Do you agree that these are the right Objectives for the Local Plan?

Agree

Please provide reasons for your answers (200 words max):

Will be challenging given the local economy and demographics

2. Carbon neutrality

Question 1a: Should we aim to require that all newdevelopment is 'zero carbon' by as soon as possible (e.g. by 2025) or give slightly more time (e.g. by 2030) for developers to adapt their design approaches, materials and suppliers?

Slightly more time (e.g. by 2030)

Question 1b: Should we allocate sites for specific renewable energy development or identify broad areas which we consider suitable?

A combination of both of the above

Question 1c: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

this is seeking far more than can be realistically expected especially given the rural surroundings, it will impede development - too many hurdles...

4. New and affordable homes

Question 3a: Should our housing requirement figure match the Government's minimum figure of 702 dwellings per year or should we have a higher figure?

The housing requirement should be higher than 702 dwellings per year and determined by economic growth strategies, infrastructure improvements and unmet need from neighbouring planning authorities

Please provide reasons for your answers (200 words max):

far better to monitor and adjust than a single figure cast in stone

Question 3b: How should we proactively plan for Gypsy, Traveller and Travelling Showpeople pitches?

Allocate sites specifically for pitches.

Please provide reasons for your answers (200 words max):

how will this be "policed"?

Question 3c: Should we require that all new housing developments include a percentage of new homes that are designed to be accessible, adaptable and wheelchair accessible?

Require a proportion of dwellings to meet the category standard as set out in Building Regulations Part M.

Please provide reasons for your answers (200 words max):

the proportion needs to be evaluated individually for each proposed development to ensure developers are still encouraged to build...

Question 3d: How should we provide for custom self-build plots? Should we:

Identify and allocate specific sites for self-build plots in locations related to where people want to live according to our self-build register; and/or

Please provide reasons for your answers (200 words max):

no comment

Question 3e: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

no

5. A prosperous economy

Question 4a: Should we ensure the growth of our local economy through an increase in the proportion of higher value jobs (with limited increase of jobs overall) or through a significant increase in the number of jobs?

Develop bespoke and realistic growth ambitions linked to the Council's Economic Development (Prosperity) Strategy (i.e. increase the proportion of higher value jobs within existing overall job numbers and not pursue a significant increase in job numbers overall); or

Please provide reasons for your answers (200 words max):

we do not have adequate infrastructure to sensibly support large numbers of additional people. To fund infrastructure improvements without even further overloading the infrastructure means logically we need higher income earners

Question 4b: Should we keep all of our existing employment sites and allocations in employment use or should we allow the loss of some to other uses? How should we decide which ones to lose?

Develop flexible policy allowing for the loss of any existing/ proposed employment site subject to specific criteria

Please provide reasons for your answers (200 words max):

monitor, assess and adjust as best fits changing performance

Question 4c: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

no

6. Infrastructure

Question 5a: On what infrastructure should we prioritise developer contributions? (Please rank in order of priority)

IO - 5a - ranking - Affordable housing:

IO - 5a - ranking - Designing for the Climate Change Emergency:

3

IO - 5a - ranking - Accessible, Adaptable and Wheelchair Accessible homes:

2

IO - 5a - ranking - Strategic Infrastructure (schools, transport, community facilities):

1

Question 5b: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

my view on needs for Minehead

7. Connecting people

Question 6a: How can we encourage people not to use their car when travelling into our towns for shopping and work? How can we provide more opportunities for using public transport in rural areas?

Please provide comments (200 words max):

facilitate and encourage suitable employment opportunities close to home

Question 6b: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

ok

8. The natural and historic environment

Question 7a: Are there any specific measures that you would like to see new developments deliver to improve biodiversity locally?

Please provide comments (200 words max):

ensure developments on the Minehead floodplain are designed so they do not exacerbate the risks which already exist

Question 7b: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

it should not all be about meeting modern day standards, existing heritage also needs to be appreciated, celebrated and used in a positive way

9. Thriving coastal and rural communities

Question 8a: How should we manage development in rural areas? Should we:

Have a policy which is a hybrid of (i) and (ii) where there are settlement boundaries only in areas of greater development pressure i.e. parts of the District that are more accessible - closer to the M5, Taunton and Wellington areas.

Question 8b: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

no comment

10. Wellbeing of our residents

Question 9a: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

as regards ga/4 especially, can you please read and take on board our project information all to do with the old hospital where we are working to create a multipurpose /multifunctional hub for the community of Minehead out of the Old Hospital on the avenue - we really need your support in doing this please!

11. Policies for our places: Taunton

Question 10a: How do you think we could introduce more housing into Taunton Town centre?

Positively encouraging taller buildings (subject to impact upon the skyline); or

Please provide reasons for your answers (200 words max):

Create family live plus work developments providing lower floors with work/retail space and upper floors as flats/apartments.

Question 10b: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

No

12. Policies for our places: Wellington

Question 11a: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

no comment

13. Policies for our places: the Coastal Strip

Question 12a: Do you have any comments on these policy approaches?

Please provide comments (250 words max):

There needs to be a move away from the tourist industry especially as it approaches saturation levels. Opportunities need creating for hi value type income creation and farming/food production