

ADDITIONAL COMMENTS

Planning application 49/20/0034 - Reserved matters following Outline Application 49/17/0060 for 71 dwellings on land north of Burges Lane, Wiveliscombe

As ward councillor, I submit the following comments, which are in addition to my objection and comments submitted on 12th July 2020.

Now that the Section 106 Agreement secured as part of the approved Outline Application 49/17/0060 has been made available on the Council's planning portal, I am concerned to note that this does not include provisions for the existing public open space developed as part of phases 1 and 2 of the Willow Mead development, for which this application is the third phase.

It appears that residents of housing that would result from approval of this application would not be required to make the same contribution as residents of phases 1 and 2 to the upkeep of the public open space and associated services at this development, which appears inequitable and to require review.

In my view, arrangements made for the management of the public open space for Willow Mead are inadequate and it would be better for the Council and other public authorities to adopt the public services at this development.

I note there is local concern about flooding in this area. These risks will worsen with on-going climate change. It is very important that specialists fully assess this application to ensure this development does not create future local flooding problems or increase flooding risks.

Cllr Dave Mansell

Wiveliscombe and District Ward - Somerset West and Taunton Council

24th July 2020