

T.E. EXMOUTH NEIGHBOURHOOD PLAN RECOMMENDATIONS

1. **Natural Environment** Exmouth was developed in regency and in later Victorian times as a resort in an area of outstanding natural beauty. It attracted painters such as Conrad Martins (Darwin's flower artist) and Sir John Colleton (Magnolia fame) and to live here. In Victorian times, Mark Rolle developed Exmouth as a garden seaside resort. These credentials could enable Exmouth to be marketed as an ecological sea-side resort, and should encourage us to retain green corridors such as the Madeira Walk, the Littleham valley, and other brooks and streams. There is a case for a spirited group of people to care for the green wedges, to identify and value to natural flora and fauna, and ensure that the bio-diversity lives on. T. E. is exploring this possibility. We should not only try to preserve trees, plant and animal species, but attempt to re-introduce lost species too.
2. **Built Environment.** We should retain buildings of historic significance, and also ensure the highest BREEM standards in new construction. All new buildings need to be of a standard to last for the next hundred years, and have the best ecological features e.g. solar panels or bio-mass heating when appropriate. Water harvesting is also necessary in a climate such as ours, where rainwater can be used for toilets and washing purposes. There is a need for a mixed use community building in the town centre.
3. **Economy and Employment.** In order to have a wide spread of employment opportunities, Exmouth needs to retain space for a major company to relocate here. A government agency, insurance company headquarters or high-tec industry could offer a wide range of opportunities for younger and middle aged people. This may require the local authorities to negotiate with the Rolle estates.
4. **New housing** should be carefully constructed, providing appropriate spaces for gardens and local allotments. Local trees should be preserved, whenever possible and the character of the area maintained. It is vital that attempts be made to separate pedestrians from vehicles. This could be done by locating all garages by one home entrance, and footpaths at the other one. In some streets cars could access rear entrances, and a green frontage could be maintained. In other areas the reverse could be applied. Exmouth has many back entries, which in view of modern methods of recycling and rubbish collections, are in danger of becoming derelict areas. Some of these could be converted into green corridors and/or cycle and pedestrian ways.

Eco features should be mandatory in all new housing. It is desirable that the model established by South Hams in Dartington should be studied. Here some eco-housing is being sold at market prices, offsetting the cost of building similar high quality affordable houses. Wherever possible the generation of electricity through such aids as solar panels and small wind turbines should be taken advantage of. Biomass heating and water harvesting are also desirable. A cluster of these properties with shared area for allotments could be a notable feature in this eco-friendly holiday resort.

A restriction should be enforced on developers building any more housing restricted to those aged over 55. The age ratio of Exmouth residents is already heavily tilted towards the elderly, and a crisis situation in adult health care provision is already looming.

5. Getting About. There is no reference to buses in the Neighbourhood Plan, as presented on the panels. A regular bus service from the Railway Station to the living areas is essential, and a properly constructed traffic interchange is highly desirable at Station Square, together with cycle tracks and pathways, separated from motor traffic. Pavements must be user friendly to disabled people on scooters and to those with walking aids, and also to mothers with young children.
6. Community Facilities. Community Centre buildings are another desirable feature, both for the town centre and the Brixington area, which is a vast warren of housing development with very few public facilities. Local organisations are often unable to hire church and school buildings of the type needed for their valuable work, especially with the elderly and young people.
7. General comments. An environment interpretation centre either in the town or on Queen's Drive should be a high priority. It would enable Exmouth to maximise its potential as a leading sustainable holiday resort, and also encourage local residents, young and mature, to value this locality.

Careful consideration needs to be given to the future of the sites at Bystock and Marley. The wildlife there needs tending and conserving. Perhaps, there is a possibility that the Bystock residence, with its outhouses, might be used as residence by a group of eco-developers? This possibility is well worth exploring. An ecological award might be applied for by local environmental groups, to enable this to be done.