



21/0401/FUL | Development of 15no. dwellings and associated landscaping and infrastructure works. | Land At Clyst Road Clyst Road Topsham Exeter Devon

26th April 2021

Dear Michael Higgins,

Exeter Cycling Campaign would like to comment on this application to build 15 properties on Clyst Road, Topsham. Improvements that should be made to the current plans are given below.

A shared pedestrian and cycling path should be installed crossing the park at the east of the site covered by this application to join the main access to the whole development area. There is currently only a narrow pedestrian path marked on the plans. This would separate car and cycle traffic approaching the properties and slightly shorten journeys for people choosing to cycle. It requires only that the marked path be widened and marked as shared usage.

Access to secure cycle parking needs to be improved, in particular for properties on plots 157 and 164. Both properties currently have access to the rear gardens by narrow and circuitous paths which will be difficult to navigate with a standard bicycle. Any users with additional needs, e.g. adapted cycles or cycle trailers for children, will find access very difficult. Improved access to these gardens, or provision of secure covered bike parking at the front of the properties should be provided. This would improve adherence with DD21 of Exeter's Development Delivery - Development Plan Document July 2015, which states that "Development should make safe, secure, sufficient and convenient provision for cycle parking and storage in all development". Only by making alternatives to car transport as convenient as possible can reliance upon private motor vehicles be reduced. This in turn will help deliver on objective 5 of Exeter City Council's Core Objectives which is to "minimise the need to travel and reduce the dependence on the car".

Exeter Cycling Campaign would appreciate the imposition of conditions to any planning consent to ensure that the issues raised above are addressed.

Yours sincerely,

Ben Ayliffe

for and on behalf of:

EXETER CYCLING CAMPAIGN

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