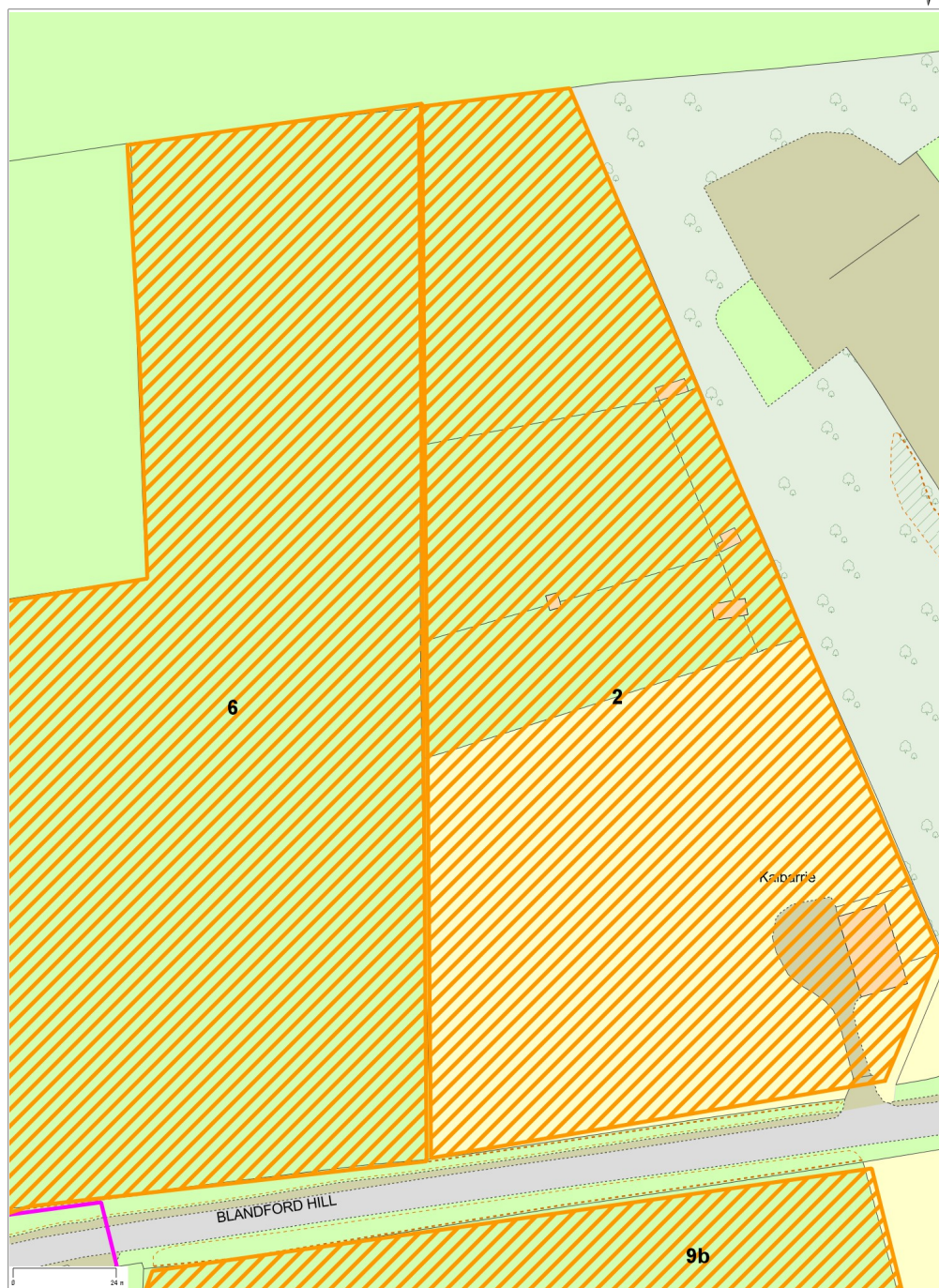


| LESS PREFERRED SITES | |
|----------------------------------|--|
| 2. Kalbarrie (to north of house) | Scores poorly against criteria 3 and 4 due to local landscape impact of village form and character |
| | |



CORRESPONDENCE



Date: 18th April 2017.

Mr & Mrs Ryall



Mrs Sue Gould



Dear Mr & Mrs Ryall

Ref: Site known as Kalbarri, East of Village on North side of Blandford Hill A354

Further to your submission of land in the 'call for sites', the above site has been identified as appropriate for further consultation, however, it is a very large site, close to other similar large sites, all of which include what are sensitive open areas on the higher land, and together would far exceed the housing need for the village. The working group would therefore like to consult on the possibility of developing just the lower part of these sites (adjacent to the A354), possibly creating a frontage of dwellings, continuing up the hill. We would like your agreement to include this joint proposal in the consultation on June 10th in the Village Hall (10am to 3pm).

As part of the consultation exercise, we are asking all landowners if they would consider making available at low cost or donating in trust, either a Doctors Practice (size 1500m² including parking) or/and a pre-school (building 15mx10m with outside playing area, or a temporary site or 'woodland' site with a smaller 'portacabin' for outdoor activities, any piece of land would be considered).

We would appreciate clarification of both points as soon as possible please, the closing date being the end of April 2017.

Thank you for your anticipation co-operation on these matters, I look forward to hearing from you. However, if you have any queries, please do not hesitate to contact the team.

Kind regards

Sue Gould

Secretary
MSA Neighbourhood Plan Working Group

From: "sheil.ryall"

Subject: Re: Queries regarding land put forward for the Neighbourhood Plan

Date: 27 April 2017 21:21:36 BST

To: Sue Gould

Dear Sue

Regarding your email, our thoughts are that a development adjacent to the A354 within our property appears to suggest building right in front of our house and for us that would not be acceptable, this I think we were asked about on your site visit and we did say that it would not be what we wanted. As you feel this is a large area to develop, we would be prepared to consider reducing the area suggested for development to just the northern part of our property.

We are uncertain what you mean by a sensitive area so I feel we are unable to contribute any comment on this. With regard to high ground there are many houses already above the location of ours in existence on both sides of the valley.

We feel your aims for a Doctors surgery and preschool adventure area are a

good idea, however what would happen to the doctors surgery we already have?

Kind regards

Sheila

Dear Sheila

Further to your email to the team. We can completely understand your position regarding your property, we have therefore reviewed your site, taking into consideration that it is the rear of the garden that you are proposing could be developed. This has lowered the site's provisional 'ranking' which will be reflected in the consultation.

We have evaluated each site against 7 criteria (based on the questionnaire and research): a working, active village, which is walkable and retains green spaces, without encroaching into the countryside, and creating pleasant places to live. We want to minimise flood risk and try to avoid increasing congestion and on street parking. Your site, as a result, has not been selected as a preferred option; however, it will be represented at the Open Day in the Village Hall on 10th June, with an explanation of the decision process, and this result may change if the public disagree with our conclusions.

Kind regards

Sue Gould

MSA NPG Secretary