



## A Neighbourhood Development Plan for Kingston

*Kingston must maintain its character as a living village in an area of outstanding natural beauty.*

The Neighbourhood Plan has now reached its final draft stage, (now known as the Regulation 14 Plan) and following discussion with SHDC, the Parish Council has agreed that we should move into the statutory 6 week consultation period with residents of the parish.

The Plan is based on your views, as given to us at the early Drop In session and through the Community Questionnaire. Having collated these views our task was then to research and provide the hard evidence that is required to convert your views into policies. A number of documents have been produced including a professional assessment of possible sites for housing; a Character Assessment of the parish and a Biodiversity Report commissioned from Devon Wildlife Trust. All these plus the information gathered from you, are on the Plan website [www.kingstonplan.org.uk](http://www.kingstonplan.org.uk). This also holds all the Newsletter articles on the development of the Plan and minutes of our 33 meetings so far. The Plan also must comply with the National Planning Policy Framework and the newly agreed Plymouth and South West Devon Joint Local Plan, (JLP). Both of which were changed during the process of developing the Plan. You can access the JLP through our website.

When finally agreed the Plan will be enshrined in law and used by planning authorities to guide their planning and appeal procedures. You will have shaped Kingston's future.

We are now finalising details with SHDC before arranging printing and should soon be able to confirm the dates of the consultation.

Following the consultation your comments and those of the statutory consultees eg South West Water; the AONB; Historic England etc will be considered and the Plan amended accordingly. Finally SHDC agrees the very final version, known as the Regulation 15 Plan which goes to a referendum. If a majority of voters agree it, the Plan is 'made'.

The following are the key points of the Plan:

- Require any new development to be in scale and keeping with the special character of Kingston and the surrounding South Devon AONB.
- Support for small scale housing development which prioritises 'entry' housing for young families on low /middle incomes.
- Support for affordable housing to meet proven housing need for people with local connections.
- Ensure new housing is not occupied as second homes or holiday lets.
- Address the challenge of climate change by requiring new build to be energy efficient and uses only sustainable building materials.
- Require adequate off-street parking for any new build.
- Require new developments to incorporate sustainable drainage and sewage systems to minimise inputs to the village sewage treatment system.
- Ensure a safe environment without undue traffic impact and danger on our roads.
- Protect dark skies by continuing to exclude street lighting and minimise security and external lighting.
- Support the delivery of appropriate small-scale technology for generating renewable energy for local use.
- Ensure development respects and conserves the special landscape and biodiversity of the parish and does not harm views across the countryside.
- Retain and protect ancient Devon lanes and hedgebanks. Use only mixed native species for hedges and traditional Devon hedgebanks where boundaries meet the open countryside
- Ensure development does not affect the tranquillity and unspoilt character of the estuary and coastline.
- Protect the historic environment of the parish and conserve heritage assets which are of special local interest.
- Create opportunities for existing business to flourish and provision of new employment opportunities for local people.

You can contact us anytime through: Judy Alloway 810692, [allowayjudy1@gmail.com](mailto:allowayjudy1@gmail.com) or Flo Watts 810019, [flowatts1@gmail.com](mailto:flowatts1@gmail.com) or through our website, [www.kingstonplan.org](http://www.kingstonplan.org)

