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**South Hams
District Council**

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Mr Peter Shaw
Vice Chairman
Dartmouth and Kingswear Society

Our ref: PEC/SP/RJB

Sent via email to peter@peter-shaw.co.uk

23 February 2012

Dear Mr Shaw,

Re: West Dartmouth Masterplan

Thank you for your letter dated 13th February.

I have spoken with Millwood Homes regarding evidence and justification in support of their departure from the allocated site boundary. This is now the responsibility of Millwood to progress. I am unable to report any progress on this matter to date. I have not received any additional information to that already in the public arena through the masterplanning process. It is too early for me to comment on how the Council may respond to such information without seeing the evidence and having appropriate time to consider the implications.

The Planning Inspectorate would not be asked to consider any variation in the adopted DPD. The DPD itself allows for an element of flexibility in the site boundary. Paragraph 2.10 of the DPD states "...Where the boundary of a proposed site does not follow a clear feature on the ground, or where more detailed investigations demonstrate the case, the Council will be prepared to be flexible in its interpretation subject to the findings of the required masterplan/development brief."

The next public exhibition and steering group meeting scheduled for the 21st and 22nd March 2012 has been postponed in light of the request for further evidence and justification from Millwood. I would therefore anticipate that once re-arranged these sessions will be the opportunity for Millwood to share their evidence and justification for their masterplan.

I would be happy to discuss with Millwood Homes the need for Terms of Reference. However, I cannot provide you with any assurance that they will seek to do this in view of the fact there is only one anticipated steering group meeting remaining, the date of which is to be confirmed.



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INVESTOR IN PEOPLE

The Council remains committed to providing employment opportunities in the district. However, it is not the responsibility of the planners to attract employment to Dartmouth as suggested in your letter. The plan seeks to make provision for opportunities for employment as part of this new development. Dartmouth Town Council, South Hams District Council Members and the Council's Business Support Officer have formed an employment task group to focus on the Town's employment needs and aspirations. This work has just commenced and will involve understanding the current employment needs of the town as well as considering the sort of businesses the town would like to attract in the future and the ways in which this can be delivered. This work will help to inform the masterplan. Millwood Homes are making available the land for employment development as required by the DPD, but are not intending to build the employment units required.

The site is being promoted and advanced by Millwood Homes and therefore the Council has little control over how quickly the masterplan and subsequent planning applications will be advanced. Whilst I note your point about the importance of the community being aware of the timescale, I would suggest that you need to seek this information from Millwood Homes directly.

Once again, if I can be of any further assistance, please do not hesitate to contact me.

Yours sincerely,

Rebecca Black
Strategic Planning