

### **Some polices will apply to the whole area and cover:**

- Restrictions on development in the countryside.
- The need for sensitive, high quality design.
- Controls of infill, back-land and residential garden development.
- Settlement Containment so that the separate identities of Ottery and West Hill are maintained.
- Protecting local green spaces so they remain open for public use.
- Protecting 'valued views' of the countryside.
- Supporting flood defence work.
- Protecting wildlife sites and features of ecological value.
- Encouraging walking and cycling with safe pedestrian and cycle connections that give access to the town centre and to the countryside.
- Supporting the proposed Feniton to Sidmouth Cycle Link.
- Supporting Small Scale Low-carbon Energy Projects.
- Supporting housing that reflects local needs, in particular smaller 1, 2 and 3-bedroom homes.
- Supporting accessible and adaptable homes.
- Requiring new developments to provide necessary physical and social infrastructure.
- Supporting and protecting health and social care infrastructure for the ongoing provision of health and social care.
- Supporting new developments for health or social care facilities.
- Supporting proposals for new schools and school expansions.
- Protecting the retention of valued community facilities.
- Supporting Ottery St Mary as the economic focus.
- Supporting high quality design, landscaping and traffic management for the Finnimore industrial area.
- Supporting small-scale farm-based tourism.
- Supporting working from home and enhanced high-speed broadband service for all.

**For Ottery St Mary Town**, the policies aim to protect the conservation area, enhance the Town Centre, secure highways improvements address car parking and protect land for education uses.

**For West Hill**, there is a policy that supports the Village Design Statement so enhancing the protection given to the village.

**For Alfington**, there is a policy that supports a small housing development at the mushroom farm to provide a small play park for the use of all.