

# Harberton Parish Neighbourhood Plan

## Parish Consultation Questionnaire 2025

Last year, the Neighbourhood Plan Committee asked parishioners for feedback on various topics relating to development sites. If you took part, thank you. Since then, our independent consultants AECOM (who assess sites for suitable development) have reviewed their work and found some inconsistencies and inaccuracies. As a result, one site – **Ford Farm (Meadow Close)** – has been reclassified by AECOM:

- **Then, in 2024: Green:** “suitable for development with no or few constraints”
- **Now, in 2025: Amber:** “potentially suitable for development if constraints can be resolved and mitigated”

HNPSG believe this is a **material change** and means we **must re-consult** with residents before finalising the Harberton Neighbourhood Plan.

### What has changed?

The issues identified by AECOM that affect the suitability of the site are as follows:

Newly Identified in 2025	Previously Identified in 2024
Part of the site is in a flood zone so it is unsuitable for development	Lack of pavement access via Vicarage Ball resulting in potential pedestrian safety issues
Vehicular access will be onto a single-track lane with poor visibility splay	Landscaping and natural screening needed to ensure the views of Harberton village across the site are protected
The topography of the site is such that the developable area may be limited	Part of the site is an ecological corridor along a stream with semi-mature trees and hedgerows.

### Our timeline:

- **Information Display** - Friday 13<sup>th</sup> Sept for 1 week in St. Peter's Church, Harbertonford
- **Information Display** - Friday 19<sup>th</sup> Sept for 1 week in St Andrew's Church, Harberton
- **Public Consultation** at Harberton Parish Hall: 7pm on Tuesday 7<sup>th</sup> Oct 2025
- *Online via Zoom:* 7pm on Thursday 9<sup>th</sup> Oct:
- <https://us04web.zoom.us/j/75276238611?pwd=Zl3jwTbuVGHdZRedah0XRxh9X9xNOq.1> Meeting ID: 752 7623 8611 Passcode: nGagk7
- **Deadline for questionnaire responses:** Friday 24<sup>th</sup> Oct 2025

Questionnaires can be placed in the **secure drop boxes** during display weeks

Alternatively, an electronic copy can be requested from [harbertonneighbourhoodplan@gmail.com](mailto:harbertonneighbourhoodplan@gmail.com)

The 2025 report from AECOM can be found here for further reading:  
<https://www.harbertonparishcouncil.org/wp-content/uploads/2025/05/Harberton-Neighbourhood-Plan-Revised-Site-Assessment-Final-Report-17.04.25.pdf>

### **The Question**

**Do you agree that the Ford Farm site should be included in the Harberton Neighbourhood Plan, following its reclassification by AECOM as “Amber” (marginally suitable if constraints can be mitigated)?**

- ☐ Yes
- ☐ No
- ☐ Don't Know

### **Tell us more (optional)**

We welcome additional comments to understand your view more fully. You may wish to consider:

- Traffic and road safety
- Flood risk or environmental concerns
- Impact on infrastructure (schools, healthcare, utilities)
- Affordable housing needs
- Character of the village

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### **Your Details (*to confirm you are a parish resident*)**

- Name (optional): \_\_\_\_\_
- Post Code (desired): \_\_\_\_\_

**Thank you for taking part**

Your views matter and will directly shape the future of Harberton Parish.