



DARTMOOR LOCAL PLAN

guiding planning applications in Dartmoor National Park

Settlement Profile: *Moretonhampstead*

July 2019

This settlement profile has been prepared by Dartmoor National Park Authority to provide an overview of key information and issues for the settlement. It has been prepared in consultation with Parish/Town Councils and will be updated as necessary to inform the Local Plan review.



Introduction

Moretonhampstead's history dates back some thirteen centuries. There are many fine and interesting buildings, including granite almshouses. The town has grown in recent years and offers a wide range of local services and facilities, including recreational opportunities.

Main Shopping Area

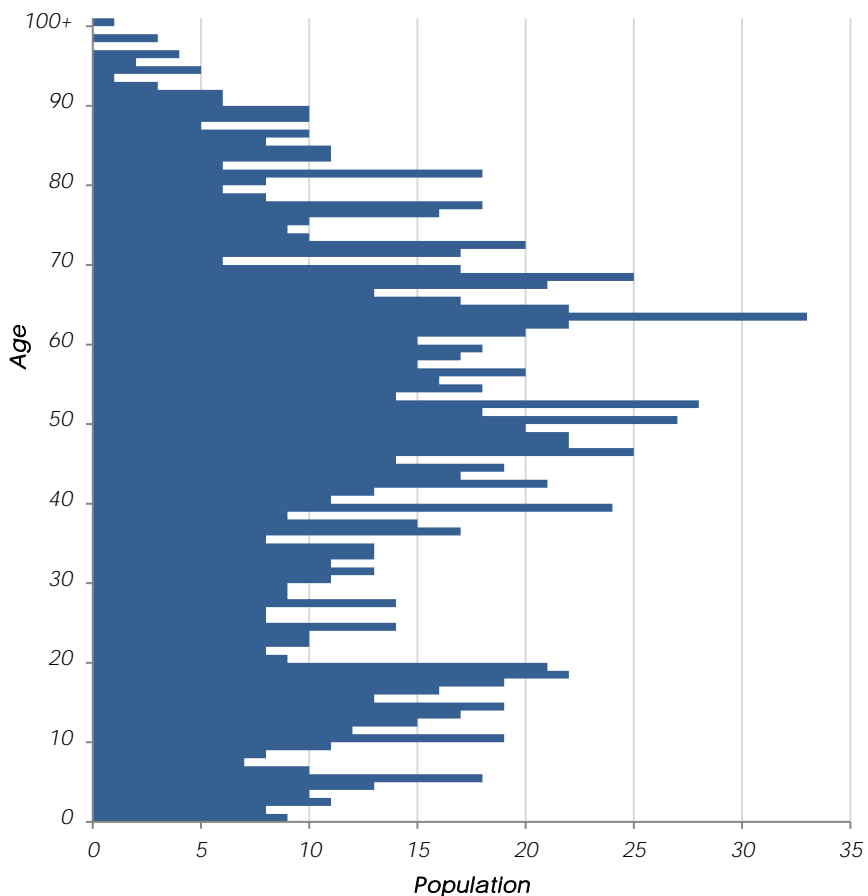
The main shopping area in Moretonhampstead is centred on the Square, with the majority of the town centre shops and business on Court Street, George Street, the north end of Station Road, the west end of Cross Street and the east end of Ford Street.



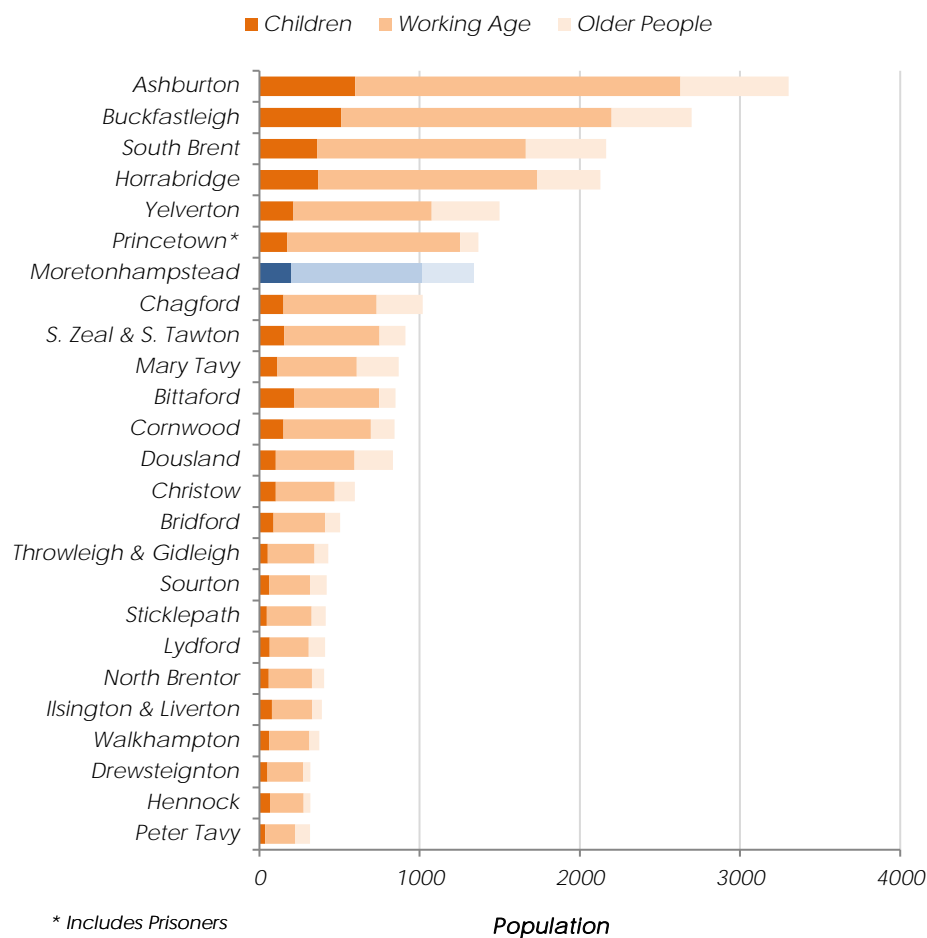
Population **1,339**

Census 2011, defined by best-fit Output Areas

Age Profile (Census 2011)



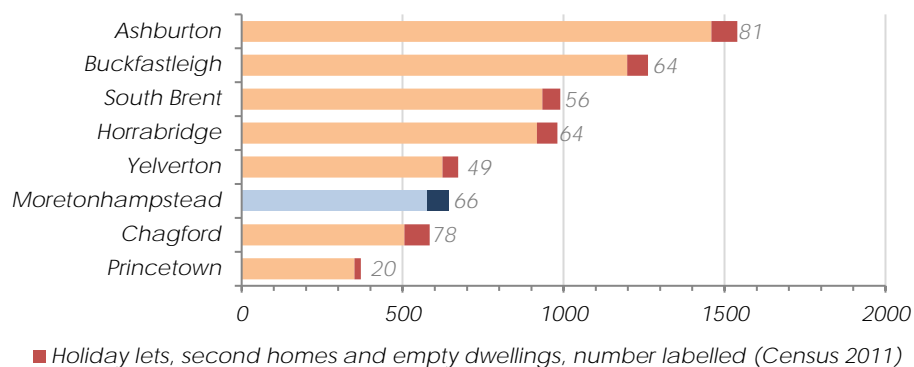
Settlement comparison (Census 2011)



* Includes Prisoners

Current Housing Stock

Census 2011, defined by best-fit Output Areas



Current Affordable Housing Stock

Bedrooms

1	2	3	4	5+	Total
3	36	41	-	-	80

Devon Communities Together, 2016

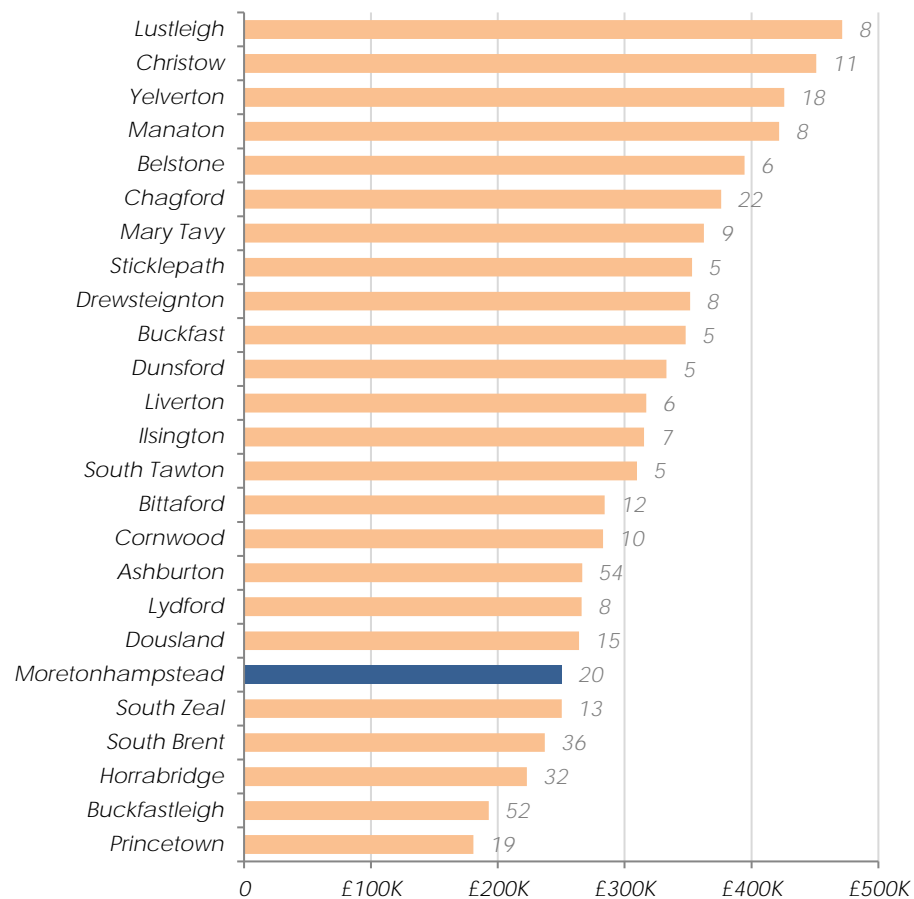
Identifying Housing Need

Moretonhampstead's affordable housing need will be identified from housing need within the following Parishes:

Moretonhampstead, Bridford, Chagford, Drewsteignton, Dunsford, Lustleigh, and North Bovey.

Average House Prices 2016 Land Registry, 2016

Excluding settlements with less than five sales, number of sales labelled



Sites allocated for development in current local plan:

2 sites allocated for housing

Total land area of 1.75 Ha

Neither site has delivered housing to date

4 affordable units have been delivered on other sites since 2008

The January 2014 Housing Needs Assessment recommended:

13 affordable homes needed

7 one-bed, 2 two-bed and 1 three-bed

1 shared ownership and 12 rented accommodation

Issues Paper Consultation (Dec 2016)

The following summarises issues identified by Moretonhampstead's residents, the Parish Council and other local organisations:

- Moretonhampstead has a vibrant community and good mix of services which needs to be supported
- The local plan should continue to allocate housing sites in local centres and prioritise local need affordable housing
- Desire for development with high-quality spacious design, good sustainability credentials and affordable to local people
- Concern over second home ownership and desire to see holiday homes used more often
- Support for farmers wishing to convert barns to provide accommodation for second generation farmers
- Support new businesses where there is sufficient infrastructure
- Concern over parking provision and ability of existing transport infrastructure to accommodate growth
- Support improved healthcare, bus and broadband services
- Consistent application of policy

Infrastructure delivery

We are aware of the following items of infrastructure which are needed and have a reasonable prospect of being funded in the next 20 years:

- Completion of Wray Valley Trail between Steward Wood and Bovey Tracey. Completion due by 2019
- Link to be provided from development at Thompson's to Wray Valley Trail
- Additional car parking requirements (detailed assessment needed)
- The need for additional bus services is unlikely to be met by public funding in the current economic climate

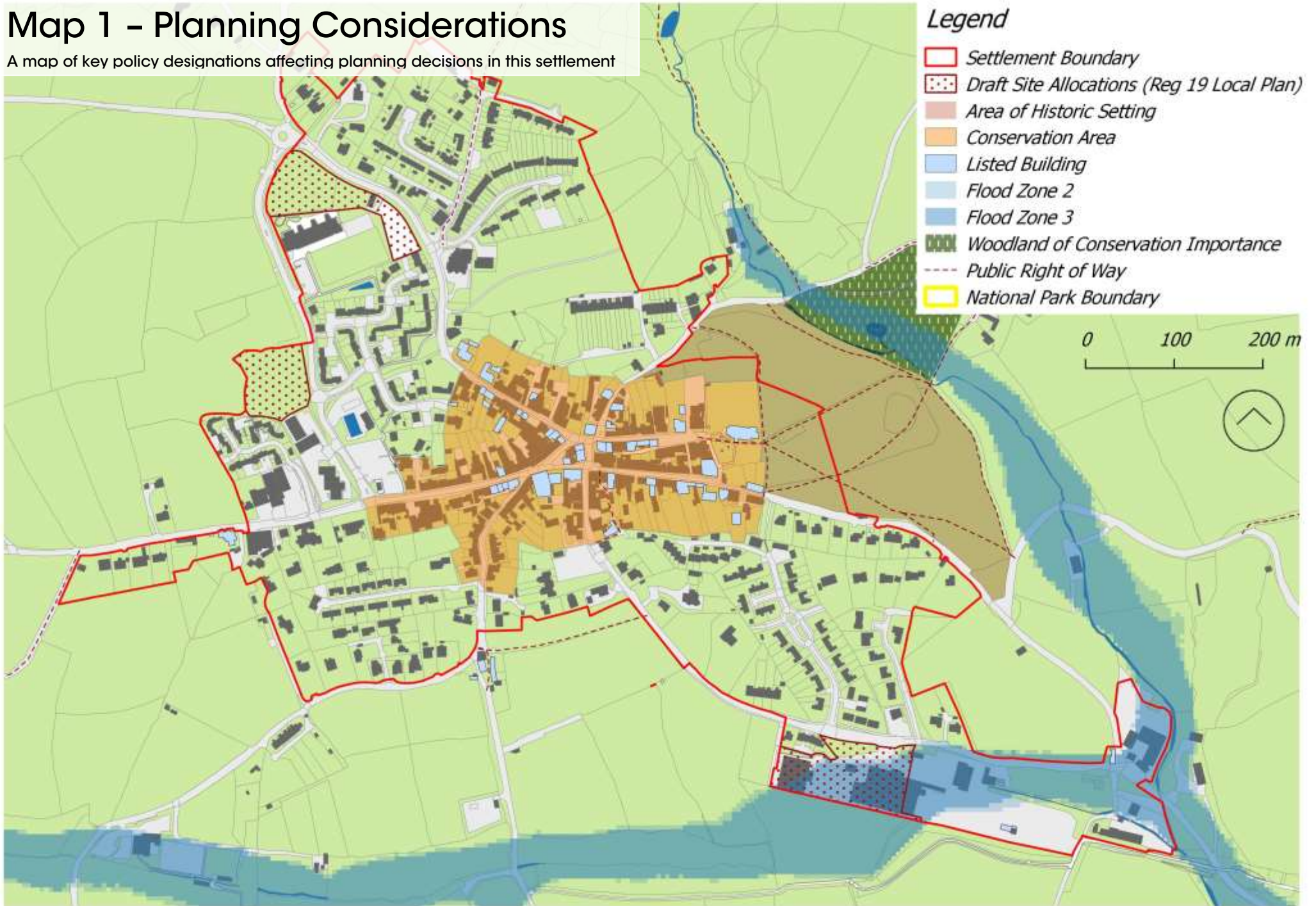
Open Space, Sport and Recreation

We are aware of the following priorities for improving Open Space, Sport and Recreation facilities:

- Provision of equipped play space is a future priority, and shortfalls will be exacerbated by allocated development sites in the Regulation 19 Local Plan. Contributions should be sought from relevant development.

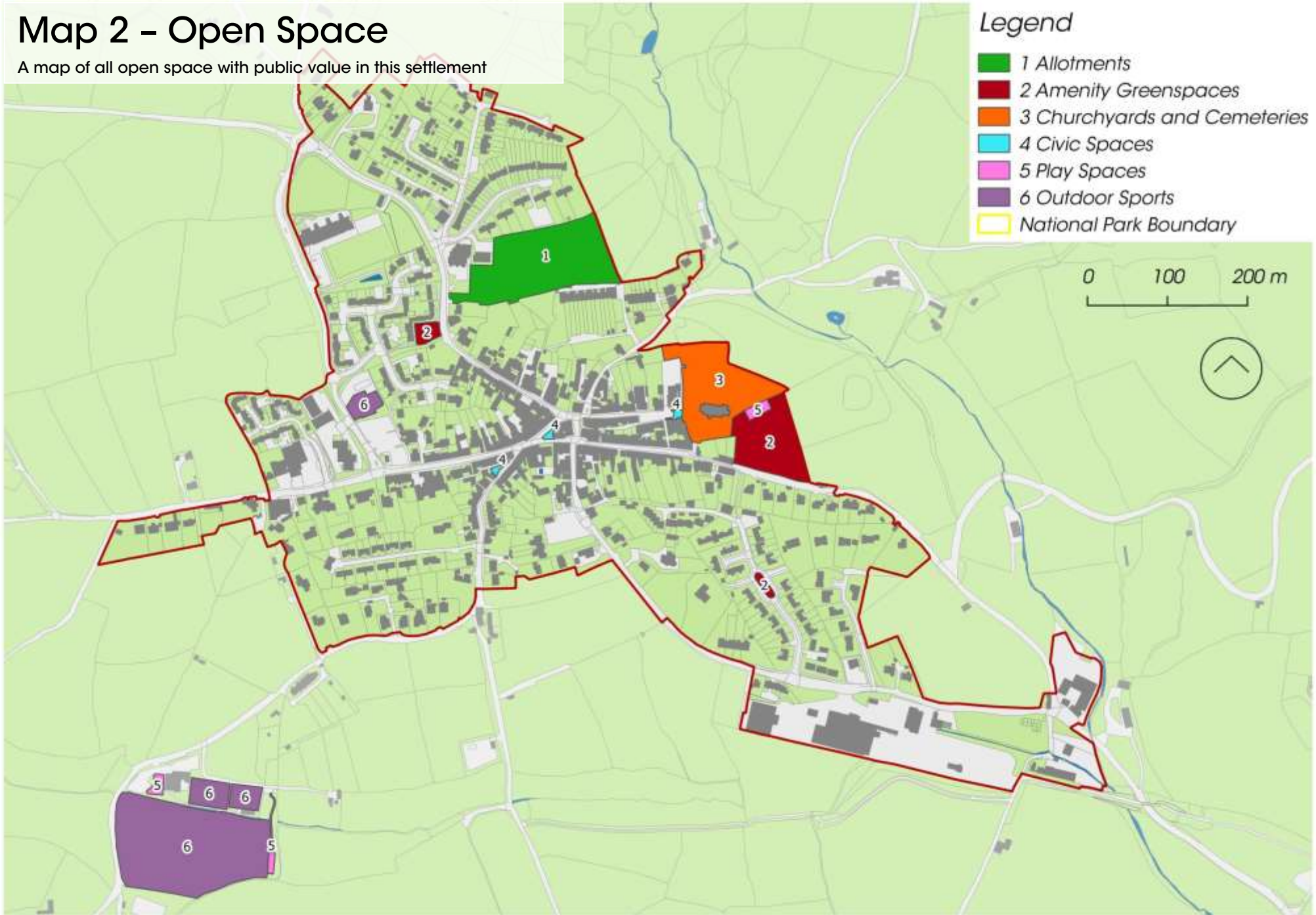
Map 1 – Planning Considerations

A map of key policy designations affecting planning decisions in this settlement



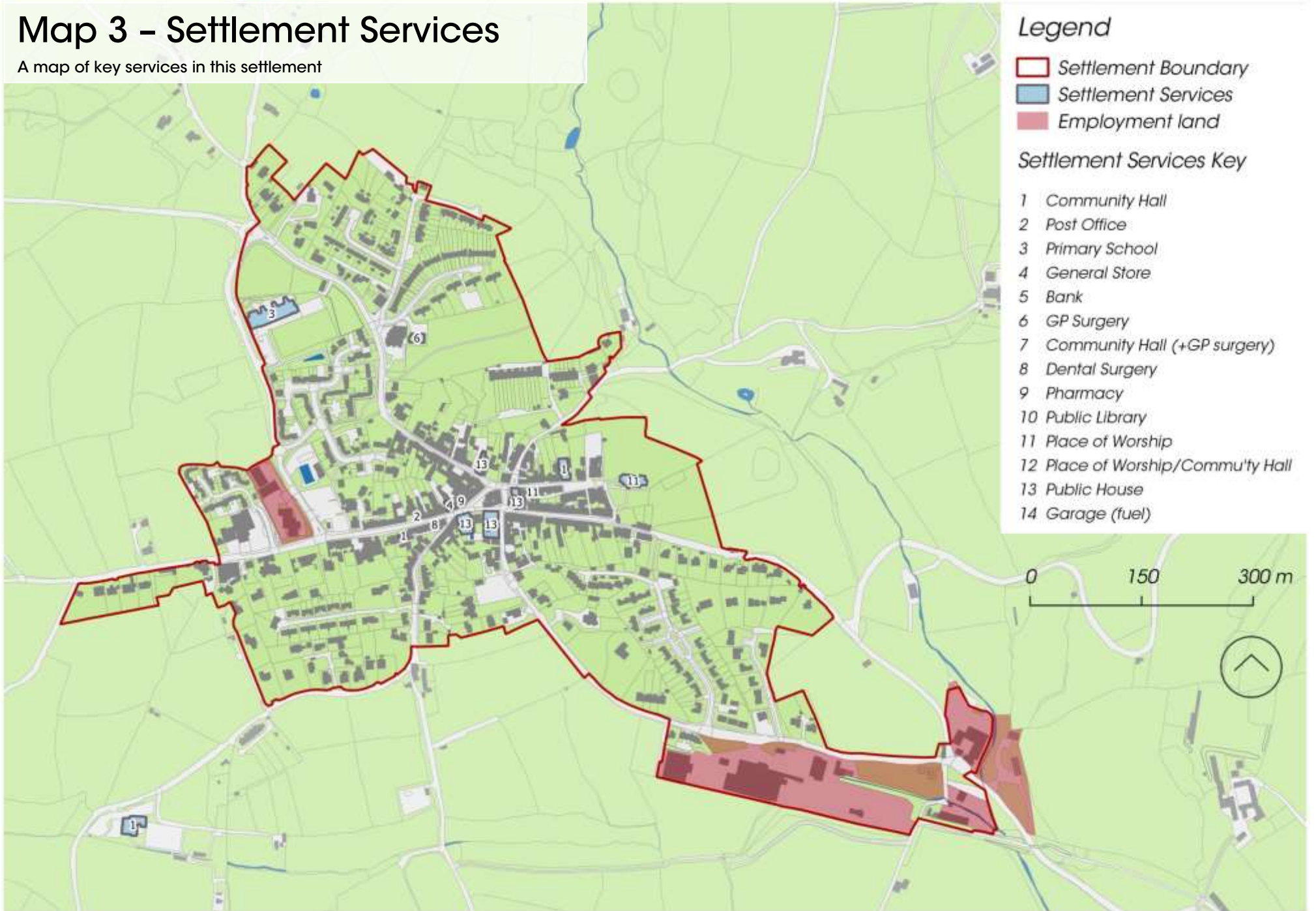
Map 2 - Open Space

A map of all open space with public value in this settlement



Map 3 – Settlement Services

A map of key services in this settlement



Map 4 – Development Site Options

Showing land which is available and where development is technically feasible.
NB – This is a consultation document only and does NOT set out where development will take place

Legend

- 2017 Development Site Options
- Settlement Boundary



0 100 200 m



Outgoing Bus Services

No.	Route	Days ¹	Times ¹	Frequency
359	Moreton' – Exeter via Dunsford	Mon - Sat	0730-1908	Every 2 hrs
173	Moreton' – Exeter via Drewsteignton	Mon - Sat	0950 & 1450	2 / day
178	Moreton' - Newton Abbot via Bovey Tracey	Mon - Sat	0945 & 1358	2 / day
	Moreton' – Okehampton via South Zeal	Mon - Sat	0936	1 / day
671	Moreton' - Newton Abbot via Bovey Tracey	Mon - Fri	0951	1 / day
	Moreton' - Okehampton via Chagford	Mon - Fri	1419	1 / day

¹ Indicative only, times should not be relied upon and will be subject to change

Method of Travelling to work (Census 2011)

