



DARTMOOR LOCAL PLAN

guiding planning applications in Dartmoor National Park

Settlement Profile:

Cheriton Cross / Cheriton Bishop

September 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.



Introduction

Cheriton Cross lies on the north-eastern boundary of the National Park, 10 miles from Exeter and 13 miles from Okehampton. The National Park boundary runs through the settlement, with most of the built up area lying within the Mid Devon local planning area. The road through the village was the main A30 until the dual carriageway opened in 1978. A new bridge built over the A30 trunk road in 2001, along with slip roads, provides ready access from the village to the principal road network.

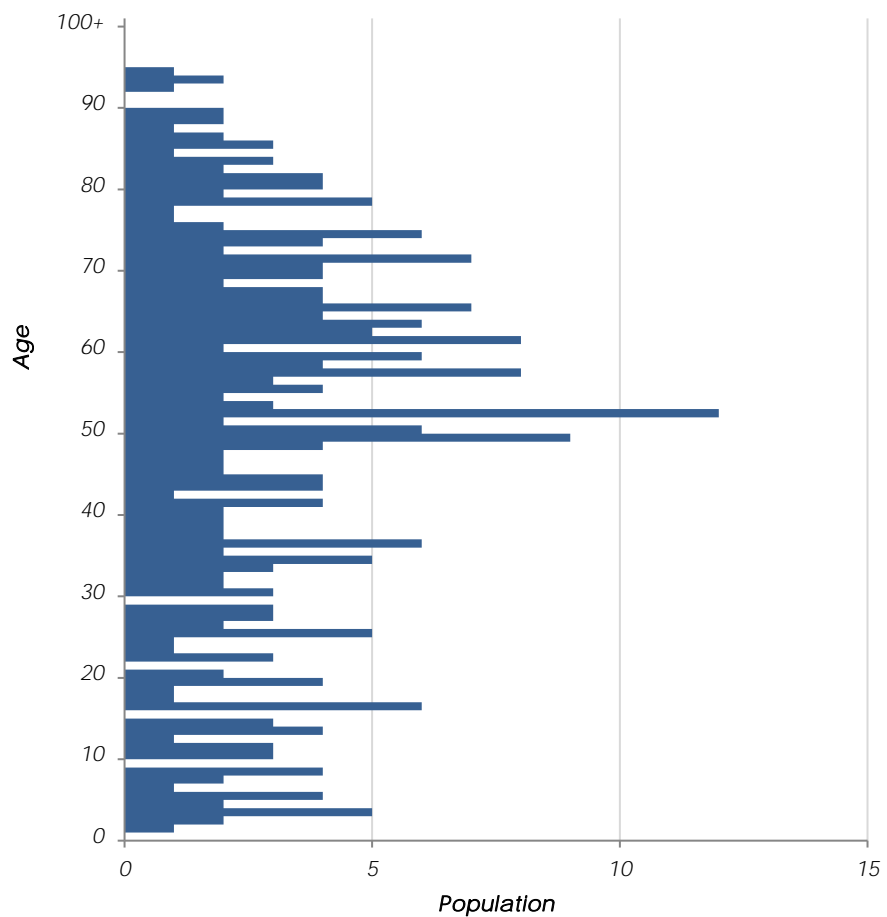
Along with facilities in adjoining Cheriton Bishop, there is good access to a mix of local facilities and services, including a primary school and a health centre.



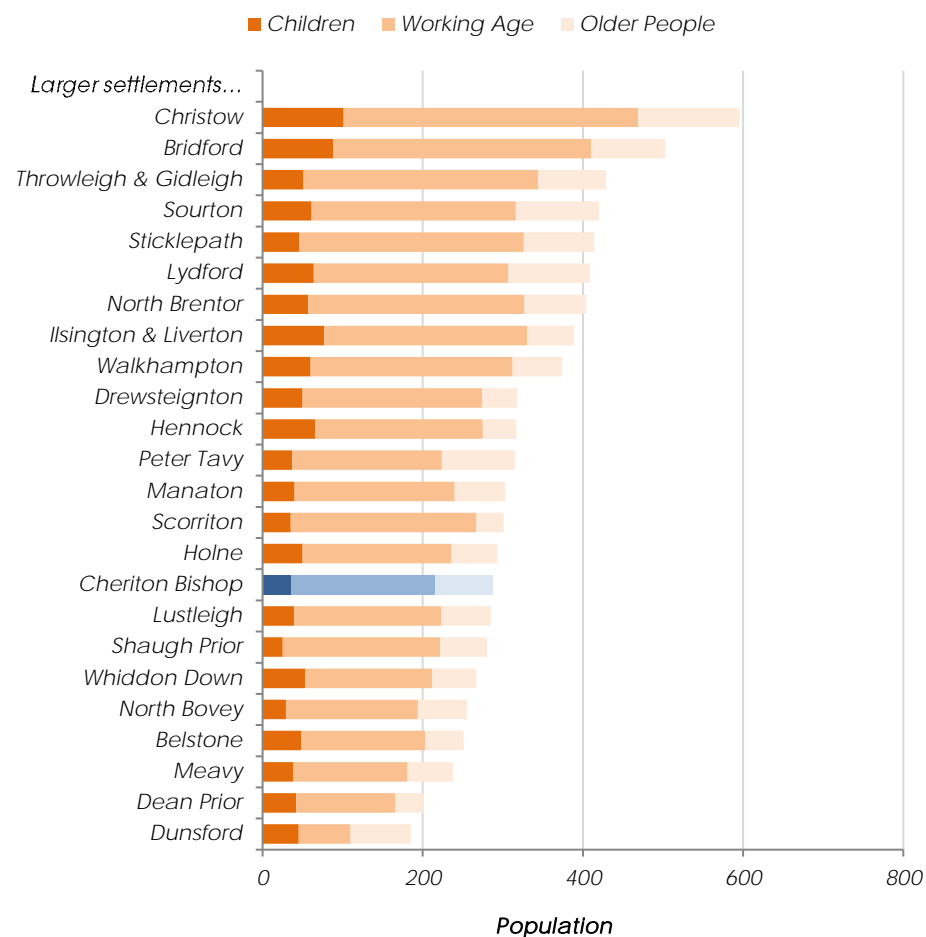
Population 288

Census 2011, defined by best-fit Output Areas for the whole settlement

Age Profile (Census 2011)

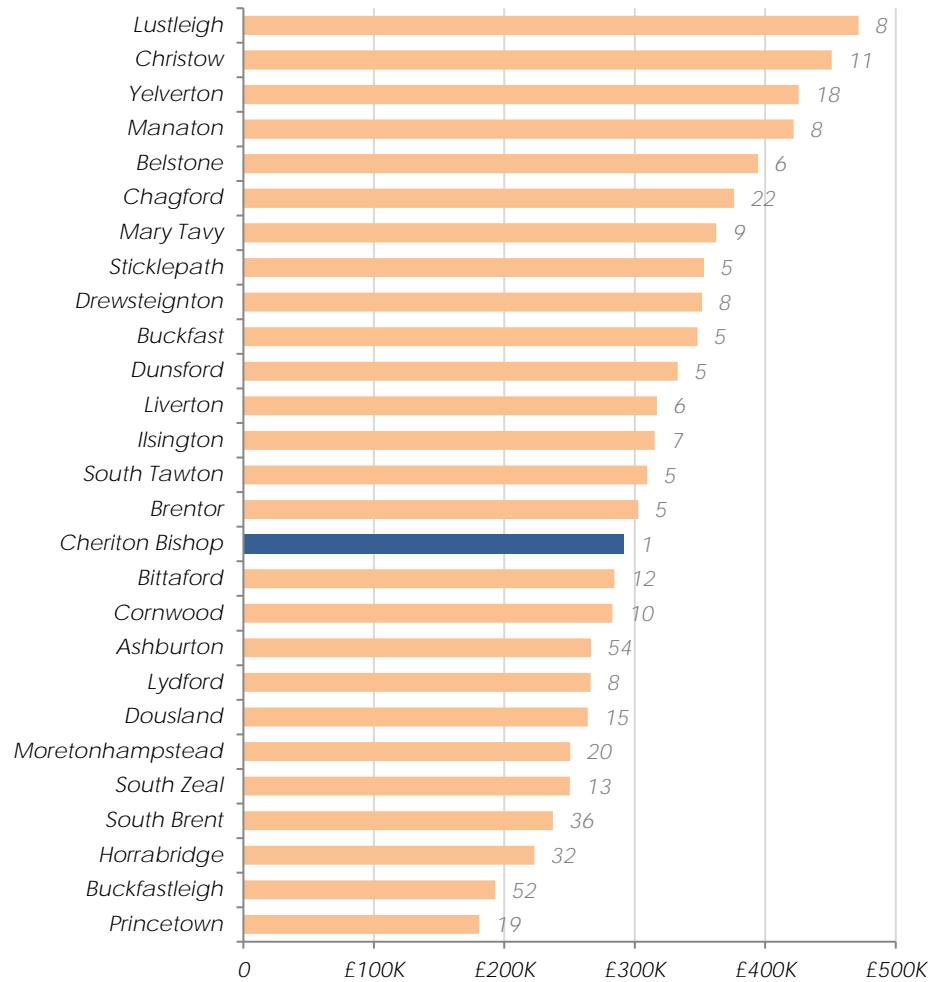


Settlement comparison (Census 2011)



Average House Prices 2016

Excluding settlements other than Cheriton Bishop with less than five sales, number of sales labelled.
Low sales may be an indication of poor housing availability



Land Registry, 2016

Identifying Housing Need

Cheriton Bishop / Cheriton Cross's affordable housing need will be identified from housing need within the following Parishes:

Cheriton Bishop, Drewsteignton, Dunsford

Sites allocated for development in current local plan:

No sites allocated for development

1 affordable unit has been delivered on other sites since 2008

August 2013 Housing Needs Assessment recommended:

19 affordable homes needed

15 one-bed, 2 two-bed and 3 three-bed

2 shared ownership and 17 rented accommodation

Issues Paper Consultation (Dec 2016)

The following summarises issues identified by the Parish Council and residents:

- Concern over increasing house prices and second home ownership*
- Concern that large residential extensions erode the affordability of the existing housing stock*
- Prioritise development which meets the needs of local people*
- Encourage re-use of redundant commercial buildings*
- Redundant historic farm buildings should be given appropriate new uses, including allowing conversion to affordable housing for local people*
- Call to plan for the loss of farm subsidies in the event these payments are not protected when Britain leaves the EU*

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:

- None known*

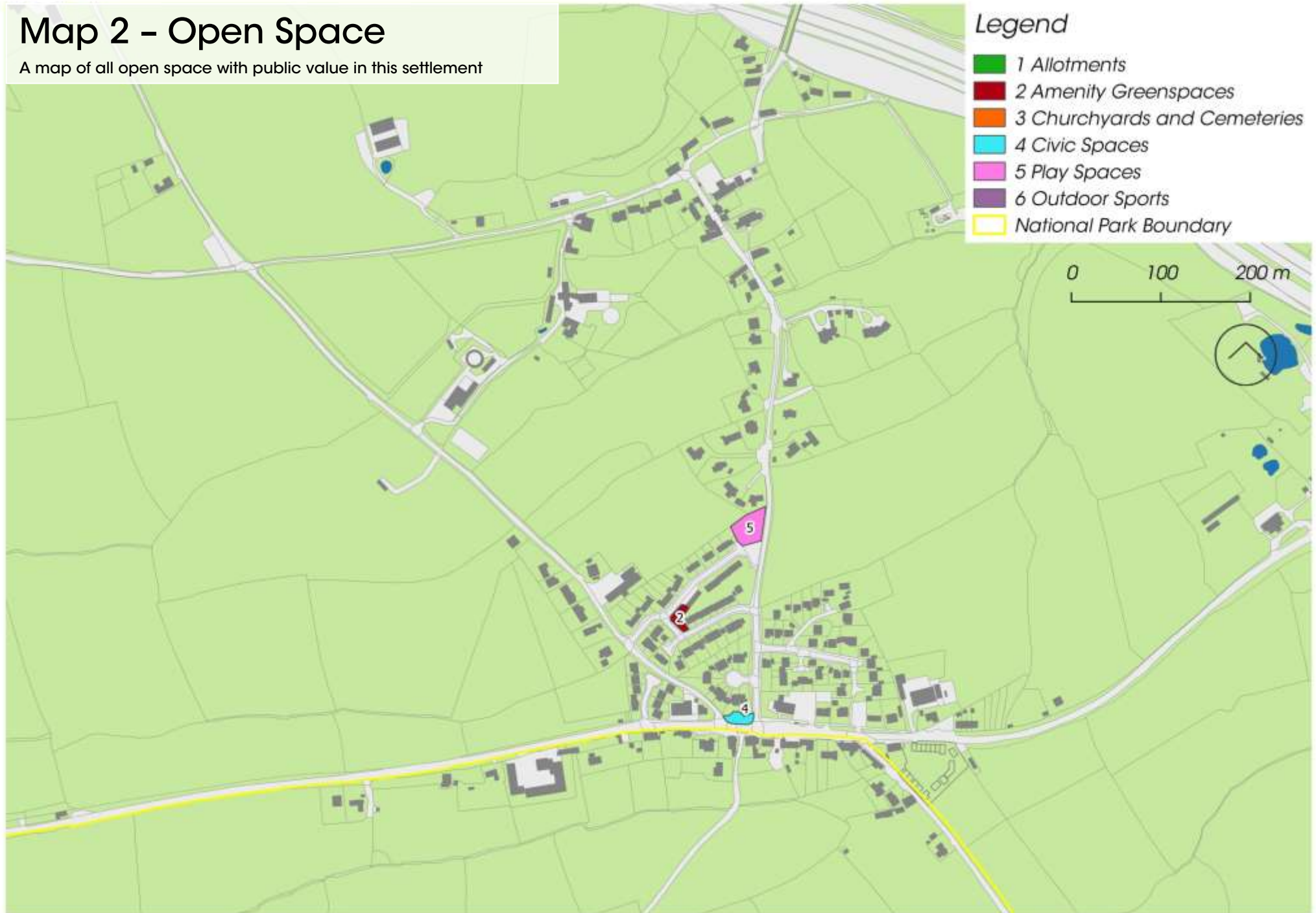
Map 1 – Planning Considerations

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



Settlement Services and Connectivity

Information on this settlement's services and how well connected it is

Settlement Services

Settlement	U-Road	B-Road	A-Road	Garage (fuel)	Pharmacy	Branch Surgery	Health Centre	Pub	Church	Children's Play Area	Recreation Ground	Regular Bus Service	Primary School	Village Hall	Village Store	Post Office
Cheriton Cross / Cheriton Bishop Includes services in Cheriton Bishop	✓	✓	✓	✗	✓	✓	✗	✓	✓	✓	✗	✓	✓	✓	✓	✓

Method of Travelling to work (Census 2011)

