

From: [REDACTED]
To: [Site Allocations Plan](#)
Cc: [REDACTED]
Subject: PDE00167_Leeds Site Allocations Plan and Aire Valley Leeds Area Action Plan - Proposed Housing developments HG2-12, HG3-2, HG3-3, HG3-4 and HG2-41
Date: 28 October 2015 16:19:14

**RE:-Leeds Site Allocations Plan and Aire Valley Leeds Area Action Plan
Proposed Housing developments HG2-12, HG3-2, HG3-3, HG3-4 and HG2-41**

Please may I express my deepest concern regarding the proposed housing developments planned for our area. These developments have been ill thought out and LCC does not seem to care that they are destroying our greenbelt. I am very disappointed to learn that areas of once protected countryside been allocated for new housing. There are plenty of brownfield sites available for development which could utilised which LCC have not considered.

Greenbelt areas should be protected unless 'Exceptional Circumstances' have been identified by LCC. There is no evidence or reasoning given by LCC stating why the land should be developed.

We currently reside in an area rich in wildlife, with beautiful views and now this is being threatened.

Our wildlife is at risk and must be protected. We boast a varied abundance of wild mammals and birds that are already struggling for survival. We cannot ignore the fact that these developments will have an impact on their habitat.

It doesn't seem LCC has considered how much of an effect the additional traffic will cause, especially on the A65. The so called 'improvements' to the round-a-bout at the junction of the A65 and the A6120, have actually made the already congested roads even worse. How on earth will the roads cope with all these additional houses in Rawdon and more off the A65 in Horsforth? It seems that before the road improvements were proposed, the highways officer carried out a traffic survey in the early hours of Sunday morning. If they had visited in rush hour on a Monday morning, they would have been stuck nose to tail in traffic and experienced for themselves just how much of a problem it really is.

The new train station at Apperley Bridge will do nothing to ease traffic congestion. Its location is out on a limb so you would have to actually DRIVE to get there!

We, as residents in Rawdon have had no official warning from the council that these developments were being proposed. There have been no letters or any notice to inform of us of these changes which are being considered by the council. How can these proposals be recommended by the council without the consideration of the existing residents?

The LCC's on line Response Form is titled '***Your city. Your plan. Working with you to find the best locations for new homes, jobs, greenspace and retail.***' How can we object or comment if we have not been advised? And, how is finding the 'best locations for greenspace' a correct statement if you they are planning to build on our greenbelt?

How would we find out what is being planned for our area unless we actively and regularly checked on the LCC website?

To confirm my comments, please see below;-

Is the plan Sound?

I Believe the plan is **NOT** sound

- The proposed sites are within a Greenbelt area. The rural character of our open countryside will be lost forever.
- Greenbelt areas should be protected unless 'Exceptional Circumstances' have been identified by LCC. There is no evidence or reasoning given by LCC stating why the land should be developed.
- Brownfield sites have been ignored for potential development whilst greenbelt areas have been allocated. Where is the evidence that these proposed sites are the most appropriate?
- The natural habitat for our wildlife will suffer tremendously as a result of the developments.
- Protected mature trees and woodland would need to be cleared to make way for the developments.
- Site HG3-3 is within a conservation area, and [HG2-12](#) is within the immediate setting of conservation area which will dramatically affect the historic character of the area.
- Developing sites HG2-12, HG3-2, HG3-3, HG3-4 and HG2-41 will create gridlock on the roads for commuters, causing the A65 to become a car park.
- Our enjoyment of the open countryside will be affected. Walking and cycling in the area will no longer be a pleasurable experience.
- There is a danger of the proposed sites in particular HG2-12, HG3-2 & HG3-3 of creating flooding from surface water. There is an incline from these sites and already Woodlands Drive regularly floods in heavy rain. The run-off water would have an impact on the water levels of The River Aire in the valley below.

Is the Plan legally compliant?

I believe that the plan is **NOT** legally compliant

- There was No consultation on site [HG2-12](#) PRIOR to it being allocated to housing in Site Allocations Plan.
- [HG2-12](#) not included in Issues and Options consultation in June.

- I was not aware that the Council held a public consultation about their plans in 2013.
- I have received no warning or notification that this current public consultation was happening.

Please could I suggest that the whole of the Plan needs to be reconsidered by LCC by conducting a comprehensive Greenbelt review, as recommended by the Inspector of the Core Strategy. It is vitally important to protect and maintain our Greenbelt securing its survival for our future generations.

Yours sincerely

Mrs. M Parker
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Rawdon