

From:
To: [Site Allocations Plan](#)
Subject: PDE00947_Response to Consultation on Site Allocation Plan - Pool-in-Wharfedale Parish Council
Date: 16 November 2015 11:00:04

Pool-in-Wharfedale Parish Council at its meeting on the 9th November 2015 discussed the Leeds City Council Site Allocation Plan and wished to record a number of concerns about proposals that have both a direct and indirect effect on the village and surrounding area of Pool-in-Wharfedale. At the same time the parish council appreciate the need for more housing and employment opportunities within the district.

In responding to the consultation exercise the parish council asks Leeds Council to carefully consider the following reservations and objections to the proposals.

The parish council believe the case has not been made for the development of land named SHALAA 1095B for housing. The council believes this land should remain within the greenbelt and be protected against development. The development of this site is not sustainable and would not comply with Planning Policy Guidance Statement 1 – Developing Sustainable Development, as it fails to consider the impact of the development on the social fabric of the community, not least in the lack of local facilities, schools, shops, leisure facilities and the impact on the immediate road network, when the size of the development is considered. It should also be noted that the village suffers from an inadequate sewerage system, any development in the area would place unnecessary and critical pressure on the system.

More generally the council believes that a strategic, comprehensive transport plan needs to be developed by Leeds City Council which considers the impact of the housing proposals for North West Leeds on the village and surrounding area of Pool. Any development around the Leeds Bradford Airport and any associated relief road from the A65 must be taken forward only after consideration of the potential traffic impact on surrounding towns and villages including Pool-in-Wharfedale. Equally the parish council is concerned about the Midgeley Farm Gravel Extraction Plant and the impact it will have on the already congested routes of the A658 and A659.

Other sites which are the subject of possible development such as the east of Otley and other sites around Otley will have a significant impact on Pool. It should be noted that the nature of the road system around Pool Bridge and the lack of crossing points of the River Wharfe are a serious barrier to the improvement of traffic flow and any increase in employment opportunities. The parish council has often commented on the A659 which is seriously congested with increasing traffic and heavy goods vehicles and is affecting the quality of life of communities along its length from Otley to Harewood. On its own it merits it warrants an urgent review before any further development takes place.

A conclusion of such a transport review might be the establishment of a bypass for Pool-in-Wharfedale. Whatever happens councillors believe without a comprehensive review of road networks/infrastructure in North West Leeds including Pool-in-Wharfedale any development will be unsustainable. Transport assessments on a single planning application basis will not be enough to assess the impact on the wider and surrounding communities particularly those with a knock on effect for Pool.

In responding, Pool-in-Wharfedale Parish Council also wishes to reiterate its strong commitment

to the Wharfedale Greenway Project, and to that end would expect to see the Greenway route fully recognised and designated as a protected greenspace within the Site Allocation Plan.

Please accept this e mail as the parish council's response to the consultation exercise.