

From:
To: [Site Allocations Plan](#)
Cc: [Anderson, Cllr Barry](#)
Subject: PDE00980_Re: Objection to Leeds City Council Site Allocation Plan - Potential Increased Development (541) Old Pool bank (land at), Pool in Wharfedale - 1095b-1369
Date: 16 November 2015 10:12:18

Objection to Leeds City Council Site Allocation Plan in Pool and Surrounding Area's to Pool.

LDF Publication Draft Consultation

Forward Planning & Implementation
The Leonardo Building
2 Rossington Street
Leeds
LS2 8HD

SAP Application Numbers:

Plan Ref	SHLAA	Address	Area	Capacity
HG3-5	1095b-1369	Old Pool Bank (land at), Pool in Wharfedale	23.1 ha	541

Address	Area Ha	Capacity	Green/Brown	Reason
Old Pool Bank, (land at)	1.7	46	Green	Green Belt
Old Pool Bank, (land at)	0.1	3	Brown	Needed to access safeguarded land. Site too small.
Old Pool Bank, (land at)	0.1	2	Brown	Needed to access safeguarded land. Site too small.
Pool Road –SHLAA 4173	12.5	281	Green	Green Belt site
Pool Road – SHLAA 5006	10.9	245	Mixed	Green Belt site

My Address:

M Waller
6 Swallow Close
Pool in Wharfedale
Otley
Leeds
LS21 1RR

16/11/2015

SAP - Application Number: 1095b-1369 and all the applications in the table above:

My General Comments:

In relation to the Leeds City Council - Leeds Site Allocation Plan - proposed building of 541 properties on (land at) Old Pool Bank, Pool in Wharfedale.

The Leeds City Council plans are ill considered on this site, in terms of over crowding to already extremely busy New and Old Pool Bank Road, increasing the carbon footprint of the area, including environmental impact of increased Co2 emissions and diesel particulate. The local roads infra structure is not designed for this potential increase. The new Pool Bank road is always on the radio and media in terms of congestion and also the Waste Water Treatment works will not be able to cope with the potential increase in population and also the increased

risk to flooding of the roads, due to increased building of structures.

There are also the Environmental Impacts to the local animal population including Badgers and Deer and potential Newts, an Environmental Survey will be required.

Save the Greenfield sites !

Objection: Application numbers:

These sites should never come forward for development in Pool:

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Planning Officer Leeds Council

Pool Ward

Name of Planning Officer dealing with the case: LDF Publication Draft Consultation

Dear Sir

References:

Planning application HG3- 5 / 1095b-1369 / SHLAA 4173, SHLAA 5006 and all proposed developments in the table above.

Including the Proposed building of 541 properties at Old Pool Bank (land at), Pool in Wharfedale, developments in Pool and surrounding area's.

I write in connection with the above planning application. I have examined the plans and i know the site well. I wish to object strongly to the proposed development of the proposed additional properties in this location.

Pool village is a very tight group of housing where development proposals should be considered very carefully of this size and go against the character of the settlement and increase the risk of vehicular congestion and risk of collision and future accidents.

The proposed siting of the development is particularly ill considered: as the size of the proposed potential development is detrimental to the property value of all the properties in the area.

Reference to other bodies in the local community who support my position:

I understand that the all my neighbours share these concerns.

If this application is to be decided by councillors, please take this as notice that i would like to speak at the

meeting of the committee at which this application is expected to be decided. Please let me know as soon as possible the date of the meeting.

All Brownfield sites in Leeds need to be exhausted before any consideration is given to the greenfield sites.

Consideration needs to be given to infra structure need before any site is approved eg. school capacity, primary and secondary, determination of future highways demand and how this will be met, ability of local primary health structure to meet anticipated needs of local population.

Signature

Yours faithfully,

M Waller

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