

From: [Harvatt, Adam](#)
To: [Site Allocations Plan](#)
Subject: PDE03144_FW: New Makin development proposal
Date: 16 November 2015 10:49:01

Adam Harvatt
Team Leader
Local Plans East
Forward Planning & Implementation
City Development
Leeds City Council

From: Speak, Stephen
Sent: 16 November 2015 08:19
To: Harvatt, Adam
Subject: FW: New Makin development proposal

From: Dobson, Cllr Mark
Sent: 10 November 2015 16:42

Thanks

Steve

Please ensure submitted to consultation

Thanks

Mark

Sent from my iPhone

On 10 Nov 2015, at 16:35,

wrote:

Fr
To
Sent: Tue, 10 Nov 2015 10:11
Subject: Fwd: New Makin development proposal

Hi Liz

Could you please forward this info to the Site Allocation folk for me. I don't have all their email addresses.

Thanks
John

Sent from my iPad

Subject: New Makin development proposal

Dear colleagues

In the last few days East Garforth residents received a leaflet and map from Makins representatives proposing a housing development at the back of the East Garforth estate, to the north of the railway line, including all the farm land back to the ridge road in the east and up to the motorway in the north. The leaflet refers to the Garforth Cliff development as undeliverable. The map showed roads, housing and a wealth of "possible" community facilities.

I have been talking to a number of concerned and well informed residents and they raised the following points about the proposal which I thought members might find useful for our LCC consultation responses.

1. Access and Roads - the proposal will add unviable amounts of traffic to the A656 and A 642 routes both to the M1 and into the Garforth shops etc. no provision made for road improvements.
2. The thinly disguised 'bribe' of new sports facilities etc is unlikely to materialise once Makin has sold the land to residential developers who are profit based and will maximise use of the land based on profit - see what happened at Thorpe Park to the Section 106 requirements !
3. Provision of schools, medical facilities etc not considered.
4. Why is the Garforth Cliff development, SG South, 'undeliverable' ? If it is because of minerals ownership surely this is a negotiation.
5. This is a green site currently providing much needed arable and market garden land as well as employment for local and seasonal workers thus adding to local economy. The industrial units also provide employment and commerce.

As well as the above points, the land being in Aberford may be interesting although opinion was divided as to whether this is good or bad! We could also ask why (in procedural and legal terms) the land at Thorpe park and j45 is not included in the calcs for Garforth's residential allocation.

Hope this is helpful
John

Sent from my iPad