

PDH00646.

LDF PUBLICATION DRAFT
CONSULTATION
FORWARD PLANNING &
IMPLEMENTATION
LEONARDO BUILDING
2, ROSSINGTON STREET
LEEDS LS2 8HD

NAME TRICK MASON

ADDRESS 64, HIGHFIELD DRIVE,

GILDERSOME

LEEDS LS27 7DW

DATE 7/11/15

Dear Sirs,

LEEDS DRAFT SITE ALLOCATIONS PLAN CONSULTATION 2015.

After considering information provided about the above consultation, I wish to object to the loss of Green Belt at this stage of the Local Plan; taking land out of Green Belt should not be done before the Leeds Local Plan has reached its halfway point on 1st April 2020, after a formal review of its progress. This is to avoid unnecessary loss of Green Belt if the rate of new development, especially the building of dwellings, falls well short of LDF Core Strategy target numbers.

National Planning Policy Framework (NPPF) paragraph 79 says "the essential characteristics of Green Belts are their openness and their permanence"; para 83 says "once established, Green Belt boundaries should only be altered in exceptional circumstances, through the preparation or review of the Local Plan. At that time, authorities should consider the Green Belt boundaries having regard to their intended permanence in the long term, so that they should be capable of enduring beyond the plan period". Leeds City Council must take this into account.

(Signed).

Also, I wish to make comments on the following individual sites which are identified by name and by Site Allocations Plan reference number if they have one.

HG2-147(1200A) LAND BEHIND HIGHFIELD DRIVE

PLEASE SEE ATTACHMENT

Note: comments can be sent on-line to www.leeds.co.uk/yourcity, or by e-mail to sap@leeds.gov.uk. Comments, whether electronic or on paper, must be received by Leeds not later than 5pm on Monday 16th November 2015. Preferably, comments should quote the reference number and name of the allocation site to which they refer, if it has any, such as HG2-149, Laneside Farm. There is no limit to the number of sites which can be commented on. Please continue overleaf and add more sheets of paper if needed. Anonymous comments cannot be accepted by Leeds, so always give clearly your name and postal or e-mail address.

HG2-147 (1200A) Land behind Highfield Drive.

I wish to strongly object to the above site, which is used by an equestrian business for horse grazing, being allocated for housing. Apart from school places and the doctors' surgery already unable to cope with the existing population of the village, I would like to draw your attention to the following points:

1. Parked cars have to park on the pavement for traffic to pass as Highfield Drive is so narrow.
2. Access to the proposed site would increase traffic on Highfield Drive and involve knocking down one or two houses/extensions to widen access roads.
3. The village and surrounding areas, which can already be gridlocked at times, are going to suffer with increased traffic, including H.G.V's, due to permission having recently been given for the industrial site on land between Gelderd Road/Asquith Avenue and Nepshaw Lane North.
4. The proposed site already suffers from flooding, is prone to subsidence and has mine shafts and coal seams underneath.

Brown Field sites already allocated for housing should be completely exhausted before any consideration, if ever, is given to Green Belt (which this site is) or Green Field sites. Green Belt/Field sites may be more profitable for developers and L.C.C. but quality of life for the existing residents of Gildersome should also be taken into account.

Academics from Leeds University have estimated 45,000 houses are needed, the National Statistics (ONS) 42,000, so the LDF estimation of 74,000 is grossly in excess of that required. There is therefore absolutely no need to encroach on Green Belt.

In general, the greater Morley and South Leeds areas seem to be unfairly targeted for house building and industrial estates while, as usual, very few sites in outer North Leeds are considered to be suitable.

R. MASON