

PDH00856

LDF Publication Draft Consultation
Forward Planning & Implementation
Leeds City Council
Leonardo Building
2 Rossington Street
Leeds
LS2 8HB

DEVELOPMENT DEPARTMENT			
To	Action	Info	File
11 NOV 2015			
File Number:			

Dear Leeds City Council,

REF SITE HG2-124

I do not support the proposed development of the Stourton Grange South site, ref: HG2-124, and I believe its inclusion in the Site Allocations Plan renders the plan unsound.

If development were to take place on Stourton Grange South it is suggested that there will be a possible requirement for a new Southern road bypass to Garforth to mitigate traffic generated by this development. This would put a huge time and cost burden on the development of Stourton Grange Farm South. Are we sure that this site would still come forward if it was required to provide a bypass? If Stourton Grange Farm South does come forward with the bypass, will the community benefits and/or financial benefits due from the development be compromised as a result? The potential environmental impacts of such a southern bypass could be very significant.

Also the Stourton Grange Farm South site is at an elevated position above the town. It is open fields with wide open views across it. It doesn't have much by way of boundary landscaping (trees or hedgerows) so the impact of new development will be quite noticeable.

I understand that the Stourton Grange South site is affected by Mines and Minerals Rights over the land. This could prevent potential development of the site and mean the Site Allocation Plan is ineffective.

I therefore do not consider that Stourton Grange Farm South represents the most suitable option for growth for Garforth.

An alternative site exists to the north of the railway line to the east of Garforth – Sturton Grange North. This site does not have the impediments of Stourton Grange Farm South and is a more suitable site. I request that the Council consider this site as a more appropriate and sound option for this part of the District.

As the President of Garforth RUFC I am aware that the Sturton Grange North site does have plans for local sporting facilities. I understand this could include a Ground and Clubhouse for Garforth RUFC. As a club Garforth RUFC has been working for almost 25 years within the local community to find suitable sites for such a facility but have come across many obstacles during this time. As President of Garforth RUFC I believe that the development of Sturton Grange North would be able to provide the club with the much needed facilities it requires to grow and build on the Rugby World Cup legacy which Leeds City Council has worked hard to develop.

I believe that the facilities proposed by the development of Sturton Grange North would have significant positive impact on the local community and allow Garforth RUFC to grow within the community. I understand that Garforth RUFC committee estimates we could see –

- A 5 fold increase in club membership with 3 years
- A 10 fold increase in club membership with 7 years
- Development of a junior section catering for Rugby Union activities for all ages from 7-17
- Closer ties with local schools to develop sporting and athletic progress in the Garforth area
- Club run School Holiday activities
- Plus much much more local and community based projects building on the Rugby World cup legacy

I urge the Council to remove the Stourton Grange South site from the SAP and instead include the proposed Sturton Grange North site.

With kind regards,

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