

PDHO1252

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LDF Publication Draft Consultation,
Forward Planning & Implementation,
Leonardo Building, 2 Rossington Street,
Leeds LS2 8HD

DEVELOPMENT DEPARTMENT			
To	Action	Info	File
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Response to Leeds Site Allocation Plan & Aire Valley Leeds Action Plan

Dear Sir / Madam,

I am a Horsforth resident living close to several greenfield sites which are proposed for development. I am also a committee member of the Friends of Hunger Hills Woods; a group which works in partnership with Horsforth Town Council and Leeds City Council Parks and Countryside department in maintaining our local woodland and it's pathways. We also publicise and encourage the use of these woods within the community through our outreach programme and regular annual events.

I wish to make number of strong objections to the Leeds Site Allocations Plan.

- **HG2-41 (4240) - Fields South of A65 from Horsforth & Rawdon RA to crematorium**
- **HG2-42 (1016) - Fields at Broadway and Calverley Lane, Horsforth**
- **HG2-43 (5009) - Fields at Horsforth College Campus**

1 The current housing target, which drives the need to develop on the greenbelt, is based on outdated housing data, which indicate that over 66,000 new properties are needed. This urgently needs to be brought in line with the 2014 figures from the Office of National Statistics, which show a need for only 46,000 new homes. The target should be reassessed prior to submitting site allocation plans, not after, as is currently intended.

2 The most pressing need is for affordable, single owner properties. This need will not be addressed by developing greenfield sites in semi rural areas. The three sites above lie amongst areas of large, well established properties. Developers will be more interested in building similar homes, and the small number of affordable dwellings they will be required to build will not make a sufficient contribution. Those areas of Leeds and other areas of West Yorkshire featuring brownfield sites in need of urban regeneration and

investment should be prioritised and fully exhausted before any plans to develop greenfield sites are proposed. This will need cooperation between councils.

3 The construction of over one thousand homes in the three sites named above would add to the already considerable congestion on the Ring Road and A65. Whilst the recently installed traffic lights have eased the current congestion, the additional cars would return the area to a state of gridlock.

4 The fields comprising site HG2-41 (4240) are an integral part of the Horsforth and Rawdon landscapes. Currently, the area provides views across the Aire Valley to the hills of Shipley Glen. Development of this site would result in a permanent loss of this mood lifting experience for future generations. This would be inconsistent with the National Planning Policy Framework (section 9) regarding the protection of greenbelt land and the long-term impact should not be underestimated.

5 Loss of these sites to development would have a significant effect on a huge array of wildlife. There is no evidence of adequate environmental impact assessments to fully address the potential irreversible changes to a variety of species. During the fruit picking season, there is an opportunity for families to engage with their natural environment. This is a valuable connection for young children, who need every opportunity to balance their increasing reliance on digital technology.

6 Development of HG2-41 (4240) in particular would blur the definition of the communities of Horsforth, Rawdon and Rodley. Whilst there is evidence that some consideration has been given to community identity in the plan, in this instance there is a real danger that this will be lost.

I hope that my objections will contribute to the rejection of plans to develop these greenfield sites. Please keep me informed of opportunities to be involved in public discussion of the Plan, and the outcome of the review.

Yours faithfully,

Mr Philip Munroe