

Aireborough

Housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
1199	Moseley Wood Gardens (land off), Cookridge LS16	11.4	0	G	Main Urban Area Extension	Greenfield	m	Protected Area of Search (PAS) site on existing UDP and small part to south west in Green Belt. Most of the site falls within North Leeds area, but capacity and area have been split between Aireborough and North Leeds on a pro-rata basis. The railway is considered to form a strong defensible boundary which would prevent further sprawl. Capacity limited to 200 due to access constraints (split over two areas).
4254	Woodlands Drive, Rawdon	4.9	130	NonIO	Major Settlement Extension	Greenfield	Y	Adjacent to residential development despite being set away from the main urban area.

Safeguarded land (PAS)

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
4095	Land to west of Knott Lane, Rawdon	1.9	61	G	Major Settlement Extension	Greenfield	Y	Green Belt site. Site is well contained by existing development and would not constitute sprawl if developed. Could be developed along with site 3331; the sites would need to jointly provide a realignment of Knott Lane to provide a 90 degree approach to the A65. Accessibility by public transport and to facilities is good. The site is proposed as a safeguarded site as it is less sequentially preferable to other sites.

City Centre

Not proposed as housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
1140	Pontefract Lane (land west of), Richmond Hill LS9	2.2	132	A	Main Urban Area Infill	Brownfield	N	No indication that this site is available for redevelopment. Buildings are occupied by a variety of businesses.

Inner Area

Housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
4027	Newhall Gate, Newhall Crescent, Middleton	0.6	23	A	Main Urban Area Infill	Greenfield	N	The site is an 'infill' area, with road frontage, surrounded on three sides by housing. Suitable for housing allocation.
4060	Former Shaftesbury PH, York Road	0.6	23	A	Main Urban Area Infill	Brownfield	N	Considerable interest in recent years for residential use. Location and adjacent uses make this ideal for housing allocation.
4110	Brooklands Avenue	0.8	26	A	Main Urban Area Infill	Mix 50:50	N	Site is split into two halves. The western edge is a green area whilst the rest of the site is the club building. The site is considered suitable in principle for residential development.

Housing with mixed uses (no employment)

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
278	Compton Road - Compton Arms, Burmantofts LS9 7B	0.4	50	G	Main Urban Area Infill	Brownfield	N	Cleared former pub site, although some trees have grown to the rear. Within mixed use area and frontage of site is within the town centre. Suitable for retail, offices, community uses and residential in principle.

Mixed use with housing

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
CFSM049	Thomas Danby College, Roundahay Road, Leeds	4.8	118	G	Main Urban Area Infill	Brownfield	N	Call for sites submission for residential, industry, warehousing and offices. Brownfield site within the main urban area. Suitable in principle for residential development or mixed use with residential.

Not proposed as housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
2025	Aireside - adjacent Park	1.4	192	A	City Centre Infill	Brownfield	N	In existing employment use, therefore not considered available for residential.
3081B	Robin Hood West	8	210	R	Smaller Settlement Extension	Greenfield	Y	Green Belt site. Not well related to the urban area and no existing defensible boundary. Development would constitute urban sprawl.
3427	Cliffdale Road, Leeds	0.5	18	A	Main Urban Area Infill	Brownfield	N	Site is in an industrial area. Some residential nearby but current use coupled with adjacent uses suggest the site is not suitable for residential allocation.
3432	Kirkstall, Leeds	9	236	A	Main Urban Area Infill	Brownfield	N	Site predominantly used for employment use. Past and current uses in area reflect an employment based area. Not considered suitable for housing allocation.
3433	Meanwood Road/Cross Chancellor Street, Leeds	0.8	49	A	Main Urban Area Infill	Brownfield	N	Currently in employment use. Not considered suitable for housing allocation.
4090	East Leeds Family Learning Centre (Former)	3.8	115	G	Main Urban Area Infill	Brownfield	N	Although suitable in principle for housing Childrens Services have identified the site for future school provision.
4098	Seacroft Ring Road	1.4	43	R	Main Urban Area Infill	Greenfield	N	The site is open area of green that acts as a 'buffer' to existing residential. Depth of green area not suitable for development. Not suitable for allocation.
4099	Seacroft Ring Road	3.1	82	R	Main Urban Area Infill	Greenfield	N	The site is designated greenspace (N1) on the existing UDP and provides a buffer to industrial land. Highway concerns re parking provision for adjacent industrial units & shared residential / industrial access provision. Not suitable for housing allocation.
4100	Ramshead Drive, Seacroft	1.8	56	R	Main Urban Area Infill	Greenfield	N	Designated greenspace (N1) on the existing UDP and as a Local Nature Area (LNA 072) and green corridor. Given these environmental constraints residential development is considered to be inappropriate.
4101	Ramshead Wood	4.4	116	R	Main Urban Area Infill	Greenfield	N	Designated greenspace (N1) on the existing UDP and as a Local Nature Area (LNA 072) and green corridor. Mature tree cover across the majority of the site. Given these environmental constraints residential development is considered to be inappropriate.
4102	Ramshead Drive	2	53	A	Main Urban Area Infill	Greenfield	N	This site is a wood known as Ramshead Wood. It is sloping and has some mature tree cover. Not suitable for housing allocation.
4107	North Parkway / Asket Walk	1.6	49	R	Main Urban Area Infill	Greenfield	N	Site is designated greenspace (N1) on the existing UDP and as part of a green corridor. The site is surrounded by residential to the east and west and has a cycle route passing through the middle of it. Considered unsuitable for housing allocation.
4113	Bishops Way	2.5	67	R	Main Urban Area Infill	Greenfield	N	The eastern part of the site forms part of the David Young Academy and is designated protected playing pitch (N6) on the existing UDP. The western half of the site is designated as greenspace (N1) on the existing UDP and there would be difficultly achieving safe access without prejudicing with the existing school access. Not suitable for housing allocation.
4114	Lambrigg Crescent	0.6	18	R	Main Urban Area Infill	Greenfield	N	The site is designated greenspace (N1) on the existing UDP and is closely overlooked, being surrounded by existing residential properties. The site has a narrow access point and a public right of way running across it (east-west). Unsuitable for residential allocation.
4115	Foundry Mill Street	1.6	50	A	Main Urban Area Infill	Greenfield	N	The site is designated greenspace (N1) on the existing UDP and there is a playing pitch on site. It is a flat site (although at a lower level than Foundry Mill Street) within the main urban area, with a road frontage. Not suitable as a housing allocation.

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
4122	Seacroft Hall	7.6	200	A	Main Urban Area Infill	Greenfield	N	Designated greenspace (N1) on the existing UDP. Part of the site also contains a designated allotment site (N1A). Site slopes significantly in parts. Sites to the east and South west are residential. Criss crossed by paths and includes a playing pitch. This space has significant amenity value. Unsuitable for housing allocation.
4124	John Charles Approach, Middleton	4.3	128	A	Main Urban Area Infill	Greenfield	N	Site appears to be well used and has significant amenity value. It should be noted that the site has a rail track along the western edge and is subject to significant level changes. Not suitable for housing allocation.
4225	Domestic Street, Holbeck	2.6	125	NonIO	Main Urban Area Infill	Brownfield	N	Two sites straddling a four lane road. Predominantly in a light industrial area although some shops and car show rooms around. The site is comprised of two areas split by Dometic Street in Holbeck. The sites are populated with light industrial and storage and distribution uses. In the main the sites are occupied. Other uses in the area such as retail and car showrooms. There is no residential adjacent. Not suitable for housing allocation.

North Leeds

Housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
1199	Moseley Wood Gardens (land off), Cookridge LS16	11.4	200	G	Main Urban Area Extension	Greenfield	m	Protected Area of Search (PAS) site on existing UDP and small part to south west in Green Belt. Most of the site falls within North Leeds area, but capacity and area have been split between Aireborough and North Leeds on a pro-rata basis. The railway is considered to form a strong defensible boundary which would prevent further sprawl. Capacity limited to 200 due to access constraints (split over two areas).

Not proposed as housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
84	Wetherby Road - Braim Wood School and land to the north, Rounday	20.1	527	NonIO	Main Urban Area Extension	Mixed	Y	Green Belt site. A new school lies to the southern end of the site. The site plays an important role in providing an attractive setting to Roundhay Park. Residential development is likely to have a negative impact on the park.

Outer North East

Not proposed as housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
1027	Wetherby Road (land to west), south of Bardsey	25.1	565	R	Smaller Settlement Extension	Greenfield	Y	Green Belt site. Development of this relatively large site would result in the merging of two settlements (Scarcroft and Bardsey). Highways concerns regarding access onto Wetherby Road.

Outer South East

Housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
4200B	Newtown Farm, Micklefield	1.6	42	NonIO	Smaller Settlement Extension	Greenfield	Y	Due to the location between existing houses and the 'boundary' of the A1M, there would be limited impact on the Green Belt. Consideration needs to be given to whether ongoing agricultural use would be possible on adjacent site 4200A if 4200B restricts farm vehicle access.

Not proposed as housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
1169	Hall Farm Road (paddock to the rear of), Micklefield LS25	1	27	R	Smaller Settlement Extension	Greenfield	Y	Green Belt site. Whilst the site is well related to the existing settlement pattern, it is subject to a planning obligation requiring its partial retention and laying out as a tree belt in association with an adjacent planning permission. As it has not been possible to secure the provision of the tree belt through voluntary means or court action a compulsory purchase order has been made to secure the provision of the tree belt. This CPO was won through an inquiry held in April 2013.
1173	Honeysuckle Close (adjacent to), Micklefield (land to south of)	8.3	124	A	Smaller Settlement Extension	Greenfield	Y	Green Belt site. The site is set on the southern edge of Micklefield. Development would extend the settlement significantly to the south and presents a significant encroachment into the Green Belt.
4200A	Newtown Farm, Micklefield	1	28	NonIO	Smaller Settlement Extension	Greenfield	Y	To the west the site boundary is a natural limestone crag which drops down a few meters to the access road beyond. No road frontage and access only through field to the south. Notwithstanding that it the site is within the 'boundary' of the A1M and so sprawl would be contained, development on site 4200A would greatly impact on the Green Belt due to its situation high on top of the crag, compared to surrounding properties and 4200B. Consideration needs to be given to whether ongoing agricultural use would be possible on 4200A if 4200B restricts farm vehicle access.

Outer South West

Not proposed as housing allocation

SHLAA Ref	Address	Area ha	Capacity	I&O RAG	Settlement Hierarchy	Green/Brown	GBelt	Reason
1205	Mill Lane (land off), East Ardsley WF3	1.2	33	P	Smaller Settlement Extension	Mixed	Y	The site was incorrectly shown as a sieved out Minerals safeguarded site at Issues and Options stage. The site is allocated as a safeguarded waste site in the adopted Natural Resources and Waste DPD. In addition to this it is not considered suitable for housing as residential development here would represent an incursion into Green Belt, and the site is also unrelated to the existing settlement pattern at the back of an industrial mill.
1260A	Batley Road (Land to north and south of), Tingley, Wakefield WF3 1HA	2.7	0	NonIO	Smaller Settlement Extension	Greenfield/Brownfield mix	Y	Green Belt site. The site has been split and whilst site A is the smaller site, it is unrelated to the existing settlement form and development would represent a significant incursion into Green Belt in an area of strategic Green Belt importance, adjacent the boundary with Kirklees. Batley road on the NE boundary forms a defensible greenbelt boundary. Highway concerns re accessibility.
1260B	Batley Road (Land to north and south of), Tingley, Wakefield WF3 1HA	54.3	0	NonIO	Smaller Settlement Extension	Greenfield	Y	Green Belt site. The site is unrelated to the existing settlement form and development would represent a significant incursion into Green Belt in an area of strategic Green Belt importance, adjacent the boundary with Kirklees. Highway concerns re accessibility. The site has been split and this site B forms the larger of the two sites.
3060B	Gelderd Road/M621, Gildersome	114.6	2951	R	Main Urban Area Extension	Mixed	Y	Green Belt site. The site is a major incursion into Green Belt. Development would significantly reduce the Green Belt gap between Gildersome, New Farnley and Lower Wortley. Preventing coalescence of settlements is one of the purposes of Green belt. Highways concerns re cumulative impact on the A62 and A62/ A6120 junction.