

## Appendix 1: Housing Issues to Raise at Development Plan Panel

In each HMCA, certain changes have been made, or there may be issues that have arisen since Executive Board, that we need to bring to members attention. For housing, these are:

| SITE REF              | PREVIOUS SHLAA REF | ADDRESS                                                               | ISSUE                                                                                                                                                                                                                                                                                                                                                                                             |
|-----------------------|--------------------|-----------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>1. AIREBOROUGH</b> |                    |                                                                       |                                                                                                                                                                                                                                                                                                                                                                                                   |
| N/A                   | 2038               | Low Mills, Guiseley                                                   | Agreed as housing allocation in principle at Executive Board Feb 2015. Site constraints flood risk, ecological designations and Natural Resources & Waste Local Plan designations – see plan. Suggest delete as housing allocation.<br>The site has a capacity of 217. Outcome: Aireborough is under the HMCA of 2,300 by 56. However, city wide, the overall 66,000 target is met.               |
| HG3-1                 | 4043               | Land rear of Ings Hotel 45 Ings Lane, Guiseley, Leeds                 | The boundary has been revised to remove an island of Green Belt – change in capacity from 90 to 114 units. Outcome: The total capacity for PAS in Aireborough will increase by 24 units as a result of extending the boundary.                                                                                                                                                                    |
| HG3-2                 | 4095               | Land east of Park Mills, Leeds Road, Rawdon, Leeds                    | The boundary has been revised to remove an island of Green Belt - change in capacity from 61 to 81.<br>Outcome: The total capacity for PAS in Aireborough will increase by 20 units as a result of extending the boundary.<br>In addition, it is recommended that the Green Belt boundary is amended to exclude existing houses at Southland Avenue as this would follow a more logical boundary. |
| <b>2. CITY CENTRE</b> |                    |                                                                       |                                                                                                                                                                                                                                                                                                                                                                                                   |
| HG2-192               | 2008               | White Cloth Hall                                                      | Lottery funded restoration project involves commercial uses rather than residential.<br>Outcome: delete as a housing site                                                                                                                                                                                                                                                                         |
| MX2-18                | 410                | Land adjacent to former Regent Hotel, Regent Street, Sheepscar, Leeds | Boundary extended to include demolished pub site adjacent. Outcome: capacity increased from 67 to 72.                                                                                                                                                                                                                                                                                             |
| MX2-21                | 420                | Park Row                                                              | Capacity – 8. Site deleted. Reason: Due to the current office building being recently refurbished and appearing largely in occupation, the site is no longer being proposed as a mixed use housing allocation.                                                                                                                                                                                    |
| MX2-24                | 5167               | Wellington Plaza                                                      | Site deleted. Reason: Due to the current office building being fully occupied and an absence of development interest, the site is no longer being proposed as a mixed use housing allocation.                                                                                                                                                                                                     |

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|---------------------|-------|------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 3. EAST             |       |                                                            |                                                                                                                                                                                                                                                                                                                                                                     |
| None                |       |                                                            |                                                                                                                                                                                                                                                                                                                                                                     |
| 4. INNER            |       |                                                            |                                                                                                                                                                                                                                                                                                                                                                     |
| HG2-102             | 285   | Site of London Works, Macaulay Street, Burmantofts, Leeds  | Site deleted as housing allocation. Reason: Natural Resources and Waste DPD allocation                                                                                                                                                                                                                                                                              |
| 5. NORTH            |       |                                                            |                                                                                                                                                                                                                                                                                                                                                                     |
| HG2-29              | 1199B | Moseley Wood Gardens                                       | Boundary change to gain access.                                                                                                                                                                                                                                                                                                                                     |
| HG2-35              | 118   | Site of 21 and 23 The View, Alwoodley, Leeds               | Site deleted. Housing would adversely affect character of the area by developing in large garden                                                                                                                                                                                                                                                                    |
| HG2-39              | 16    | Site of 29 Sandhill Lane, Moortown, Leeds                  | Site deleted. Housing would adversely affect character of the area by developing in large garden                                                                                                                                                                                                                                                                    |
| 6. OUTER NORTH EAST |       |                                                            |                                                                                                                                                                                                                                                                                                                                                                     |
| HG2-21              | 4065  | Site of Piccolino's, Wetherby Road, Collingham, Wetherby   | Site deleted. Reason: under 0.4ha threshold for allocations.                                                                                                                                                                                                                                                                                                        |
| 7. OUTER NORTH WEST |       |                                                            |                                                                                                                                                                                                                                                                                                                                                                     |
| MX2-2               | 313   | Ashfield Works                                             | Reduce capacity from 28 to 15. Reason: The Planning Brief for Ashfield Works relates to site MX2-1 and MX2-2 which requires the reprovision of the existing public parking spaces as part of any development proposal. The reduced site capacity reflects this requirement                                                                                          |
| MX2-1               | 320   | Westgate                                                   | Reduce capacity from 70 to 50. Boundary revised to more closely reflect boundary of planning brief and uses on the site Reason: The Planning Brief for Ashfield Works relates to site MX2-1 and MX2-2 which requires the reprovision of the existing public parking spaces as part of any development proposal. The reduced site capacity reflects this requirement |
| HG2-18              | 2130  | Adel Willows, Otley Rd and land south of Church Lane, Adel | Increase in boundary to allow for highway access into site only. Does not alter capacity.                                                                                                                                                                                                                                                                           |

| 8. OUTER SOUTH       |             |                                                    |                                                                                                                                                                                                                                                                                                                                                                           |
|----------------------|-------------|----------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| HG2-180              | 4222A_B_C   | Land between Fleet Lane & Methley Lane Oulton      | Reduce capacity by 68 to 322. Reason: To take off the land requirement for the school.                                                                                                                                                                                                                                                                                    |
| HG5-7                | 3081A       | Robin Hood West                                    | Not all of site 3081A required for school allocation. Need to agree appropriate location and site boundary for proposed school. The remaining area of site 3081A will not be allocated.                                                                                                                                                                                   |
| 9. OUTER SOUTH EAST  |             |                                                    |                                                                                                                                                                                                                                                                                                                                                                           |
| None                 |             |                                                    |                                                                                                                                                                                                                                                                                                                                                                           |
| 10. OUTER SOUTH WEST |             |                                                    |                                                                                                                                                                                                                                                                                                                                                                           |
| HG3-24               | 1032 & 2128 | Bradford Rd and New Lane, East Ardsley             | Need to agree appropriate location and site boundary for proposed school for school allocation. This area will not form part of the PAS                                                                                                                                                                                                                                   |
| HG2-145              | 3000_3064   | Rear of Street Lane, Birchfield Avenue, Gildersome | Increase in site boundary to allow for access to the site.                                                                                                                                                                                                                                                                                                                |
| HG2-162              | 4028        | Thorpe Road, Middleton, Leeds                      | Separate site deleted and merged with site HG1-353 (509). Permission has resulted in reduced capacity of 37 relative to that proposed through allocation.                                                                                                                                                                                                                 |
| 11. OUTER WEST       |             |                                                    |                                                                                                                                                                                                                                                                                                                                                                           |
| HG-57                | 1053A       | Pollard Lane, Bramley                              | Delete site as an allocation. Reason: site is a Green Belt island, not connected to the main urban area, so development would be contrary to overall settlement hierarchy approach. Better to leave as Green Belt and should an application be submitted, the applicant would need to prove very special circumstances case. Outcome: Will reduce capacity in HMCA by 40. |
| HG2-73               | 1343A       | Harper Gate Farm, Tyersal Lane, Tyersal            | Boundary extended to west to link site to existing built up area of Bradford . Reason: suggested to us by Bradford Council at Duty to Cooperate meeting. Outcome: Capacity not changed as increased site area is location of gas main, likely to be undevelopable area.                                                                                                   |
| HG2-76               | 1060A_3377A | Houghside Road, Pudsey                             | Extend boundary of site to include adjacent land to the west. Reason: H2-76 already includes part of adjacent land ownership and makes logical extension to site. Outcome – site capacity increased from 145 to 160.                                                                                                                                                      |