



**Leeds**  
CITY COUNCIL

# Site Allocations Plan

Green Belt Review  
Background Paper

Submission Draft

Leeds Local Plan  
Development Plan Document  
May 2017



# GREEN BELT REVIEW BACKGROUND PAPER RELATING TO SITE ALLOCATIONS PLAN

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## 1. CORE STRATEGY – THE CONTEXT FOR GREEN BELT REVIEW AND THE SCOPE OF THE SITE ALLOCATIONS PLAN

- 1.1. The Core Strategy (**CD2/1**) (adopted Nov 2014) Spatial Policy 10: Green Belt, sets out the scope of the Green Belt review (see **Appendix 1**). This clearly states that the review of the Green Belt is needed to accommodate the scale of housing and employment growth identified in Spatial Policies 6 and 9, and to create new areas of safeguarded land (or Protected Areas of Search) for future development. The Green Belt boundary in Leeds was comprehensively reviewed and settlement boundaries established in the production of the Unitary Development Plan (UDP). The Green Belt review in the Site Allocations Plan does not extend to a review which considers all parcels of land in the Green Belt for reasons such as where garden extensions have occurred, or for small scale adjustments on non-allocated land. This falls outside the scope of the Site Allocations Plan, which is to include allocations for Housing, Employment, Retail and Green space designations only. The scope of the Site Allocations Plan was agreed by the Council's Executive Board in May 2012 (**EB14/6**).
- 1.2. The Green Belt review has been comprehensive; in that it has considered all sites submitted for consideration for allocation, that fall within the agreed scope of the Plan, in accordance with the adopted Core Strategy.

## 2. LEGAL AND POLICY MATTERS

- 2.1. The Planning and Compulsory Purchase Act 2004 ("the Act") governs local plan preparation. Section 19(2) of the Act provides as follows:-

*"In preparing a development plan document or any other local development document the Local Planning Authority must have regard to –  
(a) national policies and advice contained in guidance issued by the Secretary of State*

*...*

*(h) any other local development document which has been adopted by the Authority;"*  
Section 20 provides for the independent examination of the plan. Pursuant to section 20(5):-

*"The purpose of an independent examination is to determine in respect of the development plan document –*

- a) whether it satisfies the requirements of section 19...;  
b) whether it is sound;"*

- 2.2. Section 39 of the Act provides as follows:-

*"Sustainable Development*



1) This section applies to any person who or body which exercises any function  
b) under Part 2 of this Act in relation to local development documents;

...

2) The person or body must exercise the function with the objective of contributing to the achievement of sustainable development”

2.3. Turning to the NPPF, the following paragraphs are of particular reference to the issue of reviewing green belt boundaries and the need to demonstrate exceptional circumstances.

*“83. Local Planning Authorities with Green Belts in their areas should establish Green Belt boundaries in their Local Plans which set the framework for Green Belt and settlement policy. 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.*

*84. When drawing up or reviewing Green Belt boundaries Local Planning Authorities should take account of the need to promote sustainable patterns of development. They should consider the consequences for sustainable development of channelling development towards urban areas inside the Green Belt boundary, towards towns and villages inset within the Green Belt or towards locations beyond the outer Green Belt boundary.”*

2.4. ¶150 and ¶152 the NPPF deal with “Local Plans” and provide as follows:

*“150. Local Plans are the key to delivering sustainable development that reflects the vision and aspirations of local communities. Planning decisions must be taken in accordance with the development plan unless material considerations indicate otherwise.*

*“152. Local Planning Authorities should seek opportunities to achieve each of the economic, social and environmental dimensions of sustainable development, and net gains across all three. Significant adverse impacts on any of these dimensions should be avoided and, wherever possible, alternative options which reduce or eliminate such impacts should be pursued. Where adverse impacts are unavoidable, measures to mitigate the impact should be considered. Where adequate mitigation measures are not possible, compensatory measures may be appropriate.”*

2.5. The following principles derived from case law are relevant to the approach to reviewing the green belt boundary:-

- Green belt boundaries can be reviewed through the local plan process.<sup>1</sup>
- Once a green belt has been established and approved, it requires more than general planning concepts to justify an alteration.<sup>2</sup>
- Exceptional circumstances are required for any revision to green belt

<sup>1</sup> *IM Properties Development Ltd v Lichfield DC* [2014] EWHC 2440 (Admin).¶ 96

<sup>2</sup> *Gallagher Homes Ltd v Solihull Borough Council* [2014] EWHC 1283 (Admin) ¶ 125

boundaries.<sup>3</sup>

- Exceptional circumstances are not defined in law or policy.<sup>4</sup>
- What is capable of amounting to exceptional circumstances is a matter of law.<sup>5</sup>
- Each case is fact sensitive and whether circumstances are exceptional requires an exercise of planning judgment.<sup>6</sup>
- In considering exceptional circumstances the decision maker should have regard to the statutory duty in section 39(2) of the Act (the objective of contributing to the achievement of sustainable development) in the light of the contents of ¶84 of the NPPF.<sup>7</sup>

2.6. Finally, it is considered helpful to reflect in emerging Government Guidance as contained in the Government’s White Paper **“Fixing our Broken Housing Market”** (February 2017). ¶1.38 notes that:

*“...The National Planning Policy Framework is already clear that Green Belt boundaries should be amended only “in exceptional circumstances” when plans are being prepared or revised, but does not define what those circumstances are. The Government wants to retain a high bar to ensure the Green Belt remains protected, but we also wish to be transparent about what this means in practice so that local communities can hold their councils to account.”*

2.7. ¶1.39 of the White Paper clarifies the terms around which release from the Green Belt can occur. The White Paper states that:

*“...Green Belt boundaries should be amended only in exceptional circumstances when local authorities can demonstrate that they have fully examined all other reasonable options for meeting their identified housing requirements”*

2.8. The amendments of the green belt boundary in the Site Allocations Plan are entirely consistent with this emerging policy – the Council has addressed the issue of reasonable alternative options (including UDP Protected Area of Search sites) and has concluded that this is the optimum approach for meeting housing needs.

### **3. GREEN BELT REVIEW – EXCEPTIONAL CIRCUMSTANCES**

3.1. National policy is clear that Green Belt boundaries should only be altered in exceptional circumstances through the preparation or review of the Local Plan (NPPF ¶83). As outlined in Section 2 above, whether exceptional circumstances can be

<sup>3</sup> *Gallagher Homes Ltd v Solihull Borough Council* [2014] EWHC 1283 (Admin) ¶ 125

<sup>4</sup> *Calverton Parish Council v Nottingham City Council, Broxtowe Borough Council and Gedling Borough Council* [2015] EWHC 1078 (Admin). ¶ 20

<sup>5</sup> *Gallagher Homes Ltd v Solihull Borough Council* [2014] EWHC 1283 (Admin) ¶ 125

<sup>6</sup> *IM Properties Development Ltd v Lichfield DC* [2014] EWHC 2440 (Admin). ¶ 96

<sup>7</sup> *IM Properties Development Ltd v Lichfield DC* [2014] EWHC 2440 (Admin). ¶ 97

demonstrated is a matter of planning judgement in a Local Plan context. The Council considers that there are exceptional circumstances to alter the green belt boundary to exclude a number of sites from the UDP designated Green Belt. Those circumstances are as follows:

### Geography of Leeds

- 3.2. Leeds Metropolitan District is a large metropolitan authority area, where two thirds of the area of the District is designated Green Belt and the entire Main Urban Area (MUA) and all but one of its major settlements are surrounded by extensive tracts of Green Belt land. The Core Strategy makes specific reference to the fact that Green Belt land will be required to plan positively for the development and infrastructure required in the local authority Local Plan area. Core Strategy Policy SP1 notes that: *“To deliver the spatial development strategy based on the Leeds settlement hierarchy and to concentrate the majority of new development within and adjacent to urban areas, taking advantage of existing services, high levels of accessibility, priorities for urban regeneration and an appropriate balance of brownfield and greenfield land, the distribution and scale of development will be in accordance with the following principles: ... (viii) To undertake a review of the Green Belt (as set out in Spatial Policy 10) to direct development consistent with the overall strategy...”*
- 3.3. Additionally paragraph 4.1.4 (**CD2/1**) provides that:

*“.....The focus of this strategy is to achieve opportunities for growth in sustainable locations as part of a phased approach and as a basis to meet development needs. The delivery of the strategy will entail the use of brownfield and greenfield land and in exceptional circumstances (which cannot be met elsewhere) the selective use of Green Belt land, where this offers the most sustainable option”*

### Need for Development

- 3.4. The housing targets established in Policy SP6 of the adopted Core Strategy represent one of, if not the, highest housing targets in the country. This sits within the wider strategic context of national government priorities to boost housing growth and delivery (paragraph 47 of the NPPF). This ambition is reflected locally through priorities set in the Best Council Plan (including breakthrough projects) and the establishment of the Housing Growth Board, which brings together efforts from across the Council to meet the challenge of significantly boosting the delivery of housing.
- 3.5. Similarly, the authority, sitting at the centre of both the Yorkshire and Humber and Leeds City Region economies (see Employment Background paper (**CD1/29**), has a challenging requirement for employment land.

- 3.6. With respect to general employment, there are two main areas of Green Belt release, focussed around the airport (EG3) and in East Leeds (MX2-38). The release of Green Belt is consistent with strategic employment priorities set out within the justification to Policy SP8 of the Core Strategy which specifically identifies East Leeds as a location for job growth (paragraph 4.7.15), as reflected within the Core Strategy Key Diagram (**CD2/1** page 66). The spatial vision and SP12 of the Core Strategy supports the future growth of the international airport subject to surface access improvements. A report was presented to the Development Plan Panel on 26<sup>th</sup> June 2015 (**EB3/13**) explaining the need for the new employment allocation in order to support the role of the city and region through the development of a new employment hub. Development Plan Panel resolved to *“advise Executive Board that proposed Policy EG3 and allocation of 36.23ha of land as an employment hub ... should be supported for inclusion in the Site Allocations Plan Publication Draft”*. The future development of the international airport and its associated employment hub has since been supported by emerging plans for major new transport infrastructure (including a link road and railway station). These are set out as part of a revised Local Transport Strategy (see **EB9/17**).
- 3.7. The specific geography of Leeds and need for new development to meet Adopted Core Strategy (**CD2/1**) targets and strategy is the basis upon which the Green Belt review in Core Strategy Policy SP10 is to be taken forward. The justification to Policy SP10 also notes that additional land (to accommodate 10% of the total allocations i.e. 6,600 homes) is required to meet requirements for safeguarded land for beyond the plan period.
- 3.8. The Core Strategy does not prescribe the nature or timing of the Green Belt review. In line with national policy, this is inevitably linked to the promotion of the Council's Local Plan documents i.e. the Site Allocations Plan (**CD1/1**) and the Aire Valley Leeds Area Action Plan (AVL AAP) (**CD2/14**) as green belt boundaries can only be amended during the plan making process.
- 3.9. The Core Strategy targets for housing and employment cannot wholly be met on land outside of the Green Belt hence the need for a Green Belt Review. The Core Strategy targets are considered therefore to constitute the exceptional circumstance for the Green Belt to be reviewed via the Site Allocations Plans.

- 3.10. The Green Belt Review has been undertaken for both the Site Allocations Plan and the AVL AAP on the basis of Core Strategy Policies SP6, SP7 and SP10. In line with this adopted policy framework and in order to provide enduring Green Belt boundaries, the approach in both Plans has been to provide development opportunities that are considered to best meet the objectives of the Core Strategy, and which respond to factors including:
- i. the settlement hierarchy,
  - ii. responding to employment hubs,
  - iii. the need to promote regeneration,
  - iv. the imperative to promote sustainable development in accordance with the application of a range of factors identified in the Sustainability Appraisal
- 3.11. The preparation of the Site Allocations Plan offers the only opportunity to establish a new Green Belt boundary, which will be permanent in the long term and which is capable of enduring beyond the plan period.
- 3.12. This review via the SAP should not be confused with individual planning applications for development within Green Belt, where an applicant must establish that “very special circumstances” exist which outweigh the harm caused by inappropriate development in the Green Belt and any other harm.

#### **4. THE GREEN BELT ASSESSMENT**

- 4.1. As required by the Core Strategy policies, site and green belt assessments have been undertaken as part of the Site Allocations Plan. Core Strategy Policy SP10 clearly sets out that in assessing whether sites in the Green Belt review should be allocated for development, they will be assessed against the purposes of including land in the Green Belt as identified in the NPPF. The NPPF sets out the aim of Green Belt policy which is *“to prevent urban sprawl by keeping land permanently open; the essential characteristics of Green Belts are their openness and their permanence.”* (NPPF paragraph 79).
- 4.2. Paragraph 80 of the NPPF explains that the Green Belt serves five purposes:
- i. to check the unrestricted sprawl of large built-up areas
  - ii. to prevent neighbouring towns merging into one another
  - iii. to assist in safeguarding the countryside from encroachment
  - iv. to preserve the setting and special character of historic towns

- v. to assist in urban regeneration, by encouraging the recycling of derelict and other urban land

4.3. The Green Belt review assessment forms part of the overall site assessment proforma used for assessing both housing and employment sites. The proforma, or site assessment, including the Green Belt review was supported at Development Plan Panel on 2<sup>nd</sup> July 2012. It is appended to the Site Allocations Plan Issues and Options document, Volume 1: Plan Overview, which was published in June 2013 and was subject to public consultation from 3<sup>rd</sup> June to 29<sup>th</sup> July 2013 (**CD1/41**). The Green Belt section of the overall site assessment is set out in **Appendix 2**.

## 5. REVIEW OF SITES

- 5.1. The Submission Draft of the SAP (**CD1/1**) and the Housing Background Paper (**CD1/34**) demonstrate that whilst a strategic priority, brownfield land supply is only able to meet 54% of the total housing allocations required by the Core Strategy (i.e. 36,540 homes). It is inevitable therefore, and accepted by the Core Strategy Inspector, that sites that are currently in Green Belt will need to be allocated to meet Core Strategy requirements in line with the policy approach set out in the Core Strategy. In the justification to Policy SP10 the CS (**CD1/2**) notes that *“To meet Leeds housing and employment requirements it is anticipated that some land will need to be taken out of the Green belt to provide for these allocations...”*
- 5.2. Former UDP Protected Areas of Search (PAS), referred to as Safeguarded Land in the SAP (in line with the NPPF terminology), forms a potential pool of land for development. It was identified for development in the UDP Review (2006) for beyond the plan period i.e. post March 2016. However, the Core Strategy sets out, in line with paragraph 85 of the NPPF, that Safeguarded Land should be reviewed at the plan-making stage. UDP PAS has therefore been considered as part of a comprehensive review of reasonable alternatives.
- 5.3. Green Belt boundary alterations have been considered alongside reasonable alternatives, as part of a comparative exercise to identify the most appropriate sites for release within each relevant HMCA. This approach complies with the requirements of the European Directive on Strategic Environmental Assessment (SEA) which was not part of UK law at the time of the UDP Review (2006). An SEA underpinned the Adopted Core Strategy. The Core Strategy Inspector, Mr A Thickett BA(HONS) BTP MRTPI Dip RSA, notes in his report on the Core Strategy

(September 2015) that “A comprehensive review is also more likely to ensure consistency with the spatial strategy and increase the likelihood that boundaries will not need to be reviewed again at the end of the plan period.” (Paragraph 29).

- 5.4. As a result, in the Submission Draft Site Allocations Plan, the 9 HMCAs that contain Green Belt land all propose to allocate Green Belt land for housing, in order to meet District-wide and HMCA targets as set out in SP6 and SP7. In each case there is an insufficient pool of alternative non-Green Belt sites to meet housing needs.
- 5.5. As the Housing Background Paper (**CD1/34**) notes in paragraph 5.20 all Strategic Housing Land Availability Assessment<sup>8</sup> (SHLAA) sites, and additional new site submissions have been assessed. Where sites fall within the UDP Green Belt these have been assessed in the Green Belt review process. However, some sites were ‘sieved out’ of the assessment process (removed from further consideration) at the start (i.e. at Issues and Options stage) (see **CD1/34** paragraph 5.21 for an explanation of how this was done).
- 5.6. The approach to ‘Sieved out sites’ is also explained in **Volume 1 of the Site Allocations Plan Issues and Options**, published June 2013. Sites were sieved out where they:
  - i. were wholly within an area of high flood risk (zone 3b, functional flood plain in the Strategic Flood Risk Assessment)
  - ii. were wholly within a Site of Special Scientific Interest or national nature conservation designation (ancient woodland)
  - iii. were within minerals safeguarded sites
  - iv. were within the airport safety zone
  - v. fell outside the settlement hierarchy of the Core Strategy (see Core Strategy Policy SP1)
- 5.7. Criterion v. above refers to all sites that were not connected to any settlement in the settlement hierarchy, but were surrounded by Green Belt and were dismissed from the process at the start. These sites were all listed in the Issues and Options documents for the Housing Market Characteristic Area (HMCA) concerned, and identified by a “purple” notation on the Plan at Issues and Options stage. These were sieved out because they did not fulfil the requirements of Core Strategy Policy SP10 to “provide a full range of local facilities and services”. However, Policy SP10 notes that such sites may exceptionally be considered where they are in sustainable

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<sup>8</sup> See Housing Background Paper

locations and are able to provide a full range of local facilities and services. This is the reason why the strategic site (MX2-33 Headley Hall) in Outer North East was not “sieved out” at issues and options stage of the SAP assessment; and subsequently why MX2-39 at Parlington Estate, was considered favourable. This is therefore an exception to the general approach taken, but which is anticipated in any event by SP10 (iii).

- 5.8. Green Belt sites that were ‘sieved out’ at the start of the process (at Issues and Options stage) because they did not fall within the settlement hierarchy and therefore were not subject to the site assessment are detailed in **Table 1** below. Whilst these sites were sieved out at Issues and Options stage, where a representation was subsequently received during of the statutory public consultation periods (Issues and Options in 2015 or Publication Draft in 2015 (2016 for Outer North East)), in favour of allocation of the site concerned, a subsequent site assessment was carried out.
- 5.9. Similarly, any new site submissions made through any of the public consultation periods were assessed (even though they would have been sieved out had the site been in the SHLAA pre Issues and Options). For completeness, sites sieved out for other reasons at Issues and Options stage are listed in **Table 2**. Sites shown as sieved out at Issues and Options stage which have subsequently been assessed are detailed in **Tables 1 and 2**.

**TABLE 1: SITES SIEVED OUT AT ISSUES AND OPTIONS STAGE AS WITHIN GREEN BELT (OR RURAL LAND IN OUTER NE) AND OUTSIDE OF THE SETTLEMENT HIERARCHY**

HMCA	Site	Address	Assessment in line with ¶5.8. and ¶5.9 above
Aireborough	63	Woodlands Drive - Cragg Wood Nurseries, Rawdon	Yes. Green Belt
Aireborough	1017	Hawksworth Lane (land at), Hawksworth Nurseries	Yes. Green Belt
Aireborough	1186	Cross Lane (land at), off Carlton Lane, Guiseley LS21	Yes. Green Belt
Aireborough	1189	Bramston Lodge (land at), Carlton, Near Yeadon	Yes. Green Belt
Aireborough	1254	Moor Lane (land at), Guiseley	Yes. Green Belt
Aireborough	1326	Town End (land at), Carlton, Yeadon LS19	Yes. Green Belt
North Leeds	1339	Calverley Lane, Horsforth - Clariant UK Ltd LS18 4RP	No. Identified site HG1-97
North Leeds	3016	Low Hall Farm	Yes. Green Belt
Outer North East	15	Wetherby Road - Scarcroft Lodge, Scarcroft	Yes. Housing allocation HG2-26



HMCA	Site	Address	Assessment in line with ¶5.8. and ¶5.9 above
Outer North East	70	Linton Spring (office building), Sicklinghall Road, Wetherby	No. Green Belt
Outer North East	78	Blackmoor Lane (120), Bardsey LS17 9DZ	No. Green Belt
Outer North East	830	Thorner Lane - Oaklands Manor, Scarcroft	No. Green Belt
Outer North East	1001	Tarn Lane - Brandon Hall LS17	No. Green Belt
Outer North East	1005	Wetherby Road, Scarcroft	No. Green Belt
Outer North East	1028	Wetherby Road (land to west), north of Scarcroft	No. Green Belt
Outer North East	1031	Sandhills (land to east), Thorner	No. Green Belt
Outer North East	1040	Carr Lane, Thorner,LS14	No. Green Belt
Outer North East	1041	Wetherby Road (land to east at Castle Mona Lodge), Scarcroft	No. Identified housing allocation HG1-48
Outer North East	1048	Main Street (north of), Aberford LS25	Yes. Green Belt
Outer North East	1056	Main Street (off) - Cricket Field, Shadwell	Yes. Green Belt
Outer North East	1088	Whinmoor Lane, land to rear of Wainscott Cottage, Shadwell, LS17 8LS	No. Green Belt
Outer North East	1108	Willow Lane (land west of), Clifford LS23	Yes. Green Belt
Outer North East	1109	Cinder Lane (land west of), Clifford, LS23	No. Green Belt
Outer North East	1121	Trip Lane (land at), Linton	Yes. Green Belt
Outer North East	1130	Parlington Lane (land off)	Yes. Green Belt
Outer North East	1131	Field Lane (south of), Aberford	Yes. Green Belt
Outer North East	1132	Lotherton Lane (land south of)	Yes. Green Belt
Outer North East	1156	Bramham Road (land to east of), Clifford	Yes. Green Belt
Outer North East	1157	Old Mill Lane (land to south of), Clifford LS23	Yes. Green Belt
Outer North East	1158	Boston Road (land to west of), Clifford LS23	Yes. Green Belt
Outer North East	1161	Parlington Drive (west of), Aberford LS25	Yes. Green Belt
Outer North East	1162	Parlington Drive (east of), Aberford, LS25	Yes. Green Belt
Outer North East	1163	Main Street - Beckside, Aberford LS25	Yes. Green Belt
Outer North East	1167	Chapel Lane (land to the east of), Clifford LS23	Yes. Safeguarded land.
Outer North East	1182	Woodlands Farm (land at), Syke Lane, Scarcroft LS14	Yes. Green Belt
Outer North East	1239	Dowkell Lane (land south of), Thorp Arch LS22	Yes. Green Belt
Outer North East	1240	Church Causeway (land north of), Thorp Arch	Yes. Green Belt
Outer North East	1241	Walton Road (land at), Thorp Arch LS22	Yes. Green Belt

HMCA	Site	Address	Assessment in line with ¶5.8. and ¶5.9 above
Outer North East	1252	Northgate Lane, Linton LS22	Yes. Green Belt
Outer North East	1286	Colliers Lane (land off), Shadwell, LS17	No. Green Belt
Outer North East	1287	Blind Lane (land at), Shadwell, LS17	No. Green Belt
Outer North East	1288	Manor Farm (land at), Shadwell, LS17	Yes. Green Belt
Outer North East	1289	Dowkell Lane (land north of), Thorpe Arch, Boston Spa	Yes. Green Belt
Outer North East	1290	Thorpe Arch - The Vicarage (land to rear of), Boston Spa	Yes. Green Belt
Outer North East	1300	Linton Lane - land opposite the Ridge, Linton LS22	Yes. Green Belt
Outer North East	1304	Larumrise (land to the west of), off Willow Lane, Clifford LS23	No. Green Belt
Outer North East	1309	Linton Lane (land to the rear of) LS22	No. Green Belt
Outer North East	1315	Holywell Lane / Bridle Path Road (land to east of), Shadwell LS17	Yes. Green Belt
Outer North East	1316	Bridle Path Road (land to north of), Shadwell, LS17	Yes. Green Belt
Outer North East	1329	Blackmoor Lane (land to north of), Bardsey, Leeds	No. Green Belt
Outer North East	2068	Thorp Arch Estate Waste Tip, Wetherby LS23	Yes. Green Belt
Outer North East	2136	The Ridge, Linton	Yes. Safeguarded land
Outer North East	3019	Land off Whinmoor Lane Shadwell	No. Green Belt
Outer North East	3020	Land at Elmete Lane Shadwell	No. Green Belt
Outer North East	3126	Syke Lane, Scarcroft	No. Green Belt
Outer North East	3127	Wetherby Road, Scarcroft	No. Green Belt
Outer North East	3309	Scarcroft Cottage, Wetherby Road, Scarcroft, Leeds, LS14 3HJ	No. Green Belt
Outer North East	3319	Main Street, Aberford	No. Green Belt
Outer North East	3323	Land at Brandon Golf Course, Shadwell	No. Green Belt
Outer North East	3333	Land off Ling Lane, Scarcroft	No. Green Belt
Outer North East	3363	Mill Lane, Bardsey	Yes. Green Belt
Outer North East	3429	Land off Black Moor Lane, Bardsey	No. Green Belt
Outer North East	3437	Parlington Estate, Aberford	Yes – part of larger Parlington Estate MX2-39
Outer North East	3438	Aberford Road, Aberford	No. Green Belt
Outer North East	3448	Land off Trip Lane Linton	No. Green Belt
Outer North East	3452	Land off Potterton Lane	Yes. Green Belt
Outer North East	3453	Land off Potterton Lane	Yes. Green Belt
Outer North East	3461	Land off Tithe Barn Lane, Bardsey	No. Green Belt
Outer North East	CFSM033	NEB Site, Scarcroft Lodge, Scarcroft, Leeds	Yes. Green Belt
Outer North East	CFSM038	Land at Parkhouse Farm, Aberford, Leeds	Yes – part of larger Parlington Estate MX2-39

HMCA	Site	Address	Assessment in line with ¶5.8. and ¶5.9 above
Outer North East	CFSM053	Land at Home Farm, Aberford	Yes – part of larger Parlington Estate MX2-39
Outer North West	1036	Old Lane, Bramhope LS16	Yes. Green Belt
Outer North West	1037	Moor Road (west of), Bramhope LS16	Yes. Green Belt
Outer North West	3021	Otley Golf Course	No. Green Belt
Outer North West	3022	Laurel Bank/Ivy Bank, Bradford Road	No. Green Belt
Outer South	1006	Wakefield Road , Rothwell	No. Green Belt
Outer South	1249	Junction 30 M62 (land off), Rothwell and Oulton LS26	Yes. Green Belt
Outer South	2110	Rothwell Sports Centre, Oulton LS26	Yes. Green Belt
Outer South	3012	Iveridge Hall, Oulton	No. Green Belt
Outer South	3465	Leadwell Lane, Rothwell	No. Green Belt
Outer South East	1276	Newfield Lane - land at Manor House Farm, Ledsham	No. Green Belt
Outer South East	1277	Claypit Lane, Hill Top Farm, Ledsham	No. Green Belt
Outer South East	3308	Land south of Micklefied	No. Green Belt
Outer South East	3441	Land at Hall Lane Ledston	No. Green Belt
Outer South West	171	Elwell Street (land off) - Thorpe	Yes. Green Belt
Outer South West	2037	Fall Lane, East Ardsley	No. Green Belt
Outer South West	3311	Land at off Gascoigne Road	Yes. Green Belt
Outer South West	3313	Batley Road	No. Green Belt
Outer South West	3383	Howden Clough Road, Leeds	No. Green Belt
Outer South West, Outer West	3458	Wood End Farm, South of Whitehall Road, Farnley	Yes. Green Belt
Outer West	1129	Green Lane/Tong Road - Parkside House, Farnley, Leeds LS12 5HB	No. Green Belt
Outer West	1273	New Farnley (land north and west of)	Yes. Green Belt
Outer West	2076	Farnley Hall, Farnley LS12	Yes. Green Belt

5.10. These sites are shown on plans for each HMCA at **Appendix 3**.

**TABLE 2: SITES SIEVED OUT AT ISSUES AND OPTIONS STAGE FOR REASONS OTHER THAN THE SITE FELL OUTSIDE THE SETTLEMENT HIERARCHY**

Site ref	Address	Reason sieved out	Assessment in line with ¶5.8. and ¶5.9 above
<b>Aireborough</b>			
2161	West of Westfield Mount	SSSI	Yes. Not allocated for housing. Part Green Belt.
<b>Outer North East</b>			
780	First Avenue, Bardsey	Strategic Flood Risk Assessment (SFRA) flood zone 3b	No. Identified housing site HG1-42*
1131	Field Lane, Aberford	Not within settlement hierarchy and part SFRA flood zone 3b	Yes. Green Belt and Green Space.
<b>Outer North West</b>			
175	Former Bridge End Cattle Market, Billams Hill, Otley	Flood zone 3b (washland) on Strategic Flood Risk Assessment	Yes. Green Belt
1198	Land adjoining Stephen Smith's Garden Centre, Pool Road, Otley	Flood zone 3b (washland) on Strategic Flood Risk Assessment	Yes. Green Belt
1358	Midgley Farm, Otley	Flood zone 3b (washland) on Strategic Flood Risk Assessment, Minerals safeguarded site	Yes. Green Belt
<b>Outer South West</b>			
550	32-34 Rein Road, Morley	Within the buffer of Minerals Safeguarded site	No. Identified site HG1-516
1205	Land off Mill Lane, East Ardsley	Minerals Safeguarded site	Yes. Green Belt and safeguarded waste site in Natural Resources and Waste Plan
<b>Outer West</b>			
1051	Newlay Bridge, Off Pollard Lane, Newlay	Flood zone 3b (washland) on Strategic Flood Risk Assessment	No. Green Belt

\*Subsequently removed at Pre-Submission Changes Stage due to flood risk

- 5.11. All SHLAA sites within the UDP Green Belt were assessed using the agreed Green Belt assessment proforma which forms part of the overall site assessment (see **Appendix 2** of this Background Paper. See also **Appendix 1** of the Housing Background Paper for the full site assessment pro-forma. **Appendix 4** lists sites within, or partly within existing UDP Green Belt in each HMCA, together with the decision as to whether the site has been proposed for allocation for housing or not.
- 5.12. **Appendix 4** shows that the majority of sites falling within the existing UDP Green Belt which have not been allocated for housing. **Table 3** below summarises **Appendix 4**.

**TABLE 3: NUMBER OF EXISTING UDP GREEN BELT SITES WITHIN EACH HMCA, AND NUMBERS OF SITES PROPOSED FOR ALLOCATION, NOT ALLOCATED, OR PROPOSED FOR DESIGNATION AS SAFEGUARDED LAND**

HMCA	Number of sites within or partly within UDP Green Belt	Number of sites within/partly within UDP Green Belt which are identified for housing	Number of sites within/partly within UDP Green Belt which are allocated for housing	Number of sites within/partly within UDP Green Belt which are not allocated for housing	Number of sites within/partly within UDP Green Belt which are designated as safeguarded land
Aireborough	33	1	8	20	4
City Centre	0	0	0	0	0
East	17	0	5	12	0
Inner	2	0	0	2	0
North	52	4	8	40	0
Outer North East	76	4	4	68	0
Outer North West	34	0	3	30	1
Outer South	45	3	11	29	2
Outer South East	55	1	7	47	0
Outer South West	93	6	14	72	1
Outer West	60	4	13	41	2

*NB. This table excludes sites which were sieved out (as shown in Table 1) so the actual number of sites in UDP Green Belt not allocated for housing is higher*

- 5.13. Detailed site assessments, including the Green Belt review assessments have been made available as part of the online material at each consultation stage. Maps for each HMCA at **Appendix 3** show all sites within or partly within the Green Belt; including sieved out 'purple' sites, those sites not proposed for allocation, and those sites which are identified sites, proposed for housing or safeguarded land.
- 5.14. Subject to the range of considerations influencing site selection (see Housing **(CD1/34)** and Employment **(CD1/29)** Background Papers), this assessment has enabled those sites with the least harm on Green Belt purposes to be proposed for allocation, although this inevitably varies to reflect the needs and characteristics of the HMCA concerned. The aim has been to make the minimum change necessary to the Green Belt boundaries to deliver the Core Strategy targets (including the need for safeguarded land). However, the Green Belt Review is just one factor in the overall assessment process. The overall assessment has considered the relationship of a site to the settlement hierarchy, whether brownfield or greenfield, site attributes – whether it can be physically developed, considering comments from infrastructure providers, local views from the representations submitted at Issues and Options stage

(public and ward members), the sustainability assessment of sites as well as the assessment of a site against the 5 purposes of Green Belt, where it falls within existing Green Belt.

5.15. **Table 4** below gives a detailed breakdown by HMCA of how many housing allocations are existing UDP Green Belt and the overall percentage of the Green Belt proposed for allocation within each HMCA. It can be seen that the allocated land proposed in the SAP which is currently designated as UDP Green Belt is 12,481 dwellings across 73 sites (this equates to 19% of the total land needing to be identified and allocated in Core Strategy SP6).

**TABLE 4: PROPOSED HOUSING ALLOCATIONS WHICH ARE EXISTING UDP GREEN BELT**

HMCA	Total no. of allocated sites	No. of allocated sites in UDP Green Belt	Total allocated capacity	Capacity in UDP Green Belt	Capacity not in Green Belt	Area of UDP Green Belt allocated (ha)	% of total UDP Green Belt allocated in HMCA
Aireborough	13	8	1,049	965	84	42.4	1.5
City Centre	37	0	6,645	0	6,645	0	0
East Leeds	12	5	3,553	691	2,862	53.1	4.8
Inner Area	49	0	4,072	0	4,072	0	0
North Leeds	25	8	1,832	1,326	506	70.3	5.0
Outer North East	10	4	3,518	1,973	1,545	121.2	0.9
Outer North West	7	3	609	131	478	6.3	0.2
Outer South	15	11	1,816	1,548	268	63.3	2.5
Outer South East	13	7	3,026	2,561	465	156.9	3.3
Outer South West	34	14	4,321	2,306	22,015	100.0	3.4
Outer West	32	13	2,002	980	1,022	38.1	2.1
<b>Total</b>	<b>247</b>	<b>73</b>	<b>32,443</b>	<b>12,481</b>	<b>19,962</b>	<b>651.6</b>	<b>1.9</b>

*NB. The table does not include the fact that the amount of Green Belt in Outer North East will increase when compared to existing UDP levels, due to the designation of additional land as Green Belt, which was previously 'Rural Land' in the UDP.*

## 6. RURAL LAND IN OUTER NORTH EAST HMCA

6.1. A strategic matter for consideration as part of the SAP, relates to the future status of the "Rural Land" designation (to the NE corner of the District), as part of the Core Strategy SP10. The designation of this land as Rural Land, initially stems from a UDP Policy which was 'carried over' from the former Wetherby Local Plan (GB6 (29)) and is relevant for the Outer North East HMCA only. This area was initially identified as

Rural Land, on the basis that the general extent of the West Yorkshire Green Belt, did not extend to most of the area North of the River Wharf, to the West and East of Wetherby. At the time it was considered that as the character of the area was essentially rural land, the intention was to retain this character through the Plan.

- 6.2. Within this overall context, it can be noted that the planning circumstances have now changed with the introduction of the new Local Plan system, the NPPF, the adoption of the Core Strategy and the preparation of the SAP. The Outer North East HMCA has a target of 5,000 dwellings to meet (8% of the overall Core Strategy total) and a number of strategic choices have been taken in line with Core Strategy Policy SP10 i.e. considering growth at Wetherby (a Major Settlement, but one with specific constraints), making up the ONE housing requirement from a pool of sites linked to Smaller Settlements, exploring use of Rural Land and the Thorp Arch Trading Estate and meeting the requirement via proposed new settlements in the Green Belt – or some combination of these. These challenges have been summarised in the Housing Background Paper (**CD1/34 section 6**).
- 6.3. It is therefore necessary to review the Rural Land designation within this context. This is needed to comply with paragraph 14 of the NPPF. The Council has fulfilled the Presumption in Favour of Sustainable Development as far as it requires that local authorities “positively seek opportunities to meet the development needs of their area”. The Core Strategy and SAP demonstrate that this is achieved both for the City as a whole and for individual HMCAs. Given the potential scale and location of the growth within ONE, which will inevitably impact upon the character and composition of the ONE area, it is considered appropriate to prevent urban sprawl by keeping land permanently open in this part of the City. This can be achieved by designating the Rural Land Area as Green Belt. The purpose of this approach, within the overall context of the SAP and proposals for housing growth, is to ensure that this area of open countryside has the same level of protection as similar areas across the District. A consequence of this approach also provides for an overall net gain in the extent of Green Belt for the District as a whole as a result of the SAP. This therefore will enable the Plan to be consistent with national policy and effective as it will provide certainty that this part of the City has protection where specific policies in the Framework indicate development should be restricted.
- 6.4. The scale and rate of growth planned for in the Core Strategy is of a completely different extent to that envisaged in the UDP. Current experience tells us that

maintaining a five year land supply of housing land is difficult and is likely to be challenged through the planning application process over the life of the Plan. It would be inappropriate for the ONE HMCA to be more vulnerable to such development pressures than other parts of the District simply because it was not designated as Green Belt in an earlier and very different plan (pre-NPPF). This is particularly important given the emphasis that the Core Strategy places on the maintenance of the character and identity of places and in directing development to the most sustainable places. It might be argued that the Council can address any potential shortfall in housing land through a future plan review. However, in these circumstances the same arguments will apply, with national guidance suggesting minimising impact on the Green Belt by the use of non-Green Belt land. In considering applications or plan review, all the 'rural' land in the district should be considered to be of equal value and should be designated accordingly.

6.5. The NPPF ¶82 notes that, "*New Green Belts should only be established in exceptional circumstances*". These exceptional circumstances are warranted as set out above, as part of the SAP and the wider Green Belt review process. The SAP proposes that the Rural Land UDP designation (which is confined only to the Outer North East HMCA) be deleted and the majority of the extent of the Rural Land be designated as Green Belt.

6.6. The exceptions to this include:

- land proposed in the SAP for allocation (HG2-226 Land to the East of Wetherby)
- two small parcels of land proposed to be retained as "white land" as they cannot fulfil the purposes of Green Belt (these are a) land to the north west of Wetherby on the Wetherby / Harrogate Borough Council boundary and b) the Young Offenders Institute adjacent to allocation HG2-226)

6.7. The NPPF also sets out that "If proposing a new Green Belt, local planning authorities should:

- i. demonstrate why normal planning and development management policies would not be adequate*
- ii. set out whether any major changes in circumstances have made the adoption of this exceptional measure necessary -*
- iii. show what the consequences of the proposal would be for sustainable development*



*iv. demonstrate the necessity for the Green Belt and its consistency with Local Plans for adjoining areas*

*v. show how the Green Belt would meet the other objectives of the Framework”*

6.8. It is not considered appropriate for a strategic issue of this significance to be dealt with simply through planning applications, rather it is the authority's view that the Site Allocations Plan provides the most appropriate context for reconsidering the status of the Green Belt in this area of north-east Leeds. In this context the 'major changes in circumstances' is the preparation of the Site Allocations Plan which must allocate land for 66,000 homes and 493 ha of employment land, and the Green Belt review which must take place as part of this. In accommodating the scale of housing and employment identified in the Core Strategy it is appropriate to consider the contribution that land currently not defined as Green Belt, can make to the strategic function of the Green Belt. To designate the area formally known as Rural Land in the north-east of Leeds as Green Belt is considered the most sustainable approach to retaining the Leeds Green Belt's strategic function, in light of the housing employment targets enshrined within the Core Strategy.

6.9. This approach is considered to off-set the impact on Green Belt releases in this HMCA by using the most sustainable locations for proposed allocations via the SAP, whilst taking the opportunity in line with updated guidance in the NPPF, to protect less sustainable locations from *ad hoc* development, through designation as Green Belt. The Leeds Local Plan is at a more advanced stage of preparation than adjoining authorities at Harrogate and Selby Districts. It is considered that this approach to elements of the West Yorkshire Green Belt within the Leeds District, will not present a conflict with neighbouring authority's approach to Green Belt. No cross boundary comments have been received from neighbouring authorities on this issue. In lieu of a regional authority capable of co-ordinating the Green Belts across Yorkshire, this approach accords with the objectives set out within the Framework.

## **7. SITES FOR GYPSIES AND TRAVELLERS AND TRAVELLING SHOWPEOPLE WITHIN THE GREEN BELT**

7.1. Planning Policy for Traveller Sites (2015) (**EB8/10**) notes that Traveller sites are inappropriate development in the Green Belt. However, if a local authority wishes to make a limited Green Belt release for this purpose it can do so via the plan-making process. Core Strategy (**CD2/1**) Policy H7 notes that one of the criteria to be used in identifying land for pitches will be *“(iv) the following order of preference for*

*categories of land should be followed: brownfield, greenfield and Green Belt. Alterations to the Green Belt boundary to accommodate pitches and plots will only be considered in exceptional circumstances, to meet a specific identified need. In such circumstances and as part of the Site Allocations Plan, sites will be specifically allocated as a Gypsy, Traveller and Travelling Showpeople's site only".*

- 7.2. The justification to Policy H7 (paragraph 5.2.38) notes that "Consultation responses from representatives of the Gypsy and Traveller community have previously indicated a strong preference for sites to be of a small size suited to occupation by close family groups. It may not be possible to identify sites without considering exceptional and limited alterations to the Green Belt Boundary. Any alterations to the Green Belt boundary will need to be considered as part of the Site Allocations Plan. Alternatives will be explored before Green Belt locations are considered."
- 7.3. Within this context Green Belt assessments have been carried out for four sites which are available for Gypsy and Traveller use and are considered to form suitable sites. The Housing Background Paper sets out how site searches for G&T sites have been unable to find sufficient sites on non-Green Belt land to meet needs in the Core Strategy (see **CD1/34** paragraph 11.48). The conclusions of the Green Belt assessments are in the Gypsy and Traveller section of the Housing Background Paper (**CD1/34** Appendix 16).
- 7.4. Green Belt assessments (Appendix 16) have been carried out on four sites, of which one is proposed for allocation: West Wood, Morley; Bullerthorpe Lane, Temple Newsam; The Old Telephone exchange, Coal Road nr Shadwell and Land off Pawson Street, Robin Hood. The conclusions of the assessment (**CD1/34** Appendix 16) are that:
- the sites at West Wood and Bullerthorpe Lane lie within areas of Green Belt where designation of these small scale sites would lead to minor impacts on the Green Belt with little potential to create precedents of sprawl or encroachment. Whilst the sites do not round off settlement boundaries they are small in scale and their impact is minimal. West Wood is proposed for allocation and proposed to be inset within the Green Belt and Bullerthorpe Lane is not proposed for allocation (non-Green Belt reasons).
  - the private site suggestion at Land off Pawson Street lies within a strategically important Green Belt buffer which defines the western edge of the smaller settlement of Robin Hood. Release of this site from the Green Belt, which is

currently actively used for agricultural purposes, would lead to sprawl, encroachment and create a potential precedent for further release of sites to the north and south. This tract of Green Belt forms a strategic role in Leeds and proposals for settled housing to the north of the site have also been discounted because of the importance of this Green Belt buffer. The site is also rejected on this basis.

- the site at the Old Telephone Exchange, Coal Road nr Shadwell is a small brownfield site. On balance, it is considered that high potential for unrestricted sprawl exists. However, it is acknowledged that this impact would be mitigated to some extent by the small scale and brownfield nature of the site. Nevertheless the site was discounted for other planning reasons.

7.5. The Housing Background Paper (**CD1/34** paragraph 11.50) notes that “Within the Site Allocations process every effort has been made to place all of the Gypsy and Traveller sites within good accessible locations and on non-Green Belt land. In most cases this has been achieved. However, the challenge in Leeds is that as well as finding suitable sites for new Gypsy and Traveller sites the Site Allocations plan is also seeking to provide 70,000 new homes, 1,000,000 sq metres of new office space, 493 hectares of new industrial land, space for new retail development and safeguard important green spaces. Leeds is significantly constrained given that nearly all of the non-urban area is Green Belt. Consequently, some Green Belt will be required for Leeds to meet its defined overall development needs.”

7.6. It is also worth noting that paragraph 11.51 of that document also states that “In terms of the provision of new Council managed Gypsy and Traveller accommodation, the Council has undertaken an extensive search and assessment of Council owned land across the whole of Leeds. However, these landholdings on non Green Belt land need to be balanced against the development needs for housing, employment, green space and retail. Many of the most suitable sites are identified as preferred allocations or already have planning permission for another use. They are therefore not always available for Gypsy and Traveller use. It is a similar story for the new private Gypsy and Traveller provision. All of the new suggestions from private landowners for new private standalone sites are situated on Green Belt land. Furthermore, the majority of existing private sites in Leeds are located on Green Belt land. This is partly due to land values in the urban area tending to prohibit Gypsy and Traveller sites being viable and deliverable options. The new sites proposed by the

Site Allocations Plan are considered to be available and deliverable options; as such the identification of sites in the Green Belt is therefore the most appropriate strategy, in principle, when considered against the lack of reasonable alternatives.”

- 7.7. The Council intend to wash over existing safeguarded allocations in the Green Belt because these are existing sites that are generally longstanding and are very small in scale. To inset them would create very small holes in the Green Belt which given their lawful use rights in any event would be unnecessary to their continued function as Gypsy and Traveller sites.
- 7.8. The Council proposes to allocate one new Gypsy and Traveller site within the existing Green Belt. This is site HG1-7 West Wood, Tingley. The Council will draw a new defensible boundary on the basis that this is a new site and is being proposed at a time when the Green Belt boundary is being established through the planmaking process. The Planning Policy for Traveller sites states *‘If a local planning authority wishes to make an exceptional, limited alteration to the defined Green Belt boundary (which might be to accommodate a site inset within the Green Belt) to meet a specific, identified need for a traveller site, it should do so only through the planmaking process and not in response to a planning application. If land is removed from the Green Belt in this way, it should be specifically allocated in the development plan as a traveller site only’.*
- 7.9. The proposed allocation at West Wood, Tingley complies with this guidance and the site requirements attached to the allocation specify that the site shall only be occupied by Gypsy and Travellers. The proposed allocation is necessary to be released from the Green Belt on the basis that it forms a deliverable pool of supply to meet the need set out in the Core Strategy and is otherwise suitable and deliverable. There are also no other non-Green Belt which are considered to be deliverable now to meet the needs set out in the Core Strategy.

## **8. SAFEGUARDED LAND**

- 8.1. The Council is taking a plan-led approach to safeguarded land consistent with ¶85 of the NPPF. The NPPF, ¶85 defines safeguarded land as land between the urban area and the Green Belt, identified to meet longer term development needs. It makes clear that *“safeguarded land is not allocated for development at the present time. Planning permission for the permanent development of safeguarded land should only be granted following a Local Plan review which proposes the development”*. Integral to

this approach has been the comparative assessment of sites undertaken in the SAP, which has enabled choices between reasonable alternatives to be made (see Housing Background Paper) and is also reflected through the methodology of the Council's Sustainability Appraisal.

- 8.2. Safeguarded land is referred to as Protected Areas of Search (PAS) in the existing UDP and Core Strategy, but called "safeguarded land" in the SAP to bring nomenclature in line with the NPPF.
- 8.3. Safeguarded Land could include both housing and employment uses. The Core Strategy Spatial Policy 10 identifies the need to create areas of PAS to ensure the long term endurance of the Green Belt and provide a reserve of potential sites for longer term development needs beyond the plan period (2028). The Core Strategy is deliberately unspecific as to discrete quantum's of PAS land for housing and employment, but rather refers at paragraph 4.8.7 to "*new PAS should account for at least 10% of the total land allocated for housing*". This equates to a 6,600 housing capacity, as the target for housing allocations is 66,000. To that end, PAS land sufficient to provide for 6,600 homes has been proposed for allocation, but this stock of land supply is flexible and could be used for housing and/or employment, dependent on development needs towards the end of the plan period.
- 8.4. Table 4 in the Site Allocations Plan Submission Draft **(CD1/1)** gives the distribution of proposed Safeguarded land designations across Leeds. It is replicated below as **Table 5**. It should be noted that these figures reflect the baseline housing update as at 5<sup>th</sup> April 2016 (see Housing Background Paper **CD1/34** paragraph 4.2). A quantum of safeguarded land has since been allowed at recovered S78 appeals. This will be reflected in the 1<sup>st</sup> April 2017 update – to be sent to the Inspector after Submission.

**TABLE 5: THE DISTRIBUTION OF SAFEGUARDED LAND DESIGNATIONS ACROSS LEEDS**

HMCA	Total capacity of Safeguarded Land sites	% of HMCA target as PAS	% of 6,600 total PAS target
Aireborough	360	16	5
City Centre	0	0	0
East Leeds	0	0	0
Inner Area	0	0	0
North Leeds	0	0	0
Outer North East	1,359	27	21
Outer North West	540	27	8
Outer South	220	8	3
Outer South East	1,616	35	24
Outer South West	1,753	24	27
Outer West	915	19	14
<b>Total</b>	<b>6,763</b>	-	-

8.5. As the Housing Overview section of the **Submission Draft Plan (CD1/1)** explains (at paragraph 2.60), safeguarded land is not evenly distributed across HMCAs in a pro rata manner; either because some areas cannot provide any as they have no Green Belt boundary (i.e. the City Centre and Inner HMCAs) or have tight boundaries offering little or no opportunity for safeguarded land (i.e. the East and North HMCAs). **Table 6** gives further details as to the existing safeguarded land designations within the UDP.

**TABLE 6 – EXISTING DESIGNATION OF SAFEGUARDED LAND SITES (UDP REVIEW)**

Site Ref	Site ID	Site Address	Existing Designation of site in UDP	HMCA	Capacity
HG3-1	4043	Land rear of Ings Hotel 45 Ings Lane, Guiseley, Leeds	Green Belt	Aireborough	114
HG3-2	4095	Land east of Park Mills, Leeds Road, Rawdon, Leeds	Green Belt	Aireborough	81
HG3-3	3331	Land north of North Lodge, Knott Lane, Rawdon, Leeds	Green Belt	Aireborough	35
HG3-4	3329_5145	Land between 20 Layton Lane and Layton Croft, Layton Road, Rawdon,	Green Belt	Aireborough	130

Site Ref	Site ID	Site Address	Existing Designation of site in UDP	HMCA	Capacity
		Leeds			
HG3-5	1095B_1369	Old Pool Bank, Pool in Wharfedale, Otley LS21	Part Green Belt, part Protected Area of Search (PAS)	Outer North West	540
HG3-7	2136	Land west of The Ridge, Linton, Wetherby	Protected Area of Search (PAS)	Outer North East	100
HG3-8	2135	Land west of Millbeck Green and north of Leeds Road, Collingham, Wetherby	Protected Area of Search (PAS)	Outer North East	100
HG3-9	2137	Land rear of 1 to 63 West Avenue, Boston Spa, Wetherby	Protected Area of Search (PAS)	Outer North East	110
HG3-10	1008	Land Adjacent Martin House Childrens Hospice, Grove Road, Boston Spa, Wetherby	Protected Area of Search (PAS)	Outer North East	103
HG3-11	1167	Land rear of St Edwards Church, High Street, Clifford, Wetherby	Protected Area of Search (PAS)	Outer North East	36
HG3-12	1061	Land between disused brick works and Scholes Elmet Primary School, Station Road, Scholes, Leeds	Protected Area of Search (PAS)	Outer North East	60
HG3-13	2134	Land west of Nook Road and north of Main Street, Scholes, Leeds	Protected Area of Search (PAS)	Outer North East	850
HG3-14	1110	Site of Red Beck Nurseries, Ring Road Farsley, Farsley, Pudsey	Protected Area of Search (PAS)	Outer West	50
HG3-15	1114	Land bounded by Oaklands Road Kirklees Drive and Calverley Lane, Farsley, Pudsey	Protected Area of Search (PAS)	Outer West	415
HG3-16	3455A	Land rear of 37 to 54 Hare Park Mount, Farnley, Leeds	Green Belt	Outer West	120
HG3-17	2123	Land rear of 12 to 44 Castle Ings Gardens and Walsh Lane and rear of 636 to 658 Whitehall Road, Low Moor Side, New Farnley, Leeds	Protected Area of Search (PAS)	Outer West	130
HG3-18	2132	Land rear of 4 to 104 Selby Road, Garforth, Leeds	Protected Area of Search (PAS)	Outer South East	500
HG3-19	2131	Land rear of 74 to 208 Sandgate Drive, Kippax, Leeds	Protected Area of Search (PAS)	Outer South East	166

Site Ref	Site ID	Site Address	Existing Designation of site in UDP	HMCA	Capacity
HG3-20	1149A	Site of Park Lane Farm including Owland Farm, Doctors Lane, Allerton Bywater, Castleford	Protected Area of Search (PAS)	Outer South East	950
HG3-21	2078	Land West of Ravells Works, Gelderd Road, Wortley, Leeds	Green Belt	Outer South West	315
HG3-22	2125	Land rear of 11 to 89 Hepworth Avenue and rear of 64 to 82 Manor Farm Drive, Churwell, Morley	Protected Area of Search (PAS)	Outer South West	80
HG3-23	2127	Site of Station Lane Farm and part of Dunningley Hill Farm and Springfield House, Station Lane, Tingley, Wakefield	Protected Area of Search (PAS)	Outer South West	1050
HG3-24	1032	Land bounded by New Lane and rear of 130 - 162 Bradford Road, East Ardsley, Wakefield	Protected Area of Search (PAS)	Outer South West	218
HG3-25	2128	Site of Northern House Moor Knoll Lane and land rear of 1 - 35 New Lane, East Ardsley, Wakefield	Protected Area of Search (PAS)	Outer South West	90
HG3-26	129B	Land south of Ashfield House Main Street and bounded by Pit Field Road, Carlton, Wakefield	Protected Area of Search (PAS)	Outer South	115
HG3-27	1224	Land rear of 47 to 75 Church Lane, Methley, Leeds	Green Belt	Outer South	55
HG3-28	1225C	Land rear of 65 to 89 Savile Road and west of 4 to 36 Summer Hill Road, Methley, Leeds	Green Belt	Outer South	50
HG3-29	3455B	Land off Gamble Lane	Green Belt	Outer West	200
					<b>6,763</b>

## 9. UDP DESIGNATIONS OF PROTECTED AREAS OF SEARCH (PAS)

9.1. The Unitary Development Plan designated sites as Protected Areas of Search, which essentially fulfilled the same function as the sites designated as safeguarded land in the SAP i.e. that they may meet development (housing, employment or other land use



needs) beyond the plan period. Representations have been received suggesting that as a matter of course all the UDP PAS sites should be allocated for housing in the SAP, and that these should have been allocated in advance of considering sites within the UDP Green Belt. The Council does not agree.

- 9.2. The process of producing a Site Allocations Plan and the scale of housing growth to be accommodated has meant that new allocations have been selected from the pool of SHLAA sites, which includes various sites, including those within the urban area, brownfield and greenfield sites, sites currently designated as PAS in the UDP (providing a pool of 5,400 dwellings) and sites within the UDP Green Belt. The process of taking forward the Core Strategy requirements as part of the SAP process means a number of factors have been taken into account in developing a methodology and considering alternative options in a comprehensive approach which is up to date with current legislation, guidance and local plan documents. These include the scope of the Core Strategy, the spatial characteristics of the District, the extent of the Green Belt and the scale of development. See also section 5 above regarding factors to be considered in the selection of sites for allocation.
- 9.3. It should be noted that the Core Strategy Spatial Policy 10, provides for some flexibility to consider distribution because it does not prescribe that safeguarded land should be distributed in the same manner as proposed allocations for housing (which is set out at Policy SP7). This enables the Council, through the plan making process, to take a view on the sensitivity of Green Belt in an area and the extent to which it is important to the purposes of Green Belt. It should be emphasised also that the overall Policy approach of the Core Strategy is underpinned by a comprehensive sustainability appraisal (and compliance with the SEA Directive), consequently, consideration of the delivery of safeguarded land through the Site Allocations process, needs to be consistent with this up to date approach. The final distribution of safeguarded land takes into consideration the Core Strategy principles and Green Belt functions. The final outcome is not, and is not expected to be, an even distribution across HMCAs taking these factors into account.
- 9.4. PAS sites within the UDP were assessed and designated in 2001. Since that time, planning policy has changed significantly at a European and National level and the NPPF has been introduced, providing specific criteria for assessing the purposes of the green belt and the need for development to be in sustainable locations. As a result, all sites were assessed against up to date guidance, legislation and the

Adopted Core Strategy to determine their suitability for allocation, with sites within Green Belt incorporating a Green Belt assessment. Having carried out the site assessments, some Green Belt sites “scored” higher than existing PAS sites for example, because they were considered to be in a more sustainable location. The conclusions from the assessment therefore mean that some existing green belt sites are being proposed for allocation whereas some existing PAS sites are not. This is considered to be in line with the Framework and carries out alterations to the Green Belt and designation of Safeguarded Land in the context of the preparation of a Local Plan.

9.5. This approach is supported by the NPPF, which states in paragraph 85 that local authorities should: *“make clear that the safeguarded land is not allocated for development at the present time. Planning permission for the permanent development of safeguarded land should only be granted following a Local Plan review which proposes the development”*. National guidance therefore provides support to the approach of considering release of such sites via a wider plan-making process. This helps to ensure that the Draft Site Allocations Plan DPD considers the contribution of existing UDP PAS sites to the most up to date strategy (as set out in the Adopted Core Strategy DPD), which seeks to meet objectively assessed development and infrastructure requirements and is and consistent with achieving sustainable development (in line with the SEA Directive and the NPPF (neither of which were in force at the time of the UDP Review)). To that end, the Council can achieve a positively prepared Local Plan in line with paragraph 182 of the NPPF (**CD2/1**).

9.6. Core Strategy paragraph 4.8.6 notes, *“Land not appropriate for housing might be needed for employment allocations or retained as future PAS in the LDF”*. The following table lists existing UDP PAS sites and their subsequent allocation or designation in the SAP:

No. of sites	Site ref.	Address	Proposed SAP designation/allocation	Capacity (if applicable)
Aireborough				
1	2118	Haw Lane, Yeadon	Green Space (site has received Village Green status)	
2	2119	Canada Road, Rawdon	Not allocated and shown as “white land” due to lack of access	
City Centre				
	None			
East				
	None			

No. of sites	Site ref.	Address	Proposed SAP designation/allocation	Capacity (if applicable)
Inner				
	None			
North				
3	HG1-58	Moseley Wood Gardens, Cookridge	Identified housing allocation	135
4	HG2-29	Moseley Wood Gardens	Housing allocation	63
Outer North East				
5	HG1-28	Spofforth Hill Wetherby	Identified housing allocation	325
6	HG3-7	The Ridge, Linton	Safeguarded land	
7	HG3-8	Leeds Road, Collingham	Safeguarded land*	
8	HG3-9	West Park, Boston Spa	Safeguarded land	
9	HG3-10	Grove Road, Boston Spa	Safeguarded land*	
10	HG3-11	Chapel Lane, Clifford	Safeguarded land	
11	HG3-12	Wood Lane, Scholes	Safeguarded land	
12	HG3-13	East of Scholes	Safeguarded land	
Outer North West				
13	HG2-17	Breary Lane East, Bramhope	Housing allocation	376
14	HG2-18	Church Lane, Adel	Housing allocation	87
15	HG3-5	Pool Bank, Pool in Wharfedale	Safeguarded land	
Outer South				
16	HG1-403	Fleet Lane, Oulton	Identified housing allocation	77
17	HG1-406	Royds Lane, Rothwell	Identified housing allocation	90
18	HG1-412	Barn Cottage, Station Road, Methley	Identified housing allocation	6
19	HG1-413	Station House, Station Road, Methley	Identified housing allocation	220
20	HG3-26	Main Street and Pitfield Road, Carlton	Safeguarded land	
Outer South East				
21	HG2-125	Pit Lane, Micklefield	Housing allocation	79
22	HG3-18	Selby Road, Garforth	Safeguarded land	
23	HG3-19	Moorgate, Kippax	Safeguarded land*	
24	HG3-20	Park Lane, Doctors Lane, Allerton Bywater	Safeguarded land	
Outer South West				
25	HG1-351	Owlers Farm, Wide Lane, Morley	Identified housing allocation	114
26	HG1-514	Low Moor Farm, Albert Drive, Morley	Identified housing allocation	185
27	HG2-143	King Street/Spring Gardens, Drighlington	Housing allocation	250
28	HG2-149	Lane Side Farm, Morley	Housing allocation	542
29	HG3-22	Manor House Farm, Churwell	Safeguarded land	
30	HG3-23	Tingley Station	Safeguarded land	
31	HG3-24	Bradford Road, East Ardsley	Safeguarded land*	
32	HG3-25	New Lane, East Ardsley	Safeguarded land	
Outer West				
33	HG1-133	Calverley Lane, Farsley	Identified housing allocation	47

No. of sites	Site ref.	Address	Proposed SAP designation/allocation	Capacity (if applicable)
34	HG2-66	Hill Foot Farm, Pudsey	Housing allocation	60
35	HG3-14	Land at Rodley Lane	Safeguarded land	
36	HG3-15	Kirklees Knowl, Bagley Lane	Safeguarded land*	
37	HG3-17	Low Moor Side, New Farnley	Safeguarded land	

\* Subject of appeals to be reflected in 1<sup>st</sup> April 2017 update

9.7. As can be seen from the table, not all existing UDP PAS sites have been retained as safeguarded land in the SAP. Of a total of 37 existing UDP PAS sites, 9 are identified housing allocations (by virtue of planning permission prior to 5<sup>th</sup> April 2016), 7 are proposed new housing allocations, 2 are not allocated for housing or safeguarded land (one has no notation i.e. “white land”, one is now green space) and 19 are proposed as safeguarded land designations. This is entirely consistent with the site assessment approach explained above.

9.8. Throughout the preparation of the SAP a number of UDP PAS sites have been subject of on-going S78 appeals (these have been identified by an asterisk) and an up to date position will be sent to the Inspector in advance of the Examination (see Housing Background Paper **CD1/34** paragraph 4.2).

## 10. GREEN BELT BOUNDARIES

10.1. Once the plan is adopted, the Policies Map will reflect the changes to the Green Belt boundary which is shown in the Site Allocations Submission Draft Plan (subject to any modifications recommended by the Inspector). The Green Belt will reflect boundary changes arising from the new allocations for housing, employment (where these fall within the existing UDP Green Belt) and the deletion of the UDP Rural Land designation. **Appendix 5** shows the UDP Green Belt boundary. **Appendix 6** shows the Site Allocations Plan proposed Green Belt boundary. In addition, there are areas where the Green Belt is revised, including where revision of the boundary around an allocation has left residual land. In such cases, the areas detailed are to be removed from Green Belt, along with the adjacent allocation as they would no longer perform a Green Belt function. These changes are considered to comply with the final bullet point of paragraph 85 NPPF and are listed at **Appendix 7**, along with plans for each change detailed in the table at **Appendix 7**.

## **APPENDIX 1: LEEDS CORE STRATEGY (ADOPTED NOVEMBER 2014) – SPATIAL POLICY 10**

### **SPATIAL POLICY 10: GREEN BELT**

A review of the Green Belt will need to be carried out to accommodate the scale of housing and employment growth identified in Spatial Policy 6 and Spatial Policy 9, as well as an additional contingency to create new Protected Areas of Search (to replace those in the UDP which will be allocated for future development). The review will generally consider Green Belt release around:

- i) the Main Urban Area (Leeds City Centre and surrounding areas forming the main urban and suburban areas of the City),
- ii) Major Settlements of Garforth, Guiseley/Yeadon/Rawdon, Morley, Otley, Rothwell and Wetherby,
- iii) Smaller Settlements (listed in Table 1: Settlement Hierarchy),

Exceptionally, sites unrelated to the Main Urban Area, Major Settlements and Smaller Settlements, could be considered, where they will be in sustainable locations and are able to provide a full range of local facilities and services and within the context of their Housing Market Characteristic Area, are more appropriate in meeting the spatial objectives of the plan than the alternatives within the Settlement Hierarchy. Otherwise review of the Green Belt will not be considered to ensure that its general extent is maintained.

In assessing whether sites in the Green Belt review should be allocated for development, the following criteria will be applied:

- (i) Sites will be assessed against the purposes of including land in Green Belts identified in national guidance (National Planning Policy Framework). These purposes are:
  - to check the unrestricted sprawl of large built up areas,
  - to prevent neighbouring towns from merging,
  - to assist in safeguarding the countryside from encroachment,
  - to preserve the setting and special character of historic towns and
  - to assist in urban regeneration.

## APPENDIX 2: LEEDS SITE ALLOCATIONS PLAN - PRO-FORMA FOR SITE ASSESSMENT

### **Green Belt Review Methodology - complete this section only where a site lies within the existing Green Belt**

Once the general extent of a Green Belt has been approved, boundaries should only be altered in exceptional circumstances. It is therefore necessary to assess which land within the Green Belt can make a significant contribution to meeting long term development land supply needs which would be least damaging to the purposes and integrity of the overall Green Belt in the Leeds Metropolitan District.

*When assessing a site that is only partially in the Green Belt, only assess the part that is Green Belt.*

Purpose	Criteria and definitions	Assessment
<p>1. Check the unrestricted sprawl of large built up areas</p>	<p>This is not the same as urban development per se. It is a judgement as to whether a development would result in inefficient use of land considering the following criteria:</p> <p>i. Would development of the site lead to/ constitute ribbon development YES/NO</p> <p>ii. Would development result in an isolated development site not connected to existing boundaries YES/NO</p> <p>iii. Is the site well connected to the built up area? – Does it have 2 or more boundaries with the existing built up area? YES/NO</p> <p>iv. Would development of the site effectively 'round off' the settlement pattern YES/NO/PARTIAL</p> <p>v. Do natural and physical features (major road, river etc.) provide a good existing barrier between the existing urban area and undeveloped land, which if breached may set a precedent for unrestricted sprawl? YES/NO</p>	<p>i. If response yes, high potential for unrestricted sprawl.</p> <p>ii. If response yes, result would be isolated development, high potential for urban sprawl.</p> <p>iii. If a site is well connected i.e. has several boundaries with the adjacent urban area, lower potential for urban sprawl. If only one boundary with existing urban area, development would 'jut out' or not be as well related and has more potential to result in urban sprawl.</p> <p>iv. If response yes, development would 'round off', low potential for unrestricted sprawl.</p> <p>v. if yes, higher potential for urban sprawl.</p> <p><b>Overall conclusion:</b> Development of the site would result in:</p> <p><b>High potential to lead to unrestricted sprawl</b> OR</p> <p><b>Low potential to lead to unrestricted sprawl</b> <i>(Delete response which does not apply)</i></p>
<p>2. Prevent neighbouring towns from merging</p>	<p>It is impossible to define a minimum distance that there should be between settlements.* (see bottom of 3<sup>rd</sup> column). The important consideration is whether development would appear to result in the merger of built up areas. Topography and features such as rivers and major roads can act as barriers preventing merging. The assessment therefore looks at:</p> <p>i. Do natural features and infrastructure provide a good physical barrier or boundary to the site that would ensure that development was contained?</p> <p>YES/NO</p>	<p>i. If yes, a good physical boundary is more likely to perform a role in preventing neighbouring towns from merging.</p> <p>ii. If development would lead to the merging/physical connection of settlements the site would not prevent towns from merging.</p> <p><b>Overall conclusion:</b> <b>Development of the site would lead to coalescence/merging of settlements</b> OR</p> <p><b>Development of the site would not result in the merging of settlements</b></p>

Purpose	Criteria and definitions	Assessment
	ii. Would development of the site lead to physical connection of 2 or more settlements ?  YES/NO	OR  <b>Development of the site would not result in actual merging of settlements but does not:</b> <b>i. make good use of any physical barriers/there is no defensible boundary and/or</b>  <b>ii. development of the site would significantly reduce the Green Belt gap between settlements. (see * 2<sup>nd</sup> column, explanation)</b>  <i>(Delete response which does not apply)</i>
3. Assist in safeguarding the countryside from encroachment	<p>This is an assessment as to the extent to which the Green Belt constitutes 'open countryside' from assessing countryside characteristics. If the site has any such characteristics it can be said to assist in safeguarding the countryside from encroachment. The characteristics are:</p> <p>i. Is there a strong, defensible boundary between the existing urban area and the site – wall, river, main road etc. (as opposed to garden boundaries).             YES/NO</p> <p>ii. Does the site provide access to the countryside – footpaths, bridleways across the land, or is it a designated park/green space?             YES/NO</p> <p>iii. Does the site include national or local nature conservation designated areas (SSSIs etc.)             YES/NO</p> <p>iv. Does the site include areas of woodland, trees or hedgerows that are protected (protected ancient woodland) or significant unprotected tree/hedge cover.             YES/NO</p> <p>v. Does the site include any best and most versatile; grade 1, 2 or 3a (where known) agricultural land ?             YES/NO</p> <p>vi. Does the site contain buildings ?             YES/NO</p> <p>If yes, are these in agricultural use ?             YES/NO</p>	<p>i. If response yes, there is an existing defensible boundary between the existing settlement/urban area and the site, the site will perform a role in safeguarding the countryside from encroachment.</p> <p>ii. If yes, the site performs a role in providing access to the countryside for the urban population, the site will perform a role in safeguarding the countryside from encroachment.</p> <p>iii. If yes, the site performs a role in safeguarding the countryside from encroachment.</p> <p>iv. If yes, the site performs a role in safeguarding the countryside from encroachment.</p> <p>v. If yes, the site performs a role in safeguarding the countryside from encroachment.</p> <p>vi. If the site contains buildings that are not in agricultural use, development (on that part of the site) would be classed as brownfield rather than Greenfield development, so the site would not perform a role in safeguarding the countryside from encroachment.</p> <p><b>Overall conclusion:</b>  <b>The site performs an important role in safeguarding the countryside from encroachment OR</b>   <b>The site does not perform an important role in safeguarding the countryside from encroachment</b>   <i>(Delete response which does not apply)</i></p>

Purpose	Criteria and definitions	Assessment
4. Preserve the setting and special character of historic towns	<p>Most towns have a historic core, so this assessment focuses on whether a site is adjacent to a conservation area, listed building, historic park or garden or other features of historic significance.</p> <p>Where a site is adjacent* to such a feature, development may still be able to preserve the setting and special character if done sensitively through appropriate design. This is a matter of judgement at initial site selection stage.</p> <p><i>* adjacent is either abutting the current boundary or only separated by a road that isn't included in the boundary.</i></p> <p>For the assessment: i. Is the site adjacent a conservation area, listed building or other historical features ?</p> <p>YES/NO</p> <p>ii. If 'yes' could development preserve this character ?</p> <p>YES/NO/PERHAPS</p>	<p><b>Overall conclusion:</b></p> <p><b>Development of the site would have no effect on the setting and special character of historic features OR</b></p> <p><b>Development of the site would have an effect on the setting and special character of historic features, which could be mitigated against through appropriate detailed design OR</b></p> <p><b>Development of the site would have a significant effect on the setting and special character of historic features</b></p> <p><i>(Delete response which does not apply)</i></p>
5. Assist in urban regeneration, by encouraging the recycling of derelict and other urban land	Not to be included within GB assessment because the Core Strategy policies encourage regeneration within the urban area	N/A
		<i>NB. The conclusion under each purpose is an overall assessment from the conclusions from <b>all</b> the criteria in that category/Green Belt purpose.</i>
<b>OVERALL CONCLUSION FROM ASSESSMENT AGAINST ALL *4 PURPOSES OF GREEN BELT AND ESSENTIAL CHARACTERISTICS OF OPENNESS AND PERMANENCE:</b>		

**\*Green Belt purposes, criteria for assessing sites:**

National Planning Policy Framework (NPPF) para 79 states that the fundamental aim of Green Belt policy is to prevent urban sprawl by keeping land permanently open; the essential characteristics of Green Belt are their openness and permanence. Para 80, sets out the 5 purposes of Green Belt:

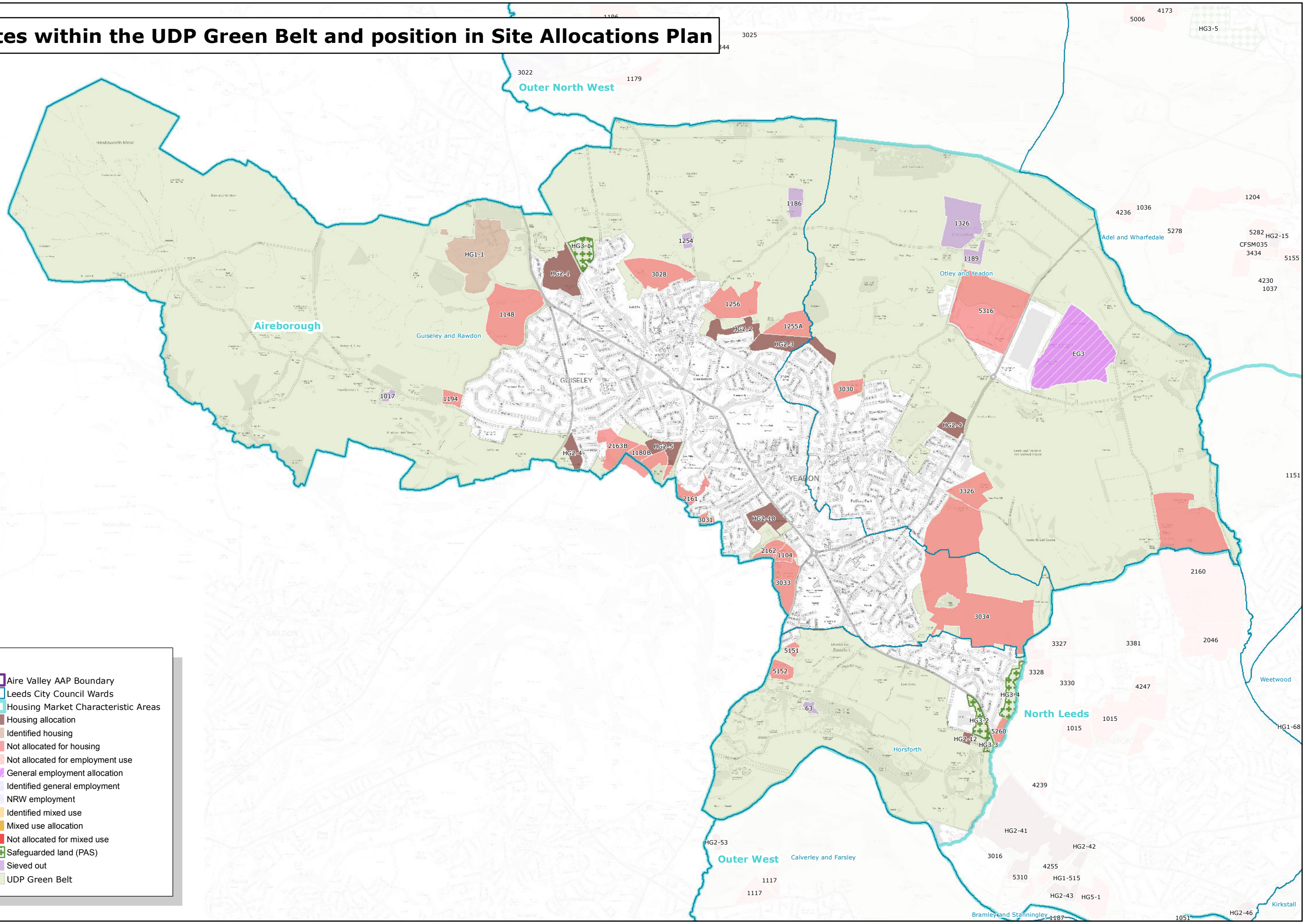
We have not applied a scoring or weighting system as a site may have only one applicable criteria as opposed to many, but this one factor may be so significant as to mean that overall, the effect on Green Belt purposes is still very significant – for example the site may be isolated and so not satisfy the purpose of preventing urban sprawl, but satisfy all other Green Belt purposes, but this alone may be considered to have a more significant effect on the purposes of Green Belt than for example a site which it is considered would round off a settlement but has various ‘countryside characteristics’ which means that the site performs a role in safeguarding the countryside from encroachment. The end comments box is for the overall conclusion from looking at all the purposes to be outlined. We may have to assess this further once site visits have taken place to establish sites which have a significant effect on the purposes of Green Belt and those that do not, but this is an iterative process and will be determined once more site visits have been undertaken.

The Green Belt Review only needs completing where a site is within the current Green Belt



**APPENDIX 3: PLANS FOR EACH HOUSING MARKET CHARACTERISTIC AREA (HMCA)  
SHOWING ALL SITES IN EXISTING UDP GREEN BELT AND SUBSEQUENT PROPOSAL  
IN THE SITE ALLOCATIONS PLAN**

# Sites within the UDP Green Belt and position in Site Allocations Plan

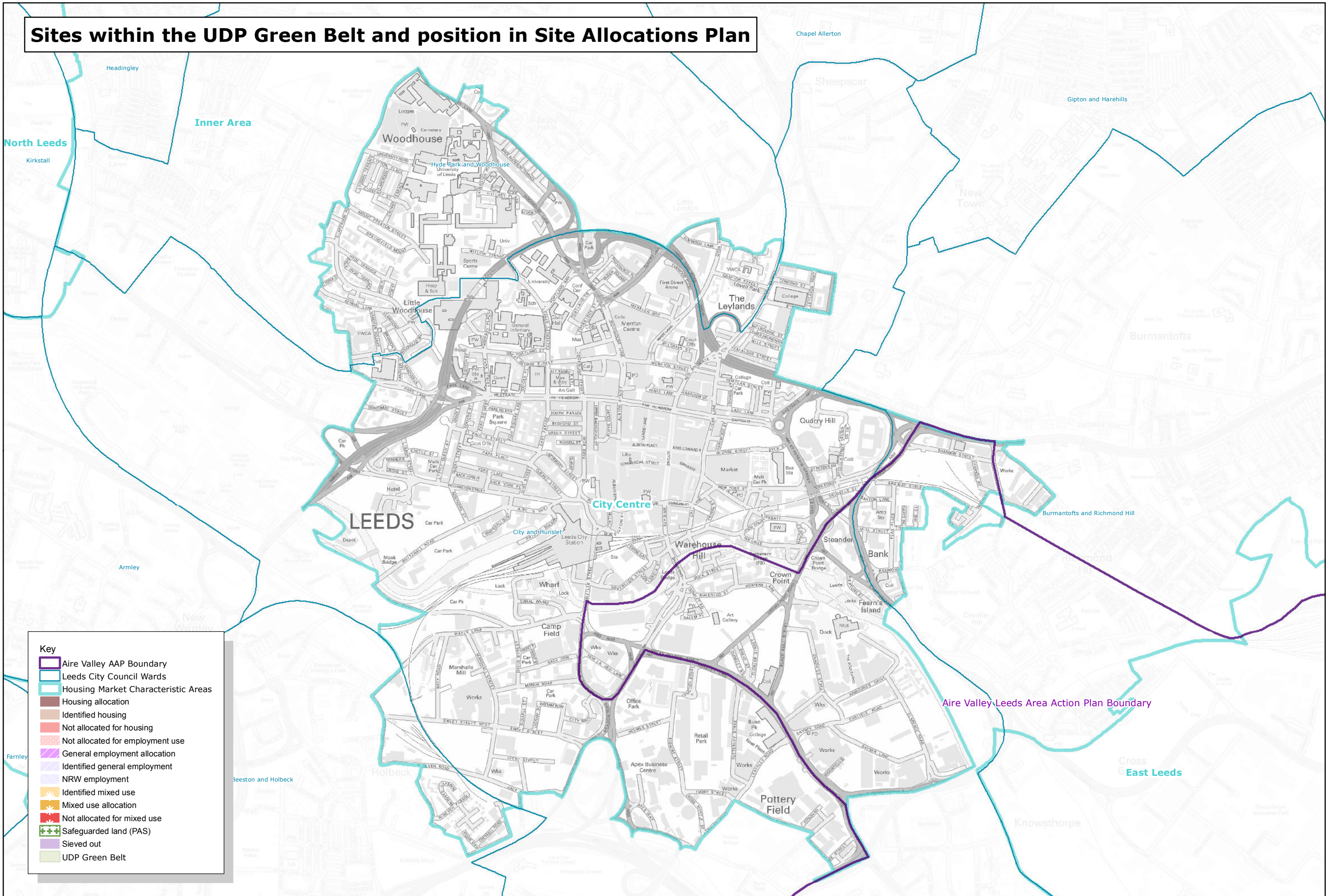


**Key**

- Aire Valley AAP Boundary
- Leeds City Council Wards
- Housing Market Characteristic Areas
- Housing allocation
- Identified housing
- Not allocated for housing
- Not allocated for employment use
- General employment allocation
- Identified general employment
- NRW employment
- Identified mixed use
- Mixed use allocation
- Not allocated for mixed use
- Safeguarded land (PAS)
- Sieved out
- UDP Green Belt



# Sites within the UDP Green Belt and position in Site Allocations Plan

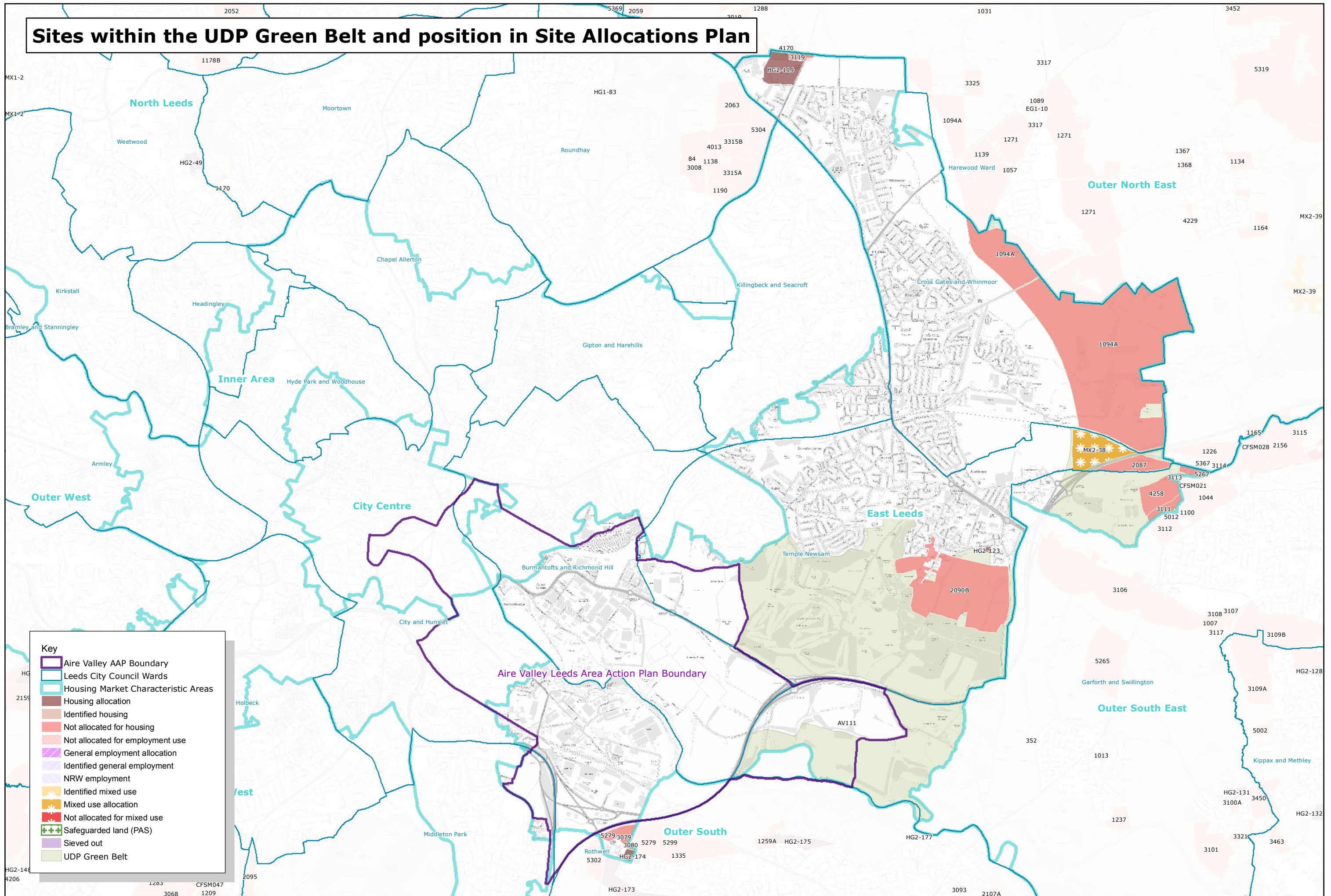


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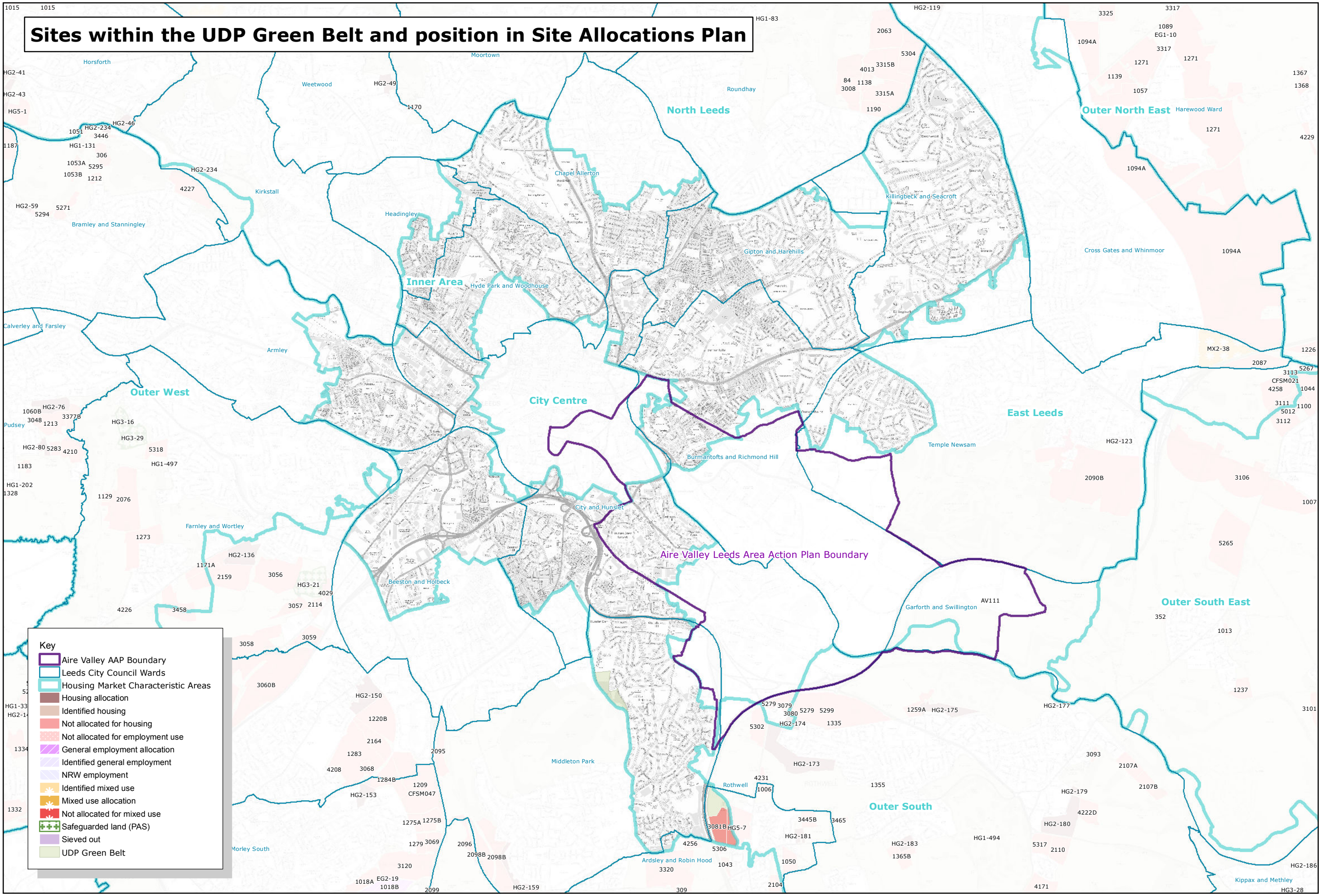


# Sites within the UDP Green Belt and position in Site Allocations Plan





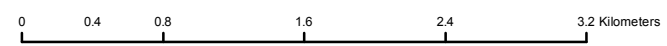
# Sites within the UDP Green Belt and position in Site Allocations Plan



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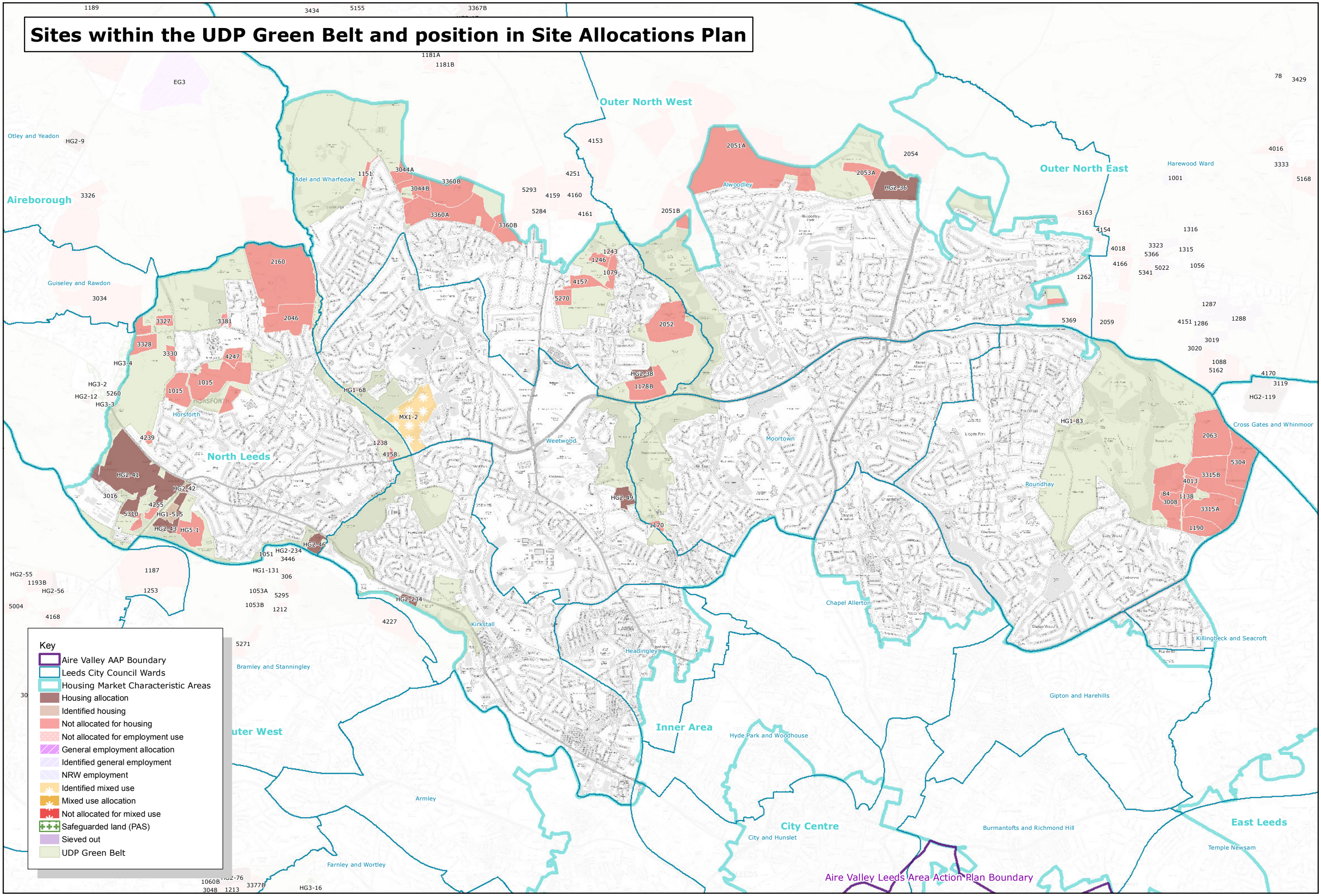
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**HMCA AREA  
Inner Area**





# Sites within the UDP Green Belt and position in Site Allocations Plan



**Key**

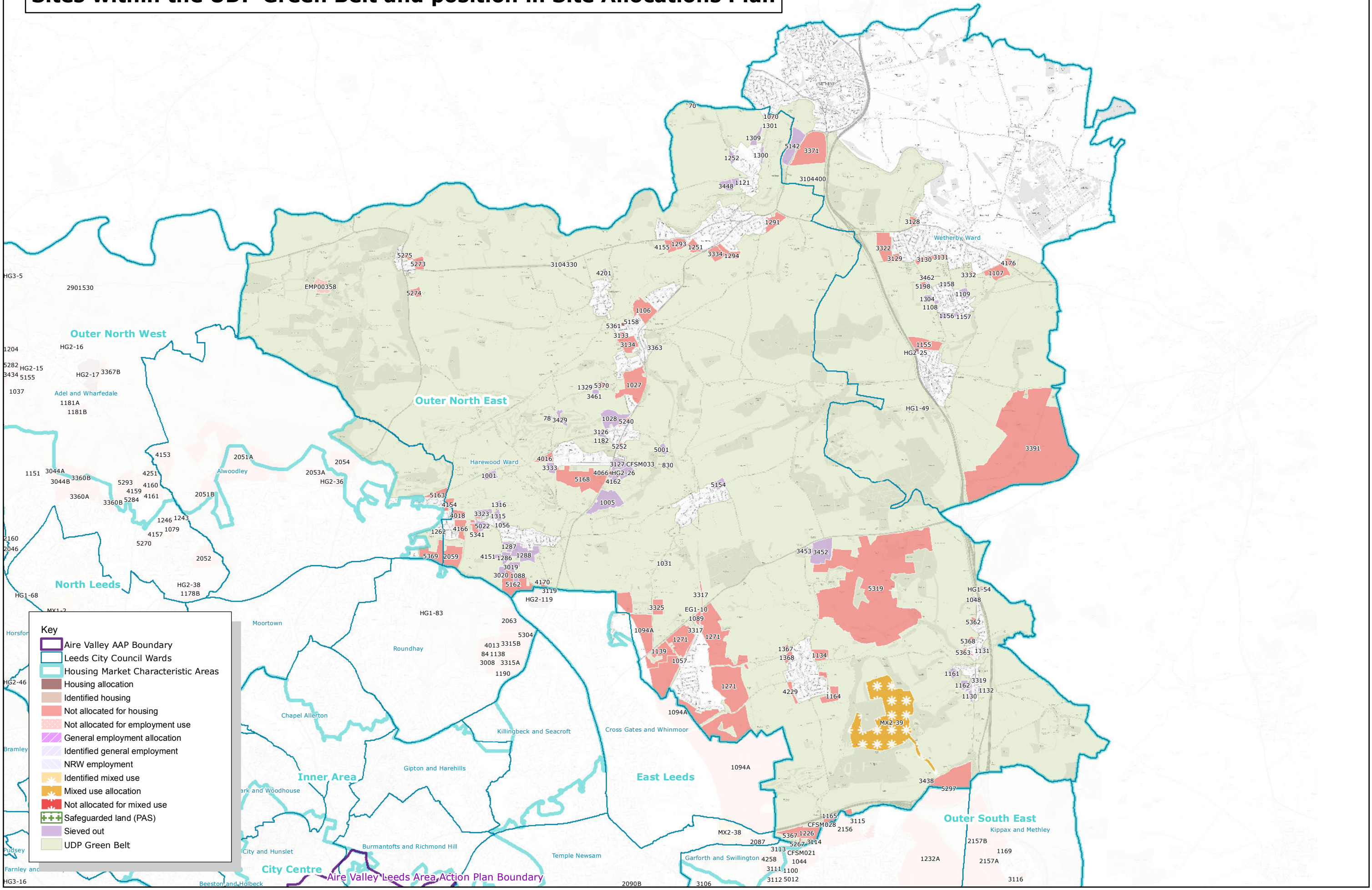
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**HMCA AREA**  
**North Leeds**





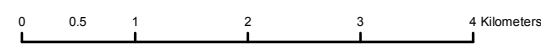
# Sites within the UDP Green Belt and position in Site Allocations Plan



**Key**

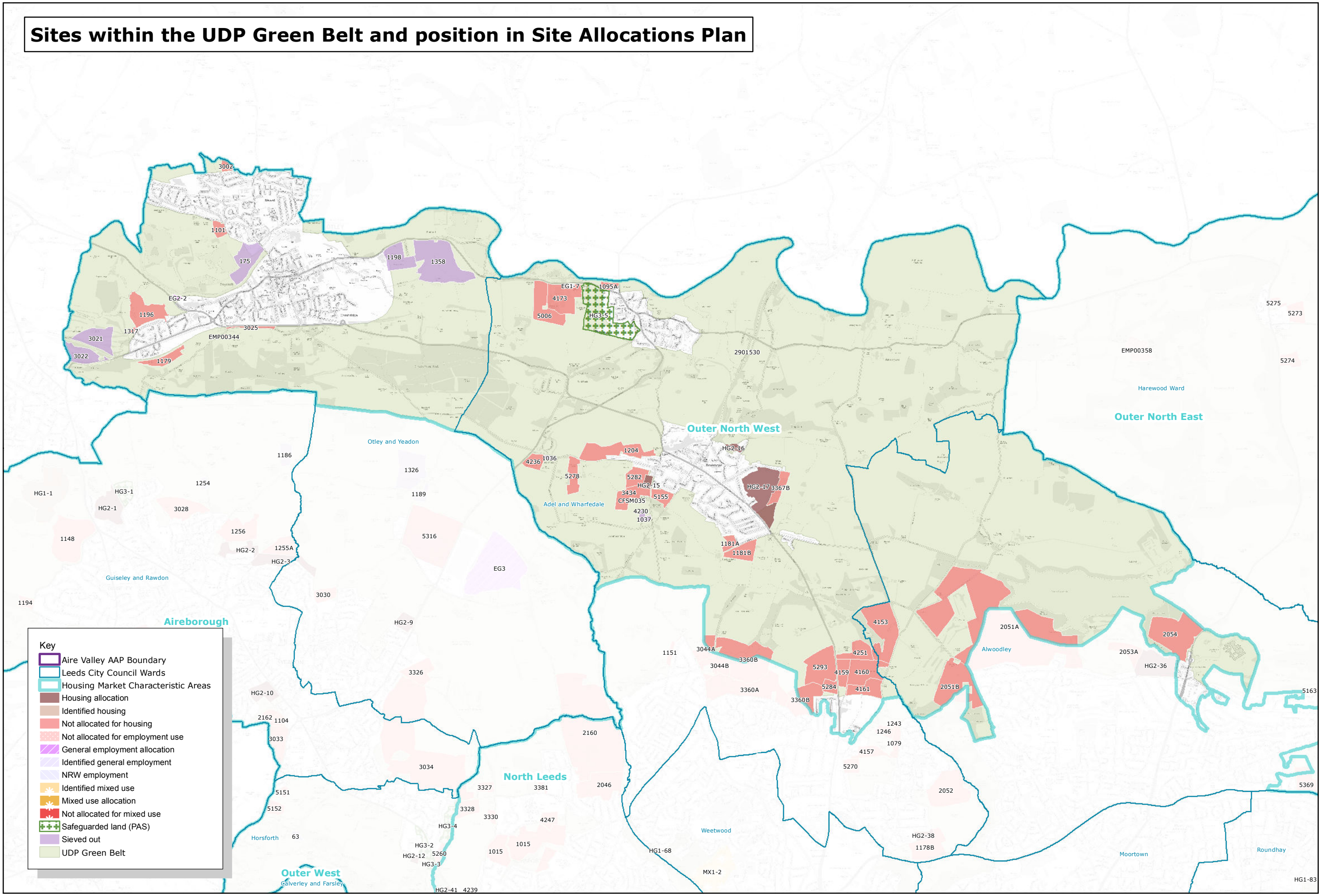
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**HMCA AREA**  
**Outer North East**



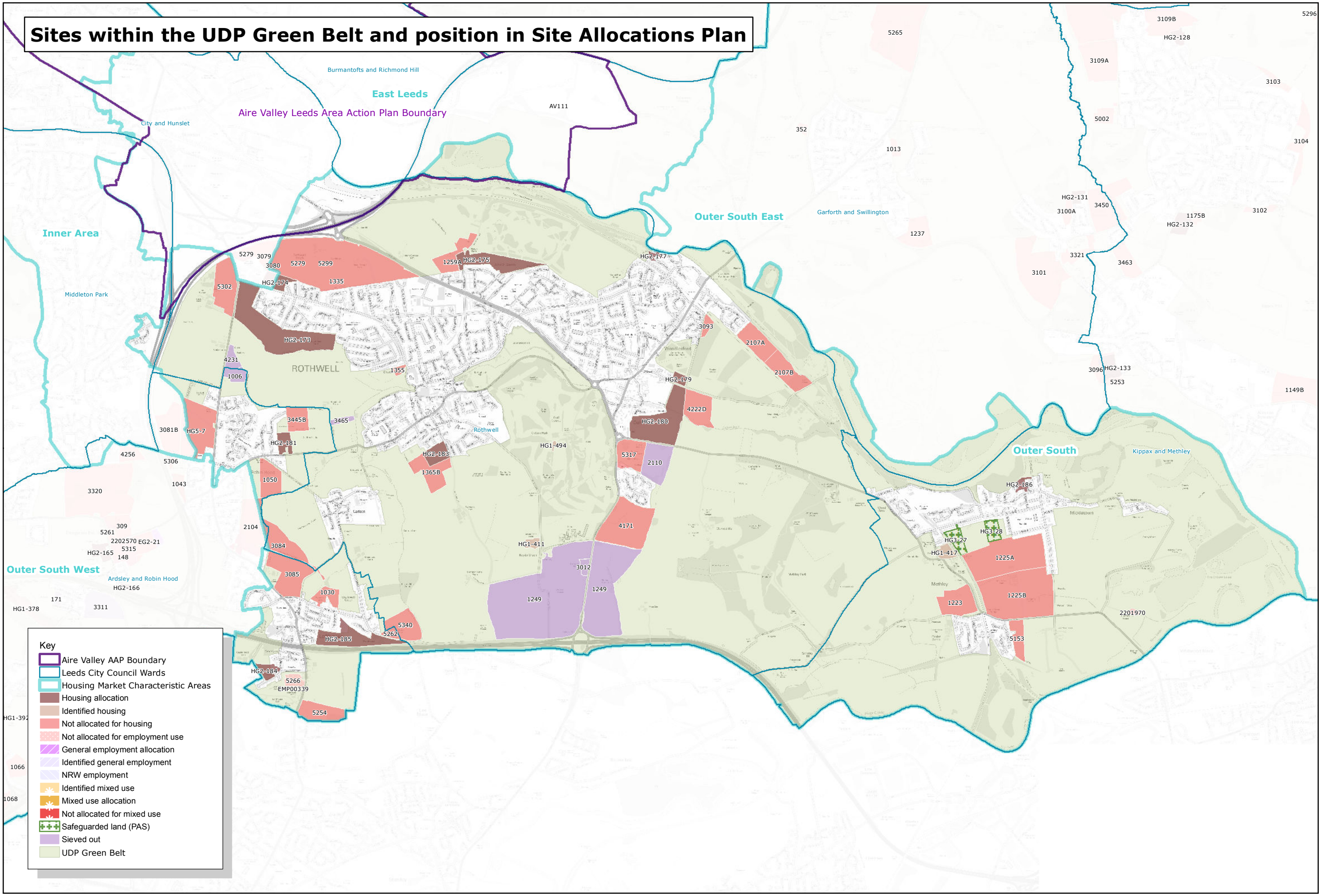


# Sites within the UDP Green Belt and position in Site Allocations Plan





# Sites within the UDP Green Belt and position in Site Allocations Plan

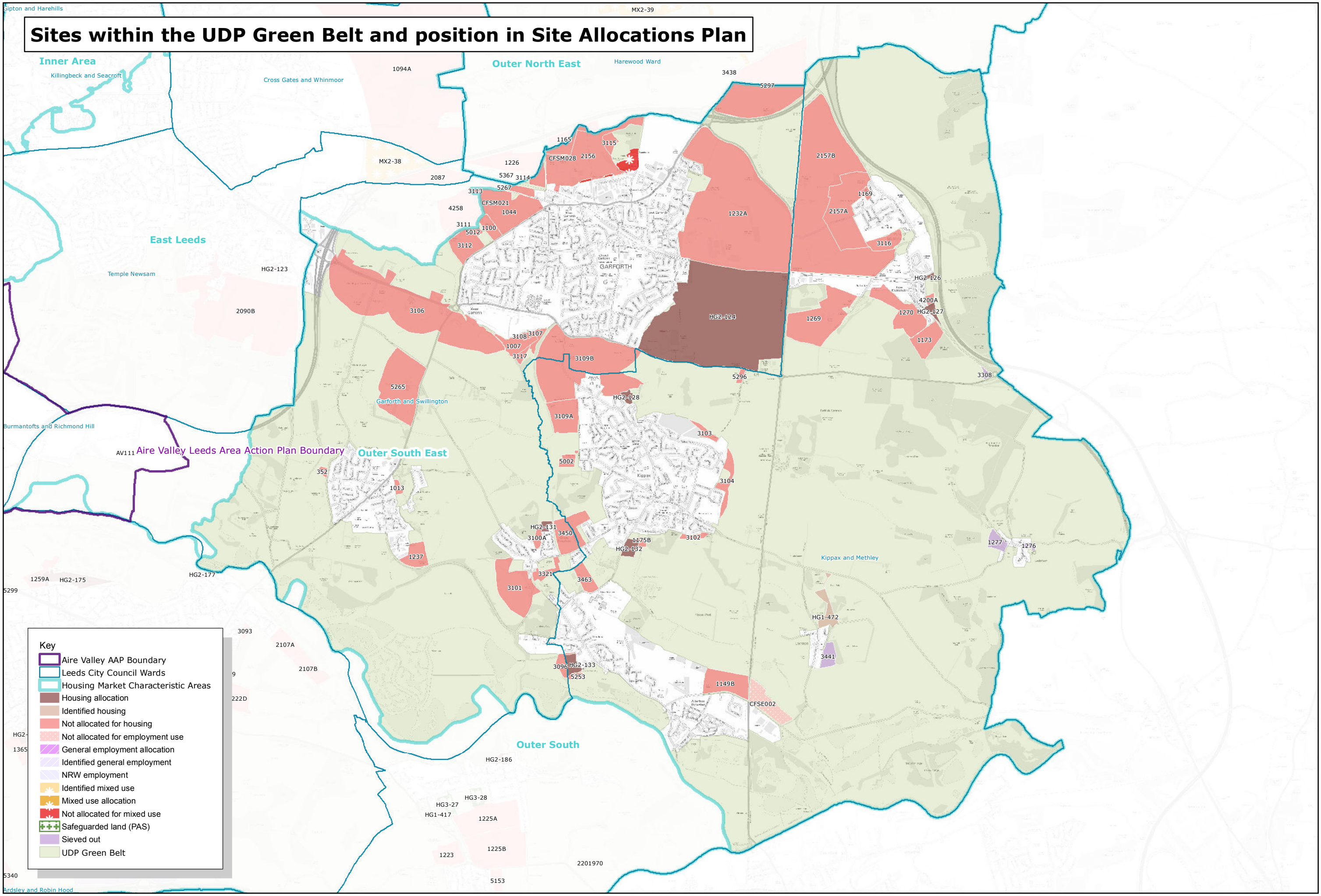


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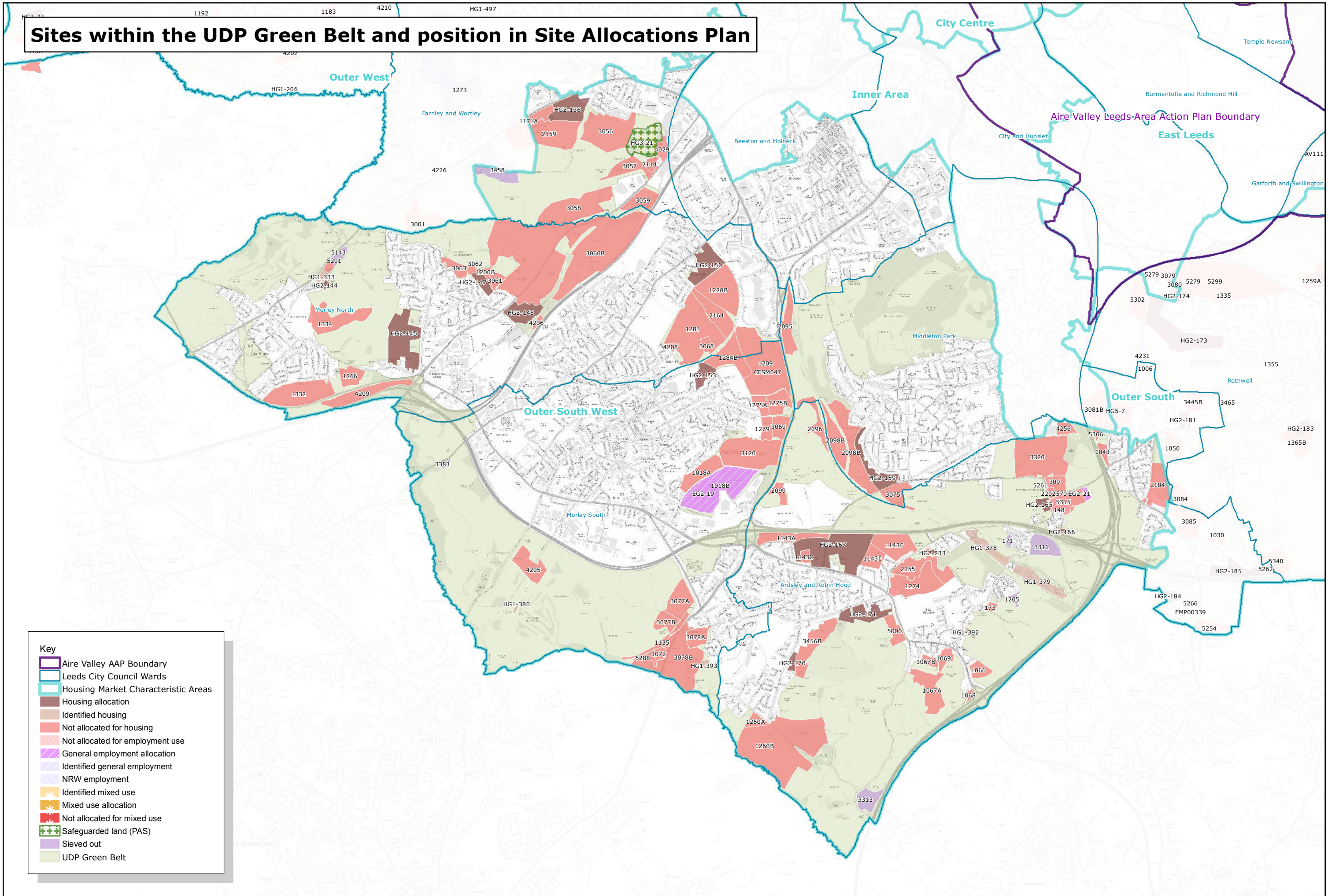


# Sites within the UDP Green Belt and position in Site Allocations Plan





# Sites within the UDP Green Belt and position in Site Allocations Plan

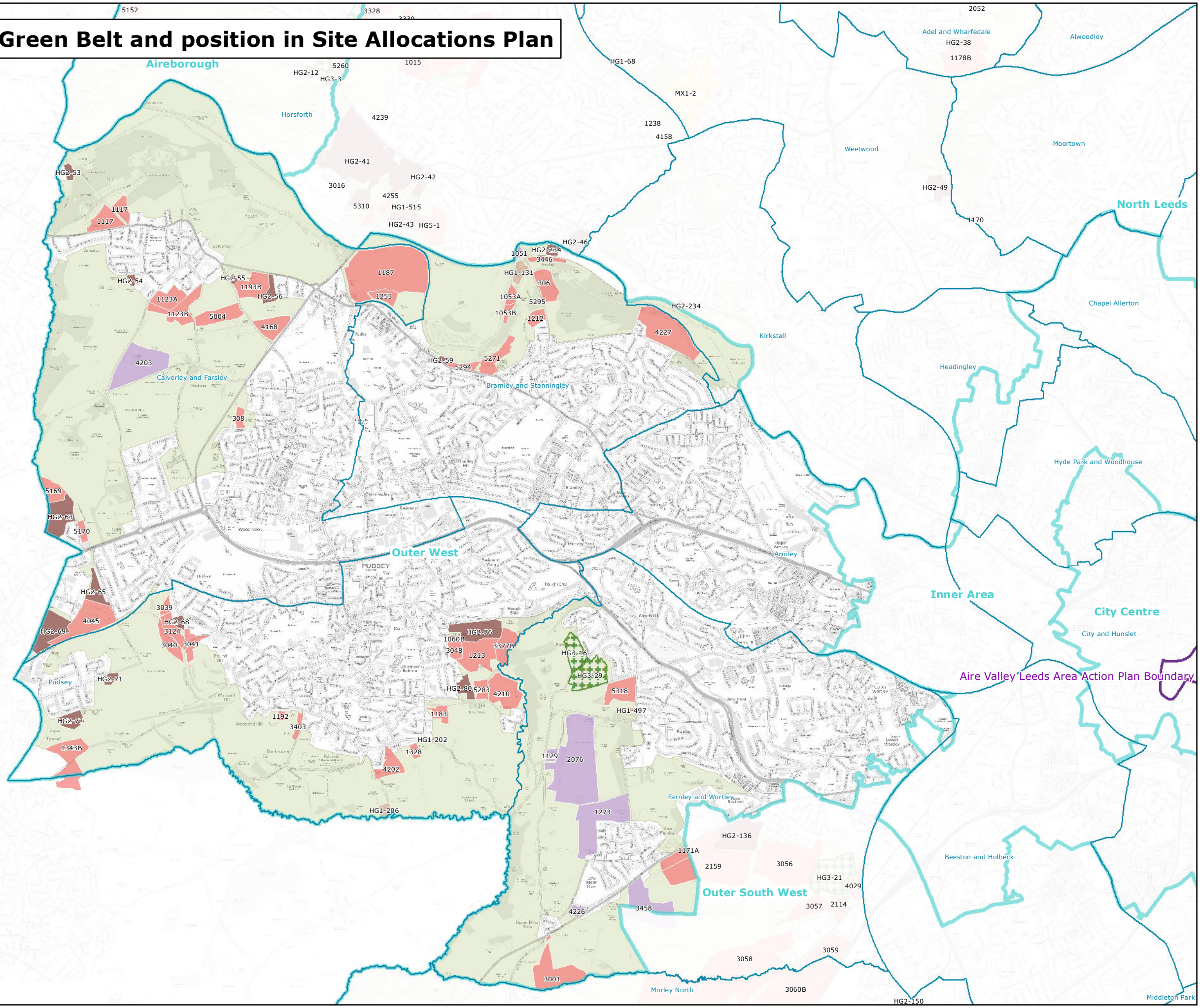


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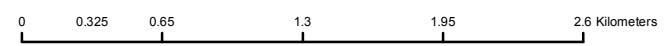
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**HMCA AREA**  
**Outer West**





**APPENDIX 4: SITES WITHIN OR PARTLY WITHIN EXISTING UDP GREEN BELT AND  
SUBSEQUENT PROPOSAL IN THE SITE ALLOCATIONS PLAN**

Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
Aireborough		63	Woodlands Drive - Cragg Wood Nurseries, Rawdon	1.05	100	33	Not allocated for housing
Aireborough	HG1-1	734	Bradford Road - High Royds, Menston	24.13	100	349	Identified housing
Aireborough		1017	Hawksworth Lane (land at), Hawksworth Nurseries	0.97	100	31	Not allocated for housing
Aireborough		1104	Greenside Farm, Yeadon LS19	2.22	100	58	Not allocated for housing
Aireborough		1148	Bradford Road (land off), Guiseley	20.54	100	539	Not allocated for housing
Aireborough		1180B	Coach Road (land off), Guiseley LS20	2.73	99.87	72	Not allocated for housing
Aireborough		1186	Cross Lane (land at), off Carlton Lane, Guiseley LS21	3.42	100	77	Not allocated for housing
Aireborough		1189	Bramston Lodge (land at), Carlton, Near Yeadon	2.64	100	59	Not allocated for housing
Aireborough		1194	Thorpe Lane (land at) - Hawksworth Lane, Guiseley LS20	2.22	99.92	58	Not allocated for housing
Aireborough	HG2-10	1221	Gill Lane, Yeadon LS19	5.91	100	155	Housing allocation
Aireborough		1254	Moor Lane (land at), Guiseley	1.25	100	39	Not allocated for housing
Aireborough		1255A	Shaw Lane (land at), Guiseley and Banksfield Mount, Yeadon	6.84	100	180	Not allocated for housing
Aireborough	HG2-3	1255B	Shaw Lane (land at), Guiseley and Banksfield Mount, Yeadon	8.92	98.47	234	Housing allocation
Aireborough		1256	Wills Gill (land at), off Carlton Lane, Guiseley	11.1	100	289	Not allocated for housing
Aireborough		1326	Town End (land at), Carlton, Yeadon LS19	13.37	100	301	Not allocated for housing
Aireborough		2160	Scotland Lane, Ling Bob, Horsforth	72.91	99.57	0	Not allocated for housing
Aireborough		2161	Westfield Mount (west of), Yeadon	3.17	62.14	83	Not allocated for housing
Aireborough		2162	Warm Lane (north of), Yeadon	2.75	100	72	Not allocated for housing
Aireborough		2163B	Park Road (South of) Sodhall Hill, Guiseley	12.99	64.75	76	Not allocated for housing
Aireborough	HG2-1	3026	New Birks Farm, Ings Lane, Guiseley	10.84	99.28	285	Housing allocation
Aireborough		3028	Kelcliffe Lane, Guiseley	11.49	99.98	396	Not allocated for housing
Aireborough	HG2-2	3029	Wills Gill, Guiseley	5.06	99.86	133	Housing allocation
Aireborough		3030	Banksfield Crescent, Yeadon	3.84	99.99	101	Not allocated for housing
Aireborough		3031	Land Behind 1-19 Westfield Oval, Yeadon	1.31	99.35	41	Not allocated for housing
Aireborough		3033	Land to east of Apperley Lane	8.16	99.39	214	Not allocated for housing
Aireborough		3034	Cold Harbour Farm, Bayton Lane, Yeadon	74.62	99.81	0	Not allocated for housing
Aireborough		3326	Land at Rawdon, Leeds	7.64	100	200	Not allocated for housing
Aireborough	HG3-4	3329_5145	Layton Wood Rawdon	4.69	100	130	Safeguarded land (PAS)
Aireborough	HG3-3	3331	Land at Rawdon, Leeds	1.01	100	35	Safeguarded land (PAS)
Aireborough	HG2-9	3366	Land at Victoria Avenue, Leeds	3.9	100	102	Housing allocation
Aireborough	HG2-4	4020	Hollins Hill and Hawkstone Avenue, Guiseley	3.04	99.84	80	Housing allocation
Aireborough	HG3-1	4043	Ings Lane, Guiseley	4.33	99.92	114	Safeguarded land (PAS)
Aireborough	HG3-2	4095	Land to west of Knott Lane, Rawdon	3.1	99.97	81	Safeguarded land (PAS)
Aireborough	HG2-12	4254	Woodlands Drive, Rawdon	0.96	100	130	Housing allocation
Aireborough		5151	Land N of Holmehurst off Apperley Lane Rawdon	1.17	100	37	Not allocated for housing
Aireborough		5152	Land S of Holmehurst off Apperley Lane Rawdon	3.12	100	82	Not allocated for housing
Aireborough		5260	Land east of Layton Lane, Rawdon	2.03	98.39	0	Not allocated for housing
Aireborough		5316	Coney Park, Yeadon	35.54	47.03	0	Not allocated for housing
East Leeds		1094A	Red Hall Lane and Manston Lane (between)	377.69	99.99	0	Not allocated for housing
East Leeds	HG2-174	1359	Wood Lane - Rothwell Garden Centre LS26	3.16	99.88	31	Housing allocation
East Leeds	HG2-119	2062	Red Hall Offices & Playing Field LS17	13.91	14.41	50	Housing allocation
East Leeds	MX2-38	2086	Barrowby Lane, Manston LS15	21.17	100	300	Mixed use allocation
East Leeds		2087	Barrowby Lane (north of), Crawshaw Wood, Garforth, LS25	11.26	100	266	Not allocated for housing
East Leeds	HG2-123	2090A	Colton Road East, Colton	0.52	57.34	165	Housing allocation
East Leeds		2090B	Bullerthorpe Lane, Colton LS15	87.32	96.07	2292	Not allocated for housing
East Leeds		3079	Bell Hill Industrial Estate, Rothwell	3.02	99.64	79	Not allocated for housing
East Leeds		3111	Barrowby Lane (Barrowby Cottage), Garforth	5.82	100	153	Not allocated for housing
East Leeds		3119	Wetherby Road/Wellington Hill, Shadwell	2.42	99.43	64	Not allocated for housing
East Leeds		4170	Whinmoor Lane, Shadwell	1.51	100	0	Not allocated for housing
East Leeds		4258	Land Adjacent Barrowby Lodge, Garforth	14.39	100	0	Not allocated for housing
East Leeds		5012	Fairview Farm, Wakefield Road	0.74	100	0	Not allocated for housing
East Leeds		5267	Land north of Barrowby Lane, Garforth	5.26	99.96	0	Not allocated for housing
East Leeds		5279	Rothwell Haigh	20.57	94.52	0	Not allocated for housing
East Leeds		5299	Land north of Mill Pitt Lane and south of M1, Rothwell Haigh	47.59	99.25	0	Not allocated for housing
Inner Area	HG5-7	3081A	Robin Hood West	14.21	99.94	0	Not allocated for housing
Inner Area		3081B	Robin Hood West	8	99.94	210	Not allocated for housing
North Leeds		84	Wetherby Road - Braim Wood School and land to the north, Rounday	20.08	100	527	Not allocated for housing

Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
North Leeds	MX1-2	376	Ring Road West Park, Silk Mill Way and Iveson Drive Iveson Drive	20.83	12.39	485	Identified mixed use
North Leeds	HG1-68	688	Silk Mill Drive LS16	0.4	33.7	20	Identified housing
North Leeds		1015	Lee Lane West (land south of), Horsforth	29.66	99.6	791	Not allocated for housing
North Leeds	HG2-42	1016	Broadway and Calverley Lane, Horsforth	0.57	99.71	18	Housing allocation
North Leeds	HG2-46	1062	Horsforth (former waste water treatment work)	3.18	100	53	Housing allocation
North Leeds		1079	Long Causeway, Adel LS16 8DU	3.26	99.94	86	Not allocated for housing
North Leeds		1138	Elmete Lane - land adj to Beechwood, Roundhay LS8	2.95	100	59	Not allocated for housing
North Leeds		1151	Cookridge Lane , Cookridge LS16	1.63	99.99	50	Not allocated for housing
North Leeds		1170	Highbury Cricket Ground, Meanwood, North East Hollins Drive	1.02	100	31	Not allocated for housing
North Leeds	HG2-38	1178A	Dunstarn Lane (land south), Adel LS16	2.25	99.99	68	Housing allocation
North Leeds		1178B	Dunstarn Lane (land south), Adel LS16	10.77	100	280	Not allocated for housing
North Leeds		1190	Wetherby Road/Elmete Lane (land adjoining), Roundhay LS8	6.87	100	156	Not allocated for housing
North Leeds	HG5-1	1202	Victoria Avenue (land off), Horsforth LS18	7.66	100	185	Not allocated for housing
North Leeds		1238	Oakford Terrace (land to rear of), Low Lane, Horsforth LS18	0.51	99.58	15	Not allocated for housing
North Leeds		1243	Back Church Lane - former Rectory Paddock, Adel LS16	0.57	100	18	Not allocated for housing
North Leeds		1246	Back Church Lane - former Rectory Paddock north of Memorial Rec Ground, Adel L	2.51	100	66	Not allocated for housing
North Leeds		2046	Brownberrie Gardens - North Ives Farm, Horsforth LS18	14.56	99.53	383	Not allocated for housing
North Leeds		2051A	King Lane, Alwoodley LS17	116.33	99.99	0	Not allocated for housing
North Leeds		2051B	King Lane, Alwoodley LS17	20.32	99.99	0	Not allocated for housing
North Leeds		2052	Tile Lane, Adel LS16	17.17	98.52	451	Not allocated for housing
North Leeds		2053A	Alwoodley Lane, Alwoodley LS17	5.89	100	154	Not allocated for housing
North Leeds	HG2-36	2053B	Alwoodley Lane, Alwoodley LS17	13.43	99.76	285	Housing allocation
North Leeds		2063	Cobble Hall, Roundhay LS8	19.02	99.85	500	Not allocated for housing
North Leeds		2160	Scotland Lane, Ling Bob, Horsforth	72.91	99.57	0	Not allocated for housing
North Leeds		3008	Former caravan site, Elmete Lane	2.87	100	47	Not allocated for housing
North Leeds		3016	Low Hall Farm	0.46	99.99	15	Not allocated for housing
North Leeds		3034	Cold Harbour Farm, Bayton Lane, Yeadon	74.62	99.81	0	Not allocated for housing
North Leeds		3044A	Land North of Pinfold Lane, Cookridge	5.63	100	148	Not allocated for housing
North Leeds		3044B	Land South of Pinfold Lane, Cookridge	6.89	99.62	181	Not allocated for housing
North Leeds		3315A	Beechwood Farm (south) Elmete Lane Roundhay	15.84	100	351	Not allocated for housing
North Leeds		3315B	Beechwood Farm (north) Elmete Lane Roundhay	17.93	100	235	Not allocated for housing
North Leeds		3327	Land north of Layton Road, Rawdon	2.22	100	58	Not allocated for housing
North Leeds		3328	Land south of Layton Road, Rawdon	5.09	100	133	Not allocated for housing
North Leeds		3330	Land west of West End Lane, Rawdon	1.5	100	47	Not allocated for housing
North Leeds		3360B	Cookridge Hall Golf Course (N)	36.69	99.94	0	Not allocated for housing
North Leeds		3360A	Cookridge Hall Golf Course (S)	22.38	98.56	578	Not allocated for housing
North Leeds	HG2-49	3376	Off Weetwood Avenue, Headingley, Leeds	3.97	99.98	30	Housing allocation
North Leeds		3381	Brownberrie Lane	1.25	29.88	35	Not allocated for housing
North Leeds		4013	Land at Elmete Lane, Roundhay	1.46	100	46	Not allocated for housing
North Leeds		4157	Land east of Sadler Way, Adel	4.68	100	123	Not allocated for housing
North Leeds		4158	Meadow View, Horsforth	0.85	100	27	Not allocated for housing
North Leeds	HG1-83	4177	Park Cottages, Leeds 8	0.22	99.97	5	Identified housing
North Leeds		4239	Holly Park Estate Extension, Water Lane, Horsforth	1.1	99.99	35	Not allocated for housing
North Leeds	HG2-41	4240	South of A65 from Horsforth & Rawdon RA to crematorium	41.95	95.5	777	Housing allocation
North Leeds		4247	Northern End of Lee Lane West	3.46	99.96	91	Not allocated for housing
North Leeds		4255	Calverley Lane, Horsforth	3.61	100	95	Not allocated for housing
North Leeds	HG1-515	5009A	Horsforth Campus	2.54	100	0	Identified housing
North Leeds	HG2-43	5009B	Horsforth Campus	5.35	100	0	Housing allocation
North Leeds		5270	Bedquills Recreation Ground, Adel	3.27	100	0	Not allocated for housing
North Leeds		5304	Roundhay Grange and Leeds Golf Club, Wetherby Road, Roundhay	14.23	100	0	Not allocated for housing
North Leeds		5310	Land adjacent to Clariant, Horsforth	3.35	100	0	Not allocated for housing
North Leeds	HG2-234	5352	Land at Kirkstall Forge, Kirkstall Road, Leeds	2.94	99.81	0	Housing allocation
Outer North East	HG2-26	15	Wetherby Road - Scarcroft Lodge, Scarcroft	5.79	100	100	Housing allocation
Outer North East		70	Linton Spring (office building), Sicklinghall Road, Wetherby	0.44	100	12	Not allocated for housing
Outer North East		78	Blackmoor Lane (120), Bardsey LS17 9DZ	0.94	100	25	Not allocated for housing
Outer North East	HG1-27	787	Linton Springs, Sicklinghall Road, Linton	0.54	100	7	Identified housing

Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
Outer North East		830	Thorner Lane - Oaklands Manor, Scarcroft	0.52	100	14	Not allocated for housing
Outer North East		1001	Tarn Lane - Brandon Hall LS17	3.84	100	86	Not allocated for housing
Outer North East		1005	Wetherby Road, Scarcroft	18.3	100	412	Not allocated for housing
Outer North East		1027	Wetherby Road (land to west), south of Bardsey	25.09	99.97	565	Not allocated for housing
Outer North East		1028	Wetherby Road (land to west), north of Scarcroft	12.82	99.94	288	Not allocated for housing
Outer North East		1031	Sandhills (land to east), Thorner	1.37	100	37	Not allocated for housing
Outer North East		1048	Main Street (north of), Aberford LS25	0.74	95.34	20	Not allocated for housing
Outer North East		1056	Main Street (off) - Cricket Field, Shadwell	1.83	92.07	49	Not allocated for housing
Outer North East		1057	Scholes Lane, Scholes	0.74	97.23	20	Not allocated for housing
Outer North East		1070	Linton Lane - Cragg Hall Farm, Wetherby LS22	1.01	99.9	32	Not allocated for housing
Outer North East		1088	Whinmoor Lane, land to rear of Wainscott Cottage, Shadwell, LS17 8LS	1.83	100	58	Not allocated for housing
Outer North East		1089	York Road - Homecroft, Scholes LS15 4NF	2.38	100	54	Not allocated for housing
Outer North East		1094A	Red Hall Lane and Manston Lane (between)	377.69	99.99	0	Not allocated for housing
Outer North East		1106	First Avenue (land west of), Bardsey	13.99	100	315	Not allocated for housing
Outer North East		1107	Green Lane (land east of), Boston Spa LS23	9.47	99.97	249	Not allocated for housing
Outer North East		1108	Willow Lane (land west of), Clifford LS23	0.63	98.16	20	Not allocated for housing
Outer North East		1109	Cinder Lane (land west of), Clifford, LS23	3.13	99.71	82	Not allocated for housing
Outer North East		1121	Trip Lane (land at), Linton	2.11	100	47	Not allocated for housing
Outer North East		1130	Parlington Lane (land off)	1.66	95.87	45	Not allocated for housing
Outer North East		1131	Field Lane (south of), Aberford	0.81	99.18	22	Not allocated for housing
Outer North East		1132	Lotherton Lane (land south of)	0.4	99.39	12	Not allocated for housing
Outer North East		1134	Aberford Road, Barwick LS15	6.25	99.88	141	Not allocated for housing
Outer North East		1139	York Road, Morwick Hall (land adj to), Whinmoor, LS15	13.83	94.45	311	Not allocated for housing
Outer North East	HG2-24	1153	Keswick Lane (land to north of), Bardsey - site of The Blessed Sacrament Church	0.41	99.99	10	Housing allocation
Outer North East		1155	Bramham Road and North of Lyndon Road (land to west of), Bramham LS23	11.96	99.23	269	Not allocated for housing
Outer North East		1156	Bramham Road (land to east of), Clifford	3.98	99.63	90	Not allocated for housing
Outer North East		1157	Old Mill Lane (land to south of), Clifford LS23	1.28	100	35	Not allocated for housing
Outer North East		1158	Boston Road (land to west of), Clifford LS23	1.05	100	33	Not allocated for housing
Outer North East		1161	Parlington Drive (west of), Aberford LS25	2.66	100	60	Not allocated for housing
Outer North East		1162	Parlington Drive (east of), Aberford, LS25	2.76	100	62	Not allocated for housing
Outer North East		1163	Main Street - Becksides, Aberford LS25	0.89	88.42	24	Not allocated for housing
Outer North East		1164	Richmondfield Lane (land at) - Long Lane LS15	7.15	100	161	Not allocated for housing
Outer North East		1165	Barwick Road (land north of), Garforth	9.66	100	0	Not allocated for housing
Outer North East		1182	Woodlands Farm (land at), Syke Lane, Scarcroft LS14	0.94	91.98	25	Not allocated for housing
Outer North East		1226	Nanny Goat Lane (land north of) and adjacent to M1, Garforth LS25	17.41	100	0	Not allocated for housing
Outer North East		1251	Leeds Road, Collingham LS22	4.47	99.56	101	Not allocated for housing
Outer North East		1252	Northgate Lane, Linton LS22	2.31	99.97	52	Not allocated for housing
Outer North East		1262	Roundhay Park Lane, Sandy Lodge (site of) LS17 8AS	0.99	98.42	31	Not allocated for housing
Outer North East		1271	Rakehill Road (land off), Scholes, LS15	112.35	99.74	2528	Not allocated for housing
Outer North East		1286	Colliers Lane (land off), Shadwell, LS17	3.22	100	72	Not allocated for housing
Outer North East		1287	Blind Lane (land at), Shadwell, LS17	2.69	100	60	Not allocated for housing
Outer North East		1288	Manor Farm (land at), Shadwell, LS17	13.08	95.31	294	Not allocated for housing
Outer North East		1291	Lilac Farm (land at), Lilac Farm, Collingham LS22	8.15	97.46	183	Not allocated for housing
Outer North East		1293	Harewood Road (land at), Collingham LS22	4.59	98.73	103	Not allocated for housing
Outer North East		1294	Leeds Road (land at), Collingham LS22	5.37	100	121	Not allocated for housing
Outer North East		1300	Linton Lane - land opposite the Ridge, Linton LS22	1.7	99.99	54	Not allocated for housing
Outer North East		1301	Linton Lane - Wetherby Golf Course house and car park, Wetherby LS22	0.62	99.89	19	Not allocated for housing
Outer North East		1304	Larumrise (land to the west of), off Willow Lane, Clifford LS23	2.14	99.27	56	Not allocated for housing
Outer North East		1309	Linton Lane (land to the rear of) LS22	3.5	99.98	92	Not allocated for housing
Outer North East		1315	Holywell Lane / Bridle Path Road (land to east of), Shadwell LS17	2.23	99.68	50	Not allocated for housing
Outer North East		1316	Bridle Path Road (land to north of), Shadwell, LS17	1.22	100	33	Not allocated for housing
Outer North East		1329	Blackmoor Lane (land to north of), Bardsey, Leeds	1.2	100	32	Not allocated for housing
Outer North East		1367	Rakehill Road (land north of), Barwick in Elmet	1.28	99.47	34	Not allocated for housing



Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
Outer North East		1368	Rakehill Road (land south of), Barwick in Elmet	3.14	96.09	71	Not allocated for housing
Outer North East		2059	Oakhill Cottage Farm, Shadwell LS17	13.85	100	363	Not allocated for housing
Outer North East		3019	Land off Whinmoor Lane Shadwell	4.1	100	92	Not allocated for housing
Outer North East		3020	Land at Elmete Lane Shadwell	2.21	100	50	Not allocated for housing
Outer North East		3114	Barwick Road, Garforth	1.21	100	38	Not allocated for housing
Outer North East		3126	Syke Lane, Scarcroft	1.15	99.96	31	Not allocated for housing
Outer North East		3127	Wetherby Road, Scarcroft	5.06	99.66	114	Not allocated for housing
Outer North East		3128	Land west of Deepdale Lane, Boston Spa	2.23	99.88	59	Not allocated for housing
Outer North East		3129	Moor End, Boston Spa	2.47	100	65	Not allocated for housing
Outer North East		3130	Primrose Lane (west), Boston Spa	3.67	100	96	Not allocated for housing
Outer North East		3131	Primrose Lane (east), Boston Spa	1.55	99.89	49	Not allocated for housing
Outer North East		3133	Woodacre Lane (north), Bardsey	1.73	99.95	47	Not allocated for housing
Outer North East		3134	Woodacre Lane, Bardsey	9.09	99.77	205	Not allocated for housing
Outer North East	HG1-53	3152	Spenn Common Lane, Bramham	0.84	100	9	Identified housing
Outer North East		3309	Scarcroft Cottage, Wetherby Road, Scarcroft, Leeds, LS14 3HJ	0.47	100	13	Not allocated for housing
Outer North East		3317	railway sidings at scholes	3.33	98.34	75	Not allocated for housing
Outer North East		3319	Main Street, Aberford	1.04	88.71	28	Not allocated for housing
Outer North East		3322	Winnow Lane	14.63	100	384	Not allocated for housing
Outer North East		3323	Land at Brandon Golf Course, Shadwell	4.51	100	118	Not allocated for housing
Outer North East		3325	Land at Thorner Lane Leeds	6.31	100	142	Not allocated for housing
Outer North East		3332	High Trees School, Boston Spa	0.85	98.44	27	Not allocated for housing
Outer North East		3333	Land off Ling Lane, Scarcroft	2.89	98.3	65	Not allocated for housing
Outer North East		3334	Land South of A58 Collingham	6.29	100	142	Not allocated for housing
Outer North East		3363	Mill Lane, Bardsey	0.41	100	11	Not allocated for housing
Outer North East		3371	Sweep Farm, Wetherby	32.82	100	861	Not allocated for housing
Outer North East		3375	Land to the north of Elmet Drive, Barwick	1.66	100	45	Not allocated for housing
Outer North East		3391	Headley Hall, Bramham, Leeds	272.24	100	3000	Not allocated for housing
Outer North East		3429	Land off Black Moor Lane, Bardsey	2.64	100	59	Not allocated for housing
Outer North East		3438	Aberford Road, Aberford	1.16	100	31	Not allocated for housing
Outer North East		3448	Land off Trip Lane Linton	4.1	100	92	Not allocated for housing
Outer North East		3452	Land off Potterton Lane	17.09	100	385	Not allocated for housing
Outer North East		3453	Land off Potterton Lane	1.72	100	46	Not allocated for housing
Outer North East		3461	Land off Tithe Barn Lane, Bardsey	1.14	100	31	Not allocated for housing
Outer North East		3462	Land at Clifford Moor Road, Clifford	0.36	99.98	0	Not allocated for housing
Outer North East		4016	Bay Horse Lane, Scarcroft	4.35	97.95	98	Not allocated for housing
Outer North East		4018	Shadwell Lane	4.14	100	109	Not allocated for housing
Outer North East	HG1-54	4070	Black Horse Farm, South Approach, Aberford	0.91	100	5	Identified housing
Outer North East	HG2-25	4150	Farfield House, Bramham	0.53	96.25	14	Housing allocation
Outer North East		4151	Ferndale House Shadwell	1.14	100	31	Not allocated for housing
Outer North East		4154	Wike Ridge Lane, Alwoodley	3.58	99.9	94	Not allocated for housing
Outer North East		4155	Land at Harewood Road, Collingham	4.14	98.2	93	Not allocated for housing
Outer North East		4162	Land to the rear of Woodland Gardens, Scarcroft	1.42	100	38	Not allocated for housing
Outer North East		4163	Woodland Gardens, Scarcroft	0.46	100	12	Not allocated for housing
Outer North East		4165	Hampson House, Bardsey	0.4	100	11	Not allocated for housing
Outer North East		4166	Land South of Shadwell Lane	6.07	99.82	159	Not allocated for housing
Outer North East		4170	Whinmoor Lane, Shadwell	1.51	100	0	Not allocated for housing
Outer North East		4176	High Street, Boston Spa	2.51	100	66	Not allocated for housing
Outer North East		4201	Land at Rose Croft, East Keswick,	1.22	100	33	Not allocated for housing
Outer North East		4229	Land behind Wyncroft Court, Barwick in Elmet	2.71	97.27	61	Not allocated for housing
Outer North East		5001	Thorner Lane, Scarcroft	2.46	100	55	Not allocated for housing
Outer North East		5022	Land South Of Main Street, Shadwell LS17 8ES	3.75	99.8	105	Not allocated for housing
Outer North East		5142	Land north of A58 Wetherby	13.5	100	354	Not allocated for housing
Outer North East		5154	Land north of Bramham Road Thorner	4.11	100	92	Not allocated for housing
Outer North East		5158	Meadowside Keswick lane Bardsey	0.37	76.49	11	Not allocated for housing
Outer North East		5162	Land at Whinmoor Lane Redhall	19.36	99.86	508	Not allocated for housing
Outer North East		5163	Land at Wike Ridge Lane Slaid Hill	4.93	99.98	129	Not allocated for housing
Outer North East		5168	Wood Farm south of Ling Lane Scarcroft	34.58	100	778	Not allocated for housing
Outer North East		5198	Nursery at Clifford Moor Road Clifford LS23	1.81	99.83	49	Not allocated for housing
Outer North East		5240	Land adjacent to Mars Hall, Wetherby Road, Scarcroft, Leeds.	1.02	94.95	36	Not allocated for housing
Outer North East		5252	Land off A58 Wetherby Road, Scarcroft	1.07	100	29	Not allocated for housing
Outer North East		5273	Harewood Avenue, Harewood	4.68	99.87	105	Not allocated for housing
Outer North East		5274	Harrogate Road, Harewood	3.75	100	84	Not allocated for housing
Outer North East		5275	Harrogate Road/Malt Kiln Lane	1.6	98.69	43	Not allocated for housing
Outer North East		5297	Land NE of M1 J 47 between Aberford Rd, M1, Great North Rd	55.71	100	1253	Not allocated for housing

Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
Outer North East		5319	Becca Hall, Aberford	296.49	100	4000	Not allocated for housing
Outer North East		5341	Land at Main Street Shadwell	2.6	100	68	Not allocated for housing
Outer North East		5361	Land at Keswick Lane, Bardsey	0.76	100	0	Not allocated for housing
Outer North East		5362	Land at St Johns Farm, Main Street, Aberford	1.44	67.97	0	Not allocated for housing
Outer North East		5363	Land at Becca Farm, Main Street, Aberford	1.19	79.82	0	Not allocated for housing
Outer North East		5366	Land at Holywell Lane, Shadwell, Leeds	0.38	100	0	Not allocated for housing
Outer North East		5367	Land at Nanny Goat Lane, Garforth, Leeds	0.42	100	0	Not allocated for housing
Outer North East		5368	Land at Becca Farm/Highfield Road, Aberford, Leeds	2.68	90.57	0	Not allocated for housing
Outer North East		5369	Land west of Roundhay Park Lane, Shadwell, Leeds	14.02	99.26	0	Not allocated for housing
Outer North East		5370	Land at Smithy Lane, Bardsey, Leeds	2.25	100	0	Not allocated for housing
Outer North East	MX2-39	5372	Parlington Estate, Aberford (Phase 1)	114.52	100	1850	Mixed use allocation
Outer North East	HG1-49	HLA3104180	THE BIGGIN GREAT NORTH ROAD BRAMHAM	0.14	100	7	Identified housing
Outer North East		CFSM033	NEB Site, Scarcorft Lodge, Scarcroft, Leeds	4.78	100	0	Not allocated for mixed use
Outer North West		175	Billams Hill - former Bridge End Cattle Market, Otley	10.51	79.42	276	Not allocated for housing
Outer North West	HG2-16	1002	Creskeld Lane, Bramhope - land to rear of no. 45	1.49	57.63	23	Housing allocation
Outer North West		1036	Old Lane, Bramhope LS16	0.5	100	13	Not allocated for housing
Outer North West		1037	Moor Road (west of), Bramhope LS16	0.76	100	21	Not allocated for housing
Outer North West	HG2-17	1080_3367A	Breary Lane East, Bramhope	19.32	20.12	376	Housing allocation
Outer North West		1095A	Old Pool Bank (land at), Pool in Wharfedale, Otley LS21	1.7	99.95	46	Not allocated for housing
Outer North West	HG3-5	1095B_1369	Old Pool Bank, Pool in Wharfedale, Otley LS21	23.09	53.17	540	Safeguarded land (PAS)
Outer North West		1101	Weston Lane and Green Lane (land off), Otley	2.52	98.66	66	Not allocated for housing
Outer North West		1179	Low Pasture Farm (land at), off Bradford Road, Otley	4.88	100	129	Not allocated for housing
Outer North West		1181A	The Sycamores (land at), Bramhope LS16	2.38	99.9	31	Not allocated for housing
Outer North West		1181B	The Sycamores (land at), Bramhope LS16	6.1	100	137	Not allocated for housing
Outer North West		1196	West Busk Lane (land off), Otley LS21	11.26	98.59	198	Not allocated for housing
Outer North West		1198	Pool Road - Stephen Smith's Garden Centre (land adjoining), Otley LS21	8.64	91.55	227	Not allocated for housing
Outer North West		1204	Old Manor Farm (land at), off Old Lane, Bramhope LS16	12.69	99.98	285	Not allocated for housing
Outer North West		1317	West Busk Lane (105 House and Garden), Otley LS21 3LX	0.43	75.81	12	Not allocated for housing
Outer North West		1358	Midgley Farm, Otley	25.45	100	668	Not allocated for housing
Outer North West		2051A	King Lane, Alwoodley LS17	116.33	99.99	0	Not allocated for housing
Outer North West		2051B	King Lane, Alwoodley LS17	20.32	99.99	0	Not allocated for housing
Outer North West		2054	Harrogate Road, Moortown LS17	22.19	100	210	Not allocated for housing
Outer North West		3002	Land north St Davids Road, Newall Otley	1.7	100	46	Not allocated for housing
Outer North West		3021	Otley Golf Course	9.65	100	253	Not allocated for housing
Outer North West		3022	Laurel Bank/Ivy Bank, Bradford Road	7.38	97.62	194	Not allocated for housing
Outer North West		3025	Birdcage Walk, Otley	1.31	96.42	41	Not allocated for housing
Outer North West		3360B	Cookridge Hall Golf Course (N)	36.69	99.94	0	Not allocated for housing
Outer North West		3367B	Breary Lane East, Bramhope, LS16	4.18	99.93	94	Not allocated for housing
Outer North West	HG2-15	3400	Green Acres & Equestrian Centre, Moor Road, Bramhope	1.54	99.96	42	Housing allocation
Outer North West		3434	Green Acres Equestrian Centre and surrounding land site submission plan	7	100	183	Not allocated for housing
Outer North West		4153	Eccup Lane, Adel	19.33	100	435	Not allocated for housing
Outer North West		4159	Otley Road, Adel	4.42	100	137	Not allocated for housing
Outer North West		4160	Adel Mill, Otley Road, Adel	10.88	100	285	Not allocated for housing
Outer North West		4161	Otley Road, Leeds	6.69	99.99	175	Not allocated for housing
Outer North West		4173	Pool Road, LS21	12.47	100	281	Not allocated for housing
Outer North West		4230	Land behind Moor Road, Bramhope	0.59	100	16	Not allocated for housing
Outer North West		4236	Moorcock Hill, Old Lane, Bramhope	3.63	100	82	Not allocated for housing
Outer North West		4251	Land at Eccup Lane, Adel	6.4	100	168	Not allocated for housing
Outer North West		5006	Pool Road	10.89	100	245	Not allocated for housing
Outer North West		5155	Land east of Moor Road Bramhope	3.81	99.91	86	Not allocated for housing
Outer North West		5278	Land to south of Old Lane, Bramhope	5.41	100	0	Not allocated for housing
Outer North West		5282	Land to south of Old Lane, Bramhope	4.89	99.92	0	Not allocated for housing
Outer North West		5284	Land at Manor Farm, Otley Rd, Adel	2.56	100	0	Not allocated for housing
Outer North West		5293	Otley Road, Adel	13.6	100	0	Not allocated for housing
Outer North West		CFSM035	Land At Green Acres, Moor Road, Bramhope, Leeds, LS16 9HJ	8.41	100	0	Not allocated for mixed use
Outer South	HG1-411	133	Royds Green - Royds Green Farm, Oulton LS26 8EZ	1.16	100	7	Identified housing

Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
Outer South	HG2-177	136	Alma Villas (site at), Woodlesford LS26 8PW	0.71	11.75	12	Housing allocation
Outer South	HG1-417	269	Little Church Lane, Methley Infants School, Methley	1.66	99.99	12	Identified housing
Outer South	HG2-186	289	Main Street, Hunts Farm, Methley	1.15	19.37	25	Housing allocation
Outer South		1006	Wakefield Road, Rothwell	2.26	100	59	Not allocated for housing
Outer South		1030	Green Lane, Lofthouse, Wakefield (known as Pymont Farm)	3.11	95.93	70	Not allocated for housing
Outer South	HG2-179	1035	Fleet Lane / Eshald Lane (land at), Oulton LS26 8HT	1.26	100	40	Housing allocation
Outer South	HG2-173	1049_1058	Haighside Rothwell	22.1	99.98	578	Housing allocation
Outer South		1050	Westfield Road (land off), Robin Hood, near Rothwell WF3	5.72	100	129	Not allocated for housing
Outer South		1223	Watergate (land north of), Methley	7.35	99.93	168	Not allocated for housing
Outer South	HG3-27	1224	Church Lane (land south of), Mickletown	2.46	98.52	55	Safeguarded land (PAS)
Outer South		1225A	Pinfold Lane (land west of), Mickletown	20.95	99.72	471	Not allocated for housing
Outer South		1225B	Pinfold Lane (land west of), Mickletown	26.03	99.91	586	Not allocated for housing
Outer South	HG3-28	1225C	Pinfold Lane (land west of), Mickletown	2.18	100	50	Safeguarded land (PAS)
Outer South		1249	Junction 30 M62 (land off), Rothwell and Oulton LS26	83.79	100	1885	Not allocated for housing
Outer South		1259A	Bullough Lane - Haigh Farm (land adjacent to), Rothwell Haigh LS26 0JY	5.31	100	139	Not allocated for housing
Outer South	HG2-175	1259B	Bullough Lane - Haigh Farm (land adjacent to), Rothwell Haigh LS26 0JY	8.13	99.98	154	Housing allocation
Outer South	HG2-185	1261_4220	Church Farm Lofthouse	8.9	91.03	188	Housing allocation
Outer South		1335	Mill Pit Lane, Rothwell LS26	4.9	100	125	Not allocated for housing
Outer South		1355	Wood Lane (r/o 26-32), Rothwell	0.74	99.99	32	Not allocated for housing
Outer South	HG2-174	1359	Wood Lane - Rothwell Garden Centre LS26	3.16	99.88	52	Housing allocation
Outer South	HG2-183	1365A	Swithens Lane, Rothwell, Leeds LS26 OBS	3.24	100	136	Housing allocation
Outer South		1365B	Swithens Lane, Rothwell, Leeds LS26 OBS	6.61	100	122	Not allocated for housing
Outer South		2104	Leeds Road, Lofthouse WF3	11.84	72.07	0	Not allocated for housing
Outer South		2107A	Fleet Lane, Woodlesford, LS26	6.25	100	164	Not allocated for housing
Outer South		2107B	Fleet Lane, Woodlesford, LS26	6.76	100	178	Not allocated for housing
Outer South		2110	Rothwell Sports Centre, Oulton LS26	7.92	100	208	Not allocated for housing
Outer South		3012	Iveridge Hall, Oulton	1.08	100	29	Not allocated for housing
Outer South		3080	Wood Lane, Rothwell	1.1	100	35	Not allocated for housing
Outer South	HG5-7	3081A	Robin Hood West	14.21	99.94	0	Not allocated for housing
Outer South		3084	Cemetery Lane, Lofthouse	6.94	100	156	Not allocated for housing
Outer South		3085	308 Leeds Road, WF3	10.41	99.77	234	Not allocated for housing
Outer South	HG2-184	3088	Westgate Lane, Lofthouse	1.96	75.27	31	Housing allocation
Outer South		3093	Eshald Lane, Woodlesford	1.32	99.86	41	Not allocated for housing
Outer South	HG2-181	3445A	Land at Leadwell Lane, Robin Hood	2.3	99.92	60	Housing allocation
Outer South		3445B	Land at Leadwell Lane, Robin Hood	4.21	100	111	Not allocated for housing
Outer South		3465	Leadwell Lane, Rothwell	1.05	100	33	Not allocated for housing
Outer South		4171	Rothwell 4x4 Centre, Wakefield Road	16.14	100	424	Not allocated for housing
Outer South		4222D	Land between Fleet Lane & Methley Lane Oulton	7.02	100	184	Not allocated for housing
Outer South	HG2-180	4222A_B_C	Land between Fleet Lane & Methley Lane Oulton	14.85	99.99	322	Housing allocation
Outer South		4231	Wakefield Road, Rothwell	1.98	100	62	Not allocated for housing
Outer South		5153	Land south of Barnsdale Road Methley	3.76	99.98	85	Not allocated for housing
Outer South	HG1-494	5246	Oulton Hall, Rothwell Lane, Rothwell, Leeds, LS26 8ZF	0.23	100	0	Identified housing
Outer South		5254	Leeds Road, Lofthouse	6.04	100	0	Not allocated for housing
Outer South		5262	Ouzlewell Green, Loft House	1.13	100	0	Not allocated for housing
Outer South		5266	Land off Leeds Road and West Gate Lane, Lofthouse	1.8	100	0	Not allocated for housing
Outer South		5279	Rothwell Haigh	20.57	94.52	0	Not allocated for housing
Outer South		5299	Land north of Mill Pitt Lane and south of M1, Rothwell Haigh	47.59	99.25	0	Not allocated for housing
Outer South		5302	The Grange, opposite 'jaw bones' junction, Wakefield Road, Rothwell	8.63	99.99	0	Not allocated for housing
Outer South		5317	3 Wakefield Road, Rothwell	6.35	91.97	0	Not allocated for housing
Outer South		5340	Land at Brook Farm Ouzlewell Green	6.21	100	0	Not allocated for housing
Outer South East		352	Swillington Lane (land on west side of), Swillington	0.9	100	24	Not allocated for housing
Outer South East		1007	Selby Road (land south of), Garforth	5.9	100	133	Not allocated for housing
Outer South East		1013	Goody Cross Lane (land to the south of), Little Preston	1.17	99.76	100	Not allocated for housing
Outer South East		1044	Wakefield Road and Barrowby Lane, Garforth	21.89	99.61	575	Not allocated for housing
Outer South East		1100	Wakefield Road - Clearview Farm, Garforth LS25	3.58	99.69	47	Not allocated for housing

Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
Outer South East		1149B	Park Lane / Doctor's Lane (land off), Allerton Bywater	12.33	100	277	Not allocated for housing
Outer South East		1165	Barwick Road (land north of), Garforth	9.66	100	0	Not allocated for housing
Outer South East		1169	Hall Farm Road (paddock to the rear of), Micklefield LS25	1.01	98.56	27	Not allocated for housing
Outer South East		1173	Honeysuckle Close (adjacent to), Micklefield (land to south of)	8.3	100	124	Not allocated for housing
Outer South East	HG2-126	1174	Micklefield Railway Station Car Park (land to north of), Micklefield, LS25	0.66	85.19	18	Housing allocation
Outer South East	HG2-132	1175A	Brigshaw Lane (land to east of), Kippax	3.03	100	76	Housing allocation
Outer South East		1175B	Brigshaw Lane (land to east of), Kippax	1.01	100	32	Not allocated for housing
Outer South East		1226	Nanny Goat Lane (land north of) and adjacent to M1, Garforth LS25	17.41	100	0	Not allocated for housing
Outer South East		1232A	Stourton Grange Farm North, Selby Road - Ridge Road, Garforth	137.74	100	3616	Not allocated for housing
Outer South East	HG2-124	1232B	Stourton Grange Farm South, Selby Road - Ridge Road, Garforth	147.31	99.8	2314	Housing allocation
Outer South East		1237	Astley Lane (land to the north and east of), Swillington,	6.17	94.58	137	Not allocated for housing
Outer South East		1269	Pit Lane and Roman Road (land between), Micklefield	27.66	99.74	621	Not allocated for housing
Outer South East		1270	Pit Lane and The Crescent (land between), Micklefield	14.78	94.99	333	Not allocated for housing
Outer South East		1276	Newfield Lane - land at Manor House Farm, Ledsham	0.73	66.21	20	Not allocated for housing
Outer South East		1277	Claypit Lane, Hill Top Farm, Ledsham	3.29	91.88	74	Not allocated for housing
Outer South East	HG2-133	1357	Ninevah Lane, Allerton Bywater	2.92	99.98	57	Housing allocation
Outer South East		2156	North of Lotherton Way, Hawks Nest Wood (west off), Garforth	36.34	98.85	954	Not allocated for housing
Outer South East		2157A	Ridge Road, East of	28.06	99.73	631	Not allocated for housing
Outer South East		2157B	Ridge Road, East of	105.92	100	2383	Not allocated for housing
Outer South East		3096	King Edward Avenue, Allerton Bywater	3.36	98.92	76	Not allocated for housing
Outer South East		3100A	Whitehouse Lane, Swillington	1.95	98.89	70	Not allocated for housing
Outer South East	HG2-131	3100B	Whitehouse Lane, Great Preston	1.16	36.98	40	Housing allocation
Outer South East		3101	Preston Lane, Great Preston	19.46	99.99	628	Not allocated for housing
Outer South East		3102	Woodlands View, Kippax	1.52	99.05	48	Not allocated for housing
Outer South East		3103	Sandgate Lane, Kippax	2.14	98.43	56	Not allocated for housing
Outer South East		3104	Sandgate Rise, Kippax	5.6	97.64	147	Not allocated for housing
Outer South East		3106	Selby Road, Swillington	82.44	99.1	1916	Not allocated for housing
Outer South East		3107	Selby Road (N), Garforth	2.2	99.82	58	Not allocated for housing
Outer South East		3108	Selby Road (S), Garforth	0.57	99.64	18	Not allocated for housing
Outer South East		3109A	Selby Road/Leeds Road, Kippax	11.31	99.89	140	Not allocated for housing
Outer South East		3109B	Selby Road/Leeds Road, Kippax	65.57	99.28	1721	Not allocated for housing
Outer South East	HG2-128	3109C	Selby Road/Leeds Road, Kippax	1.47	100	40	Housing allocation
Outer South East		3112	Wakefield Road, Garforth	9.27	99.97	243	Not allocated for housing
Outer South East		3113	Barrowby Lane, Garforth	0.57	100	18	Not allocated for housing
Outer South East		3115	New Hold, Garforth	2.58	100	68	Not allocated for housing
Outer South East		3116	Pit Lane, Micklefield	5.66	99.92	127	Not allocated for housing
Outer South East		3117	Selby Road, Garforth	1.29	100	40	Not allocated for housing
Outer South East		3308	Land south of Micklefield	0.79	100	21	Not allocated for housing
Outer South East		3321	Berry Lane, Great Preston	3.23	100	84	Not allocated for housing
Outer South East		3441	Land at Hall Lane Ledston	3.85	100	87	Not allocated for housing
Outer South East		3450	Land to the north of Station Road, Kippax/Great Preston	12.43	99.93	326	Not allocated for housing
Outer South East		3463	Land North of Brigshaw High School, Allerton Bywater	4.76	99.95	125	Not allocated for housing
Outer South East		4200A	Newtown Farm, Micklefield	1.03	99.01	28	Not allocated for housing
Outer South East	HG2-127	4200B	Newtown Farm, Micklefield	1.57	96.65	42	Housing allocation
Outer South East		4258	Land Adjacent Barrowby Lodge, Garforth	14.39	100	0	Not allocated for housing
Outer South East		5002	Green lane, Kippax	2.61	100	69	Not allocated for housing
Outer South East		5012	Fairview Farm, Wakefield Road	0.74	100	0	Not allocated for housing
Outer South East	HG1-472	5208	Ledston Hall, Hall Lane, Ledston, Leeds, WF10 2BB	5.2	99.78	0	Identified housing
Outer South East		5253	Ninevah Lane, Allerton Bywater	0.58	100	0	Not allocated for housing
Outer South East		5265	Leeds Road, Swillington	30.2	100	0	Not allocated for housing
Outer South East		5267	Land north of Barrowby Lane, Garforth	5.26	99.96	0	Not allocated for housing
Outer South East		5296	Milestone Farm and the Barn, Sandgate Lane, Kippax	1.05	100	0	Not allocated for housing
Outer South East		CFSM021	Land Off Wakefield Road, Garforth	21.81	100	0	Not allocated for mixed use
Outer South East		CFSM028	Land North of Garforth, Leeds	46	94.89	0	Not allocated for mixed use
Outer South West		148	Thorpe-on-the-Lane, Thorpe	3.06	10.27	54	Not allocated for housing

Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
Outer South West		171	Elwell Street (land off) - Thorpe	0.74	82.75	23	Not allocated for housing
Outer South West		173	Main Street (58) - football ground rear of, East Ardsley	1.08	92.5	29	Not allocated for housing
Outer South West		309	Thorpe Hall, Middleton Lane, Thorpe	4.18	75.89	70	Not allocated for housing
Outer South West	HG1-392	375	Main Street - The Old Hall Yard, East Ardsley WF3 2AP	0.67	45.04	6	Identified housing
Outer South West	HG1-378	494	Ardsley Sidings, East Ardsley	6.65	32.25	174	Identified housing
Outer South West	HG1-379	495	Fall Lane (West), East Ardsley	7.61	10.6	64	Identified housing
Outer South West	HG1-393	551	Baghill Lane - Manor House Farm, West Ardsley	0.63	99.99	6	Identified housing
Outer South West		1018A	Topcliffe Lane (land at), and Capitol Park (north of) LS27	8.83	98.85	231	Not allocated for housing
Outer South West		1018B	Topcliffe Lane (land at), and Capitol Park (north of) LS27	26.84	99.62	704	Not allocated for housing
Outer South West	HG2-166	1029	Long Thorpe Lane (land off), Thorpe, Wakefield WF3 3BZ	0.64	100	17	Housing allocation
Outer South West		1043	Thorpe Lower Lane (Pylee House), Robin Hood WF3 3BQ	1.87	99.9	58	Not allocated for housing
Outer South West		1066	Royston Hill, Bradford Road & Orchard Close, East Ardsley WF3	3.67	99.86	97	Not allocated for housing
Outer South West		1067A	Woodhouse Lane and Pilden lane (site accessed from), East Ardsley WF3	11.66	100	262	Not allocated for housing
Outer South West		1067B	Woodhouse Lane and Pilden lane (site accessed from), East Ardsley WF3	1.98	99.92	53	Not allocated for housing
Outer South West		1068	Stoney Lane, East Ardsley, Wakefield WF3	0.77	99.69	21	Not allocated for housing
Outer South West		1069	Manor Farm, East Ardsley WF3	3.31	70.84	87	Not allocated for housing
Outer South West		1072	Dewsbury Road, Woodkirk WF12	1.58	100	43	Not allocated for housing
Outer South West	HG1-333	1077	Old Lane - Nethertown Pig Farm, Drighlington BD11 1LU	1.22	100	20	Identified housing
Outer South West		1135	Dewsbury Road - former Woodkirk Station, Woodkirk WF3	4.11	100	50	Not allocated for housing
Outer South West		1143A	Old Thorpe Lane (land at), Tingley WF3	7.23	100	162	Not allocated for housing
Outer South West	HG2-167	1143B_D	Old Thorpe Lane (land at), Tingley WF3	28	100	619	Housing allocation
Outer South West		1143C	Old Thorpe Lane (land at), Tingley WF3	1.62	100	43	Not allocated for housing
Outer South West		1143E	Old Thorpe Lane (land at), Tingley WF3	5.07	99.94	114	Not allocated for housing
Outer South West		1143F	Old Thorpe Lane (land at), Tingley WF3	11.27	100	253	Not allocated for housing
Outer South West		1171A	Whitehall Road (south of) - Harpers Farm	6.29	100	0	Not allocated for housing
Outer South West	HG2-136	1171B	Whitehall Road (south of) - Harpers Farm	10.66	93.5	279	Housing allocation
Outer South West	HG2-147	1200A	Highfield Drive/Harthill Lane (land off), Gildersome	3.42	99.99	76	Housing allocation
Outer South West		1200B	Highfield Drive/Harthill Lane (land off), Gildersome LS27	1.48	100	39	Not allocated for housing
Outer South West		1205	Mill Lane (land off), East Ardsley WF3	1.22	100	33	Not allocated for housing
Outer South West		1209	Dewsbury Road - Cotton Mill (Site A) and Grove Farm (Site B) LS11	33.32	99.94	862	Not allocated for housing
Outer South West	HG2-150	1220A	Churwell (land to the east of) LS27	10.44	99.93	213	Housing allocation
Outer South West		1220B	Churwell (land to the east of) LS27	17.98	100	471	Not allocated for housing
Outer South West	HG2-171	1258_2105_336_5_5144	Westerton Road East Ardsley	8.68	84.69	189	Housing allocation
Outer South West		1260A	Batley Road (Land to north and south of), Tingley, Wakefield WF3 1HA	2.71	100	61	Not allocated for housing
Outer South West		1260B	Batley Road (Land to north and south of), Tingley, Wakefield WF3 1HA	54.27	99.99	1221	Not allocated for housing
Outer South West		1266	Wakefield Road (land at), Drighlington	5.5	100	146	Not allocated for housing
Outer South West		1274	East Ardsley (land north of) WF3	14.53	90.07	326	Not allocated for housing
Outer South West		1275A	Wide Lane (land north of), Morley	3.45	100	90	Not allocated for housing
Outer South West		1275B	Wide Lane (land north of), Morley	6.35	100	166	Not allocated for housing
Outer South West		1279	Wide Lane - Owlers Farm Extension, Morley	3.45	99.78	91	Not allocated for housing
Outer South West		1283	Lane Side Farm Extension, Morley	29.45	99.96	560	Not allocated for housing
Outer South West		1284B	Albert Drive - Low Moor Farm Extension, Morley	11.57	99.59	303	Not allocated for housing
Outer South West	HG2-153	1284A_4211	Albert Drive Morley	4.65	40.3	121	Housing allocation
Outer South West		1332	Adwalton - Penfields, Drighlington	18.41	99.7	414	Not allocated for housing
Outer South West		1334	Pitty Close Farm, Drighlington BD11	14.35	95.09	321	Not allocated for housing
Outer South West	HG2-144	1344	Westfield Farm, Drighlington	0.57	100	17	Housing allocation
Outer South West	HG3-21	2078	Gelderd Road (land to the north of), Wortley LS12	11.63	97.54	315	Safeguarded land (PAS)
Outer South West		2095	Stank Hall Barn, Beeston LS11	8.24	97.51	72	Not allocated for housing
Outer South West		2096	West Wood Road, Middleton LS10	5.92	100	103	Not allocated for housing
Outer South West		2098B	Sissons Farm, Middleton LS10	26.79	99.98	703	Not allocated for housing
Outer South West	HG2-159	2098A_C	Sissons Farm, Middleton LS10	8.19	99.88	222	Housing allocation

Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
Outer South West		2099	Dunningley Hill, Tingley WF3	3.11	98.32	82	Not allocated for housing
Outer South West		2104	Leeds Road, Lofthouse WF3	11.84	72.07	0	Not allocated for housing
Outer South West		2114	Gelderd Road, Wortley LS12	1.92	91.62	60	Not allocated for housing
Outer South West		2155	Ardlsley Common (south of)	11.76	99.71	246	Not allocated for housing
Outer South West		2159	Whitehall Road, Craven Park, Farnley	21.72	100	0	Not allocated for housing
Outer South West		2164	Broad Oaks Farm, Churwell	9.57	99.99	251	Not allocated for housing
Outer South West	HG2-145	3000_3064	Bradford Road/Wakefield Road Gildersome	19	96	393	Housing allocation
Outer South West		3056	Wood Lane, Farnley	21.78	96.94	572	Not allocated for housing
Outer South West		3057	Cottingley Springs, Gelderd Road	7.47	99.68	196	Not allocated for housing
Outer South West		3058	Land North of Dean Beck (Including Cottingley Springs) Gildersome	21.18	100	556	Not allocated for housing
Outer South West		3059	Land between Gelderd and M621 Wortley	6.87	94.23	180	Not allocated for housing
Outer South West	HG2-148	3060A	Gelderd Road/M621, Gildersome	7.86	99.86	203	Housing allocation
Outer South West		3060B	Gelderd Road/M621, Gildersome	114.55	97.4	2951	Not allocated for housing
Outer South West		3061	Cricket Hill Brow, Gelderd Road, Gildersome	2.35	100	62	Not allocated for housing
Outer South West		3062	Harthill Rise, Gildersome	0.95	99.81	30	Not allocated for housing
Outer South West		3063	Land north of Harthill Lane, Gildersome	3.79	99.22	85	Not allocated for housing
Outer South West		3068	Valley Road, Morley	2.2	100	58	Not allocated for housing
Outer South West		3069	Wide Lane/Dewsbury Road, Morley	4.72	100	124	Not allocated for housing
Outer South West		3075	Whiteways, Thorpe Lane, Middleton	6.79	99.25	178	Not allocated for housing
Outer South West		3077A	Bulls Head Inn, Dewsbury Road	9.4	100	246	Not allocated for housing
Outer South West		3077B	Bulls Head Inn, Dewsbury Road	4.75	100	124	Not allocated for housing
Outer South West		3078A	Upper Green Farm, Syke Road Tingley	5.14	98.42	116	Not allocated for housing
Outer South West		3078B	Hey Beck Lane, Wakefield	29.62	99.73	666	Not allocated for housing
Outer South West		3120	Dewsbury Road, Morley	22.94	99.99	602	Not allocated for housing
Outer South West		3311	Land at off Gascoigne Road	7.26	99.92	191	Not allocated for housing
Outer South West		3313	Batley Road	5.66	100	127	Not allocated for housing
Outer South West		3320	Land off Middleton Lane, LS10 4GY	27.76	99.99	624	Not allocated for housing
Outer South West		3383	Howden Clough Road, Leeds	0.73	100	23	Not allocated for housing
Outer South West	HG2-170	3456A	Land off Haigh Moor Road, Tingley	1.55	66.88	41	Housing allocation
Outer South West		3456B	Land off Haigh Moor Road	12.07	99.95	271	Not allocated for housing
Outer South West		3458	Wood End Farm, South of Whitehall Road, Farnley	13.34	100	0	Not allocated for housing
Outer South West	HG2-165	4004	Thorpe Hill Farm, Lingwell Gate Lane, Thorpe	2.17	100	57	Housing allocation
Outer South West		4029	Ravells Works, Whitehall Road	2.76	10.58	83	Not allocated for housing
Outer South West		4205	Howley Hall Farm, Scotchman Lane, Morley	8.69	100	228	Not allocated for housing
Outer South West		4206	Land off Asquith Ave, Morley	1.02	100	32	Not allocated for housing
Outer South West		4208	Daisy Hill Avenue, Morley	0.97	100	30	Not allocated for housing
Outer South West		4209	Land off A650 Drighlington bypass	10.89	99.99	285	Not allocated for housing
Outer South West		4256	Sharp House Road, Belle Isle	2.73	99.99	72	Not allocated for housing
Outer South West		5000	Healey Croft Lane, East Ardsley	4.81	100	108	Not allocated for housing
Outer South West	HG1-380	5132	Howley Hall Farm, Scotchman Lane, Morley, Leeds, LS27 ONX	0.87	100	8	Identified housing
Outer South West		5143	Mushroom Farm Old Lane Drighlington	1.98	100	53	Not allocated for housing
Outer South West	HG2-233	5165	Land at Moor Knoll Lane East Ardsley	0.36	99.99	16	Housing allocation
Outer South West		5261	Land adjacent to Thorpe Hall, Thorpe Lower lane, Thorpe -on -the Hill	0.82	100	0	Not allocated for housing
Outer South West		5288	Dewsbury Road, WoodKirk	1.26	100	0	Not allocated for housing
Outer South West		5291	Land between Old Lane and Whitehall Road, Drighlington	3.2	100	0	Not allocated for housing
Outer South West		5306	Land off Sharp Lane, Robin Hood	0.82	100	0	Not allocated for housing
Outer South West		5315	Land on Thorpe Lower Lane and Lingwell Gate Lane, Thorpe on the Hill	7.79	40.4	0	Not allocated for housing
Outer South West		CFSM047	White Rose Shopping Centre Dewsbury Road, Leeds	32.78	99.97	0	Not allocated for mixed use
Outer West	HG1-206	64	South Park Mills (15a 15 16 17) - Acrivan Ltd	1.32	95.29	14	Identified housing
Outer West		306	Pollard Lane, LS13	4.91	100	129	Not allocated for housing
Outer West		308	Stony Royd - The Manor, Farsley	1.52	99.99	24	Not allocated for housing
Outer West	HG1-131	602	Pollard Lane LS13	2.22	100	136	Identified housing
Outer West		1051	Newlay Bridge, off Pollard lane , Newlay LS13	0.64	100	20	Not allocated for housing
Outer West		1053A	Pollard Lane, Newlay LS13	1.51	100	40	Not allocated for housing
Outer West		1053B	Pollard Lane, Newlay LS13	1.08	100	34	Not allocated for housing
Outer West		1060B	Houghside Pudsey LS28	0.52	99.98	30	Not allocated for housing
Outer West	HG2-76	1060A_3377A	Hough Side Road Pudsey	7.63	99.97	160	Housing allocation
Outer West		1117	Calverley (land east and west of )	7.4	100	166	Not allocated for housing
Outer West		1123A	Foxhole Lane (land off), Calverley	4.53	100	102	Not allocated for housing
Outer West		1123B	Foxhole Lane (land off), Calverley	6.62	100	149	Not allocated for housing
Outer West	HG2-54	1124	Upper Carr Lane (land off), Calverley	0.93	99.99	18	Housing allocation
Outer West		1129	Green Lane/Tong Road - Parkside House, Farnley, Leeds LS12 5HB	1.21	100	38	Not allocated for housing

Appendix 4: Housing sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan							
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Capacity	Designation
Outer West		1171A	Whitehall Road (south of) - Harpers Farm	6.29	100	0	Not allocated for housing
Outer West		1183	Turkey Hill (land at), Pudsey LS28	2.25	100	60	Not allocated for housing
Outer West	HG2-80	1184_3050	Acres Hall Avenue Pudsey	2.45	99.98	99	Housing allocation
Outer West		1187	Rodley Fold Farm (land at), Rodley LS13	31.54	100	1085	Not allocated for housing
Outer West		1192	Green Top (land adjoining), Pudsey LS28	0.56	99.89	20	Not allocated for housing
Outer West	HG2-56	1193A	Rodley Lane (land at) - Calverley Lane, Calverley LS19	2.03	100	53	Housing allocation
Outer West		1193B	Rodley Lane (land at) - Calverley Lane, Calverley LS19	6.26	100	108	Not allocated for housing
Outer West	HG2-68	1195	Waterloo Road (land at), Pudsey LS28	1.12	99.99	35	Housing allocation
Outer West	HG2-63	1201	Woodhall Road (land adjoining) - Gain Lane, Thornbury BD3	7.37	99.96	196	Housing allocation
Outer West		1212	Pollard Lane (land at), Bramley LS13	2.01	100	63	Not allocated for housing
Outer West		1213	Pudsey Houghside WWTW, off Tong Road, East Side Court LS28 9ND	8.75	99.95	232	Not allocated for housing
Outer West		1253	Rodley Fold Farm (land adjoining), Rodley LS13	2.68	100	67	Not allocated for housing
Outer West		1273	New Farnley (land north and west of)	15.49	99.96	407	Not allocated for housing
Outer West		1328	Roker Lane (land to south of), Pudsey, LS28	1.12	100	35	Not allocated for housing
Outer West		1343B	Harper Gate Farm, Tyersal Lane, Bradford BD4 ORD	9.91	72.95	223	Not allocated for housing
Outer West		2076	Farnley Hall, Farnley LS12	29.66	100	779	Not allocated for housing
Outer West		2159	Whitehall Road, Craven Park, Farnley	21.72	100	0	Not allocated for housing
Outer West		3001	Land at Upper Moorside, Whitehall Road Farnley	10.9	99.9	245	Not allocated for housing
Outer West	HG2-69	3011_4044	Dick Lane Thornbury	7.52	94	206	Housing allocation
Outer West		3039	115-127 Waterloo Road, Pudsey	1.19	99.12	37	Not allocated for housing
Outer West		3040	Tyersal Beck, North of Gibraltar Mill, Pudsey	3.48	100	91	Not allocated for housing
Outer West		3041	Bradley Lane and Gibraltar Lane, Pudsey	2.94	62.61	77	Not allocated for housing
Outer West		3048	Land to rear of Kent Close, Pudsey	1.97	99.5	62	Not allocated for housing
Outer West		3124	Tyersal Beck East, Pudsey	3.57	99.92	94	Not allocated for housing
Outer West		3377B	Hough Side Road	4.58	100	120	Not allocated for housing
Outer West		3403	Bankhouse Lane	1.27	100	30	Not allocated for housing
Outer West		3446	Land east of Pollard Lane, Newlay	1.58	100	50	Not allocated for housing
Outer West	HG3-16	3455A	Land off Gamble Lane	4.45	100	120	Safeguarded land (PAS)
Outer West	HG3-29	3455B	Land off Gamble Lane	7.6	100	200	Safeguarded land (PAS)
Outer West		3458	Wood End Farm, South of Whitehall Road, Farnley	13.34	100	0	Not allocated for housing
Outer West	HG2-72	3464	Land off Tyersal Court, Tyersal	2.9	100	40	Housing allocation
Outer West		4045	Daleside Road, Thornbury, South	10.73	99.73	313	Not allocated for housing
Outer West	HG2-65	4046	Daleside Road, Thornbury, North	3.37	99.87	89	Housing allocation
Outer West	HG2-55	4049	Calverley Lane, Calverley	0.59	100	18	Housing allocation
Outer West	HG2-53	4097	Calverley Cutting / Leeds Liverpool Canal, Apperly Bridge	1.11	99.97	32	Housing allocation
Outer West		4168	Palmer Nursery, Caverley	4.81	100	126	Not allocated for housing
Outer West	HG2-71	4169	Land off Tyersal Road, Pudsey	1.07	100	33	Housing allocation
Outer West		4202	Roker Lane, Pudsey	4.36	99	114	Not allocated for housing
Outer West		4203	Crossfield Farm, LS28	13.83	100	290	Not allocated for housing
Outer West		4210	Spring Lea Farm, Troydale, Pudsey	7.93	100	208	Not allocated for housing
Outer West	HG2-59	4213	Land at Rodley lane	0.56	100	17	Housing allocation
Outer West		4226	Whitehall Road, Farnley	1.27	97.92	34	Not allocated for housing
Outer West		4227	Leeds & Bradford Road, Bramley	14.12	100	371	Not allocated for housing
Outer West		5004	Calverley Lane, Farsley	5.51	100	145	Not allocated for housing
Outer West		5169	Land at Woodhall Road Pudsey	3.49	99.53	92	Not allocated for housing
Outer West		5170	Land at Sunnybank Lane Pudsey	1.41	86.45	45	Not allocated for housing
Outer West	HG1-497	5249	Former Farnley Working Mens Club, Butt Lane, Farnley, Leeds, LS12 5BD	0.31	99.87	0	Identified housing
Outer West		5271	Land at Ross Mill, Rodley Lane, Bramley	4.56	100	0	Not allocated for housing
Outer West		5283	North of Troydale Lane, Pudsey	2.12	100	0	Not allocated for housing
Outer West		5294	North of Rodley Lane, Bramley	1.73	100	0	Not allocated for housing
Outer West		5295	Land adjacent to Airedale Cliff, Pollard Lane, Bramley	0.25	100	0	Not allocated for housing
Outer West		5318	Farnley Rugby fields, off Tong Road, Farnley	5.85	100	0	Not allocated for housing
Outer West	HG1-202	HLA2503170	WEASEL PH ROKER LANE PUDSEY	0.15	60.28	12	Identified housing

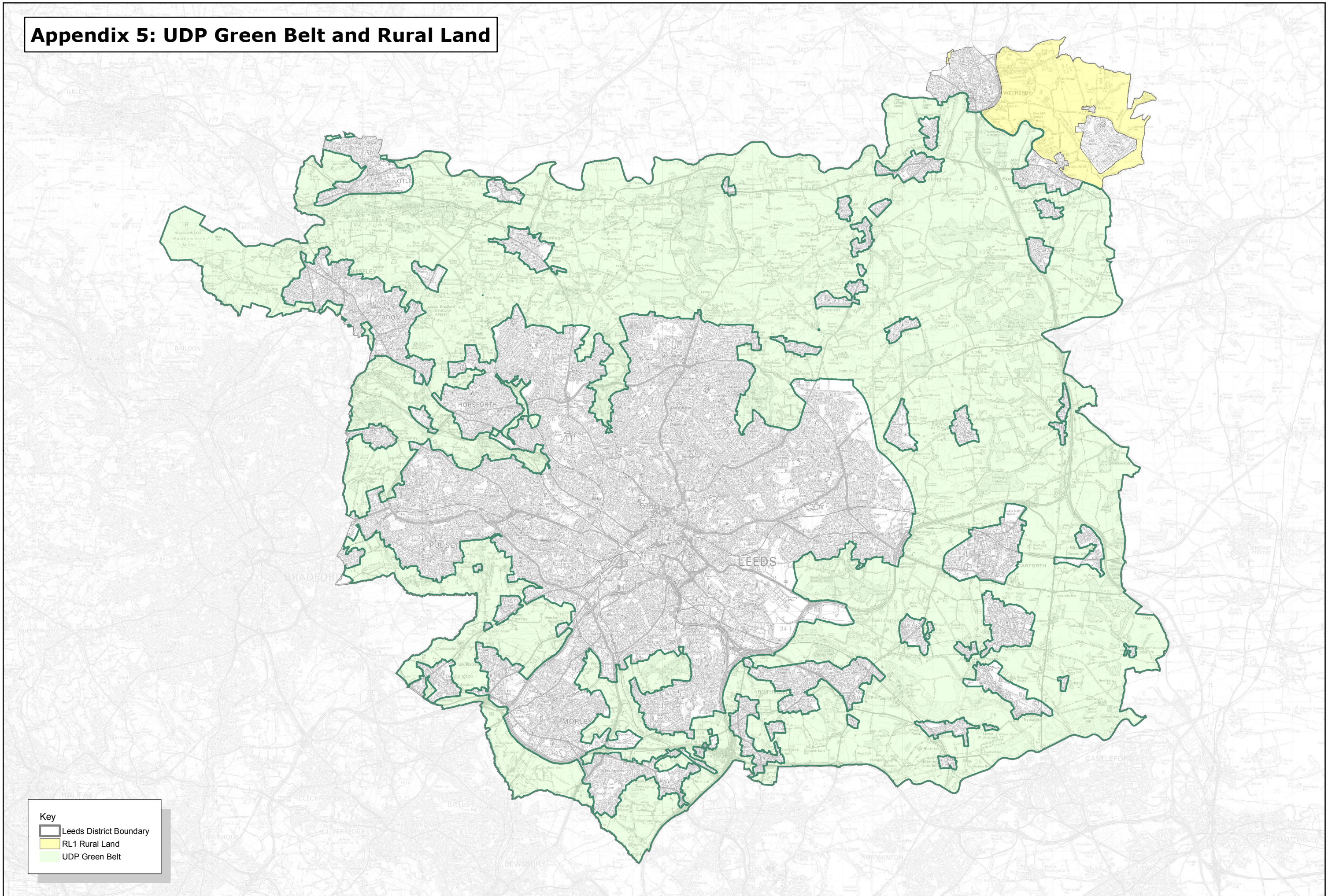
Appendix 4: Employment sites within or partly within (>10%) UDP Green Belt and status in the Leeds Site Allocations Plan								
HMCA	Plan Ref	SHLAA Ref	Address	Site area ha	% Green Belt	Office sqm	General ha	Designation
Aireborough		2802330	Office Element High Royds Hospital Redevelopment Bradford Road Guiseley	1.28	100			Not allocated for employment use
Aireborough	EG3	2901660	Land at Carlton Moor / Leeds Bradford Airport	36.23	100		36.23	General employment allocation
Outer North East		3104100	Adj Former Linton Springs Hotel Sicklinghall Road Wetherby Ls22	0.2	100			Not allocated for employment use
Outer North East		3104330	S/o Travellers Rest Inn Harewood Road Collingham Wetherby	0.41	100	430		Not allocated for employment use
Outer North East		3104400	Sweep Farm Boston Road Wetherby Ls22 5 Dx	0.39	100		0.39	Not allocated for employment use
Outer North East	EG1-10	3203550	Holmecroft York Road Ls13 4	2.29	100		2.29	Identified general employment
Outer North East		EMP00358	Land at Harewood Yard, Harewood, Leeds	7.01	100			Not allocated for employment use
Outer North West	EG2-2	2900042	Land off Ilkley Road, Otley, Leeds	0.48	99.94		0.48	General employment allocation
Outer North West		2901530	Wharfedale Fabrication Coal Yard, Station Rd, Arthington	0.04	100		0.04	Not allocated for employment use
Outer North West	EG1-7	2901640	Pool Road Otley LS21 1EG	0.26	100		0.27	Identified general employment
Outer North West		EMP00344	Tate Fuel Oil Otley LS21 3BB	0.22	100			Not allocated for employment use
Outer South		2201970	Adj Dunford House Green Lane Methley Ls26	0.45	100	270		Not allocated for employment use
Outer South		EMP00339	Land and buildings at Richmond stables, Leeds Road, Lofthouse, Wakefield, WF3 3ND	1.8	100			Not allocated for employment use
Outer South East		CFSE002	Land at Newton Lane, Allerton Bywater, WF10 2AA	9.28	100			Not allocated for employment use
Outer South West	EG2-21	2202290	Lingwell Gate Lane, Thorpe	3.7	100		3.7	General employment allocation
Outer South West	EG1-61	2202570	Lingwell Gate Lane, Thorpe (west)	3.2	19.58		3.2	NRW employment
Outer South West	EG2-19	CFSM010	Land Off Topcliffe Lane, Morley And to The North Of Capitol Park, Leeds	26.84	99.62		26.8	General employment allocation



## APPENDIX 5: EXISTING UDP GREEN BELT (N32) AND RURAL LAND

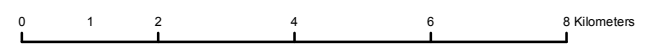


# Appendix 5: UDP Green Belt and Rural Land



**Key**

- Leeds District Boundary
- RL1 Rural Land
- UDP Green Belt

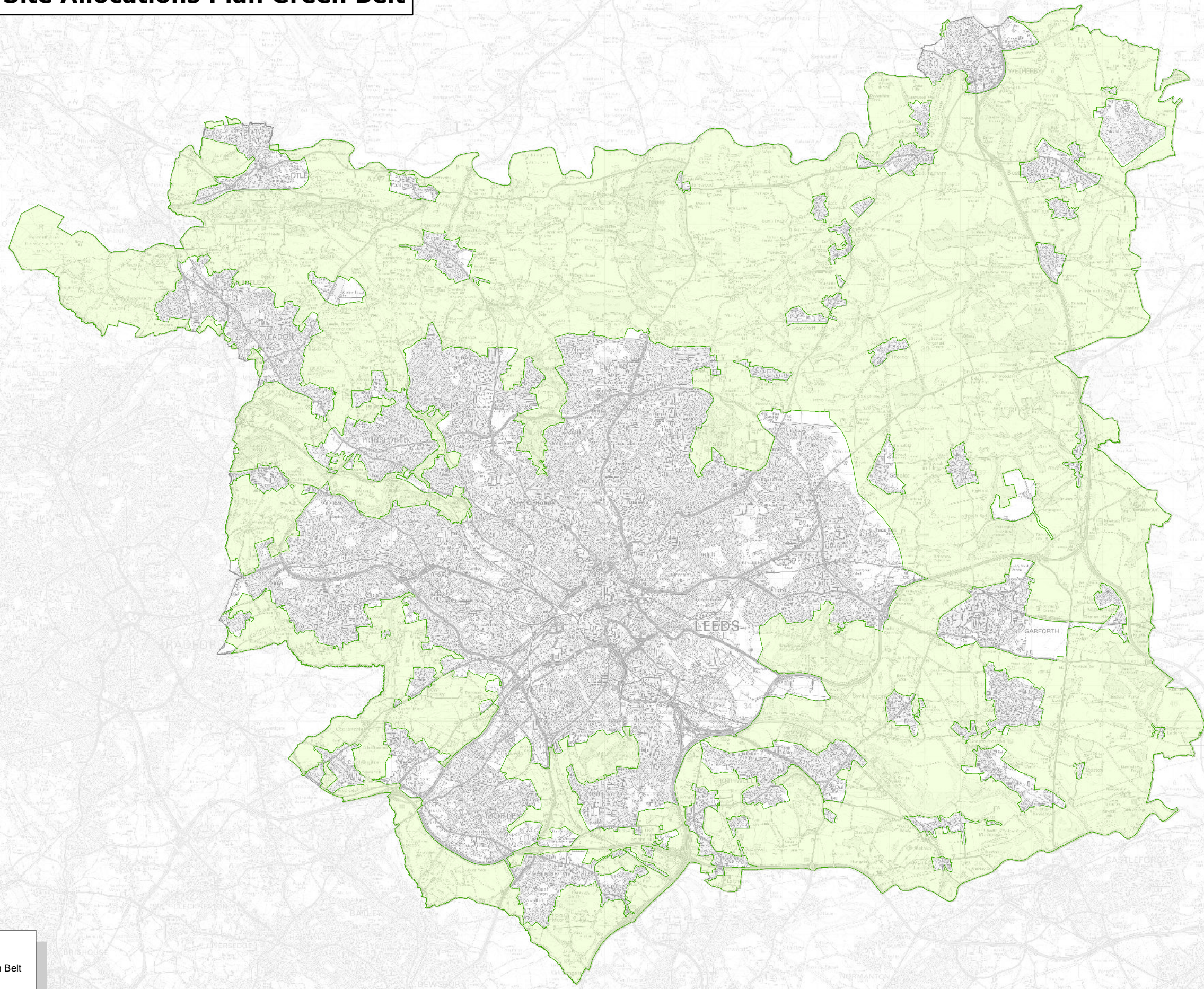




## APPENDIX 6: SITE ALLOCATIONS PLAN GREEN BELT

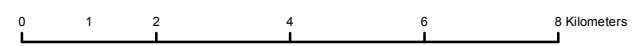


# Appendix 6: Site Allocations Plan Green Belt



**Key**

- Site Allocations Plan Green Belt
- Leeds District Boundary





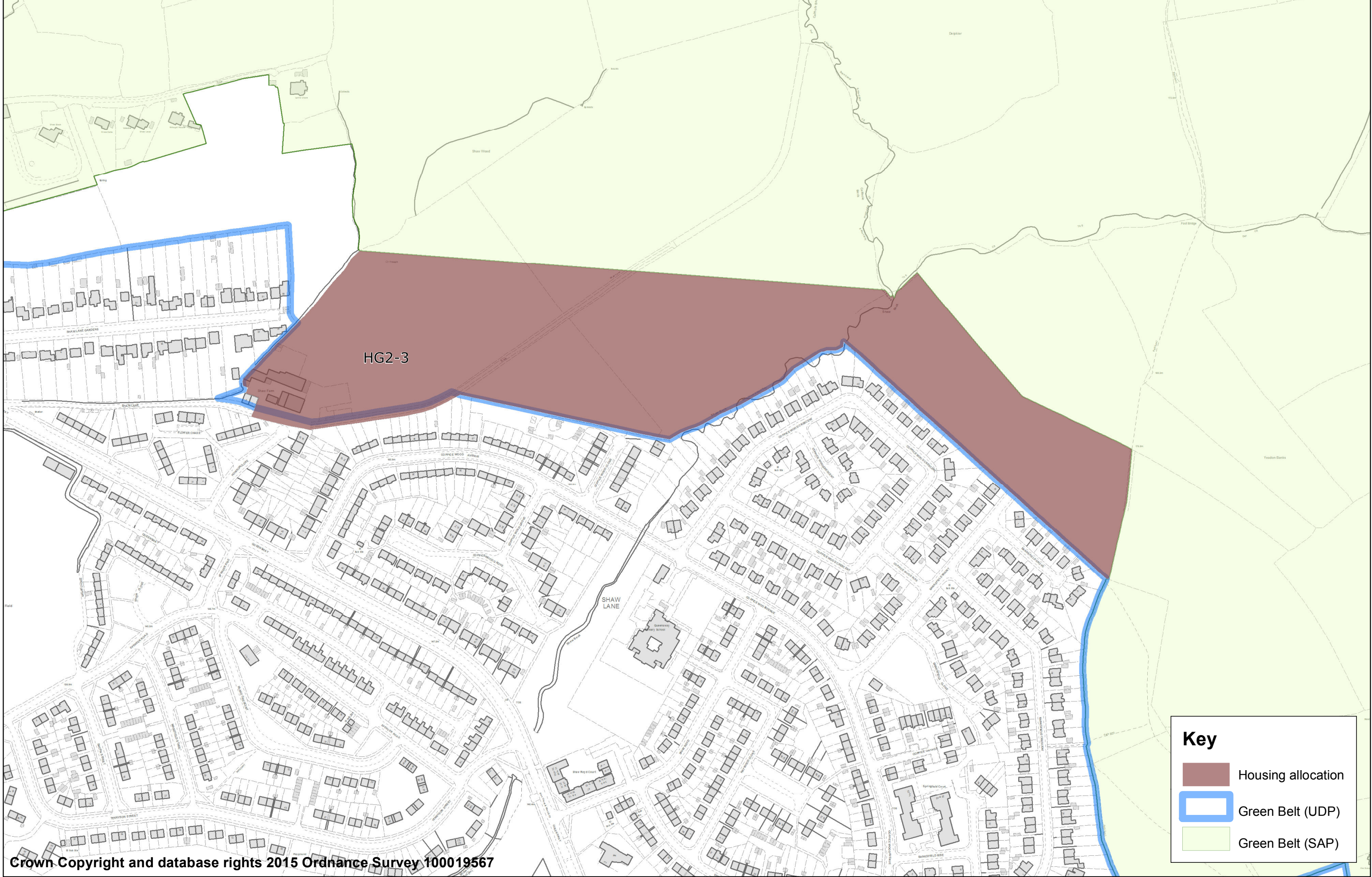
**APPENDIX 7: SPECIFIC REVISIONS TO THE GREEN BELT, INCLUDING  
WHERE REVISION OF THE BOUNDARY AROUND AN ALLOCATION HAS LEFT  
LAND WITH NO SPECIFIC NOTATION WHICH NO LONGER PERFORMS A  
GREEN BELT FUNCTION**

NO.	HMCA	SITE REF	ADDRESS	CHANGE/DETAIL
1	Aireborough	HG2-3	Land at Shaw Lane, Guiseley and Banksfield Mount, Yeadon	Small residual area of no notation at South West corner of HG2-3
2	Aireborough	HG2-12	Woodlands Drive, Rawdon	Amendment to boundary to follow the housing allocation HG2-12. In addition, the exclusion of existing houses at Southland Avenue (previously 'washed over' as Green Belt in the UDP)
3	East	MX2-38	Barrowby Lane, Manston	Residual area of no notation between MX1-25 and MX2-38
4	North	HG2-41	South of A65 from Horsforth & Rawdon roundabout to crematorium	Residual 2 small islands of no notation along A 65
5	Outer NE	none	Rural Land designation in the north eastern corner of Leeds boundary	Deletion of the UDP Rural Land designation and designation as Green Belt – (see Appendix 5 for this plan)
6	Outer NE	HG2-226	Land to the East of Wetherby	Extension of HG2-226 to south west means consequential change to proposed Green Belt boundary to run along southern boundary of HMYOI, Wetherby
7	Outer NW	HG2-16	Land to the rear of 45 Creskeld Lane, Bramhope	Two residual areas of no notation
8	Outer South	HG2-184	Westgate Lane, Lofthouse	Road and path no longer in Green Belt
9	Outer South	HG5-7	Hope Farm, Wakefield Road, Rothwell	Residual area of no notation around dwellings on Wakefield Road
10	Outer South	HG2-180	Land Between Fleet Lane and Methley Lane, Oulton	Road and path no longer in Green Belt
11	Outer SE	HG2-124	Stourton Grange Farm South, Selby Road, Ridge Road, Garforth	Two small residual areas of no notation to west and road to east
12	Outer SE	HG2-126	Micklefield Railway Station Car Park (land to north of), Micklefield, LS25	Road no longer in Green Belt
13	Outer SW	HG2-171	Westerton Road, East Ardsley.	Dwelling and curtilage no longer in Green Belt.
14	Outer SW	HG2-167	Land at Old Thorpe Lane, Tingley	Two residual areas. One is designated green space so will be protected via this designation, one is no notation
15	Outer SW	EG2-19	Land off Topcliffe Lane, Morley and to the North of Capitol Park, Leeds	Two residual areas of no notation, one is woodland
16	Outer SW	HG2-165	Thorpe Hill Farm, Lingwell Gate Lane, Thorpe	Dwelling and curtilage no longer in Green Belt.
17	Outer SW	HG2-153	Albert Drive, Morley	Two small residual areas of no notation
18	Outer SW	HG2-145	Bradford Road/ Wakefield Road, Gildersome	Residual areas of no notation, including school grounds and dwelling curtilage.

<b>NO.</b>	<b>HMCA</b>	<b>SITE REF</b>	<b>ADDRESS</b>	<b>CHANGE/DETAIL</b>
19	Outer SW	HG2-150	Land to the East of Churwell	Three residual areas of no notation
20	Outer SW	EG2-21	Lingwell Gate Lane, Thorpe	Green Belt to follow road to north and link settlement to create continuous settlement boundary.
21	Outer SW	HG2-166	Land off Long Thorpe Lane, Thorpe.	Road and small area of land to west of HG2-166 no notation
22	Outer SW	HG2-233	Moor Knoll Lane, East Ardsley	Residual area of no notation to east of site
23	Outer West	HG2-69	Dick Lane, Thornbury	Residual area of no notation. This land has separate planning permissions for extension of site boundary to office park, car park and housing development with open space.
24	Outer West	HG2-65	Daleside Road, Thornbury	Two residual areas. Majority is designated green space so will be protected via this designation, part unallocated/no notation



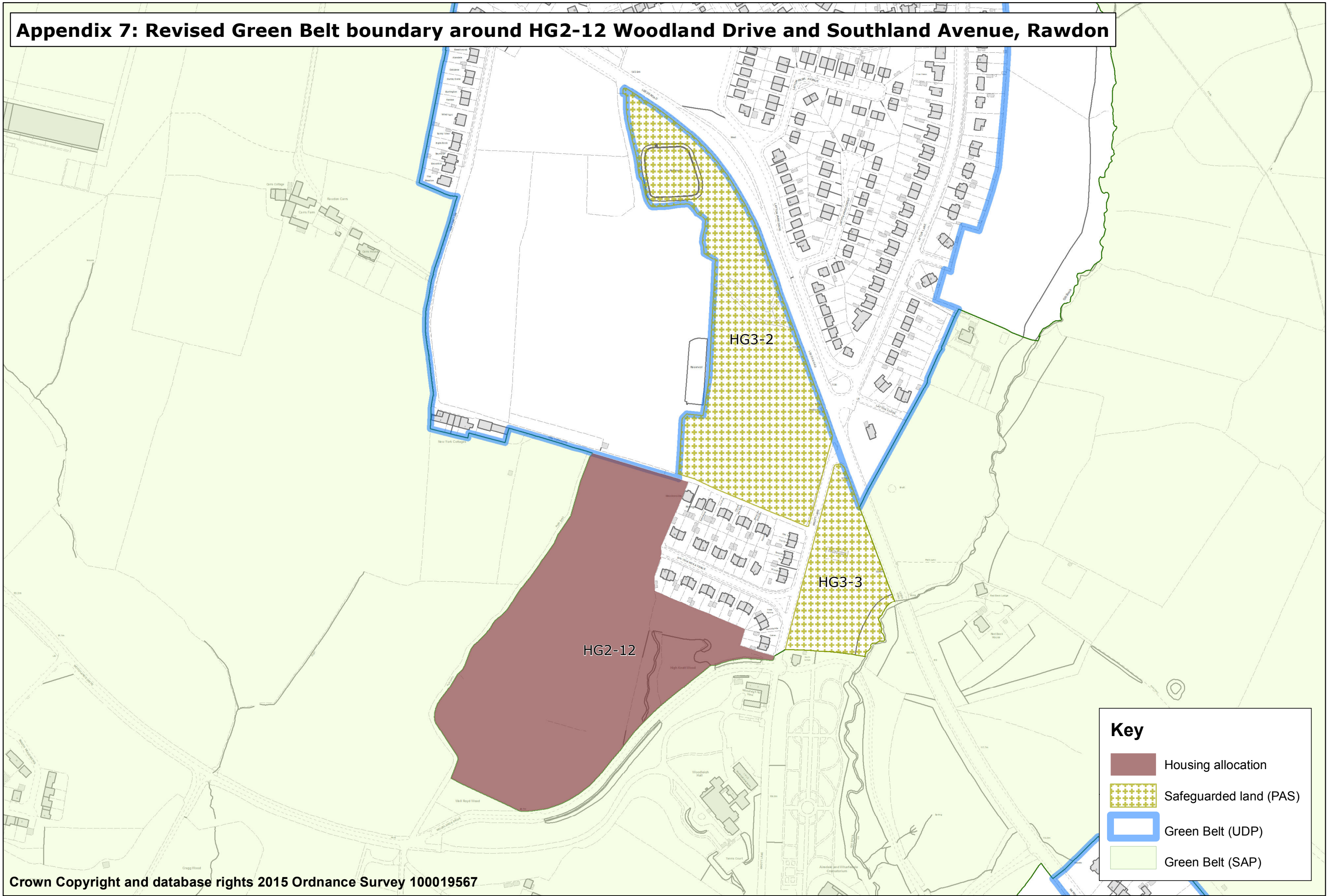
# Appendix 7: Revised Green Belt boundary around HG2-3 Land at Shaw Lane, Guiseley and Banksfield Mount, Yeadon



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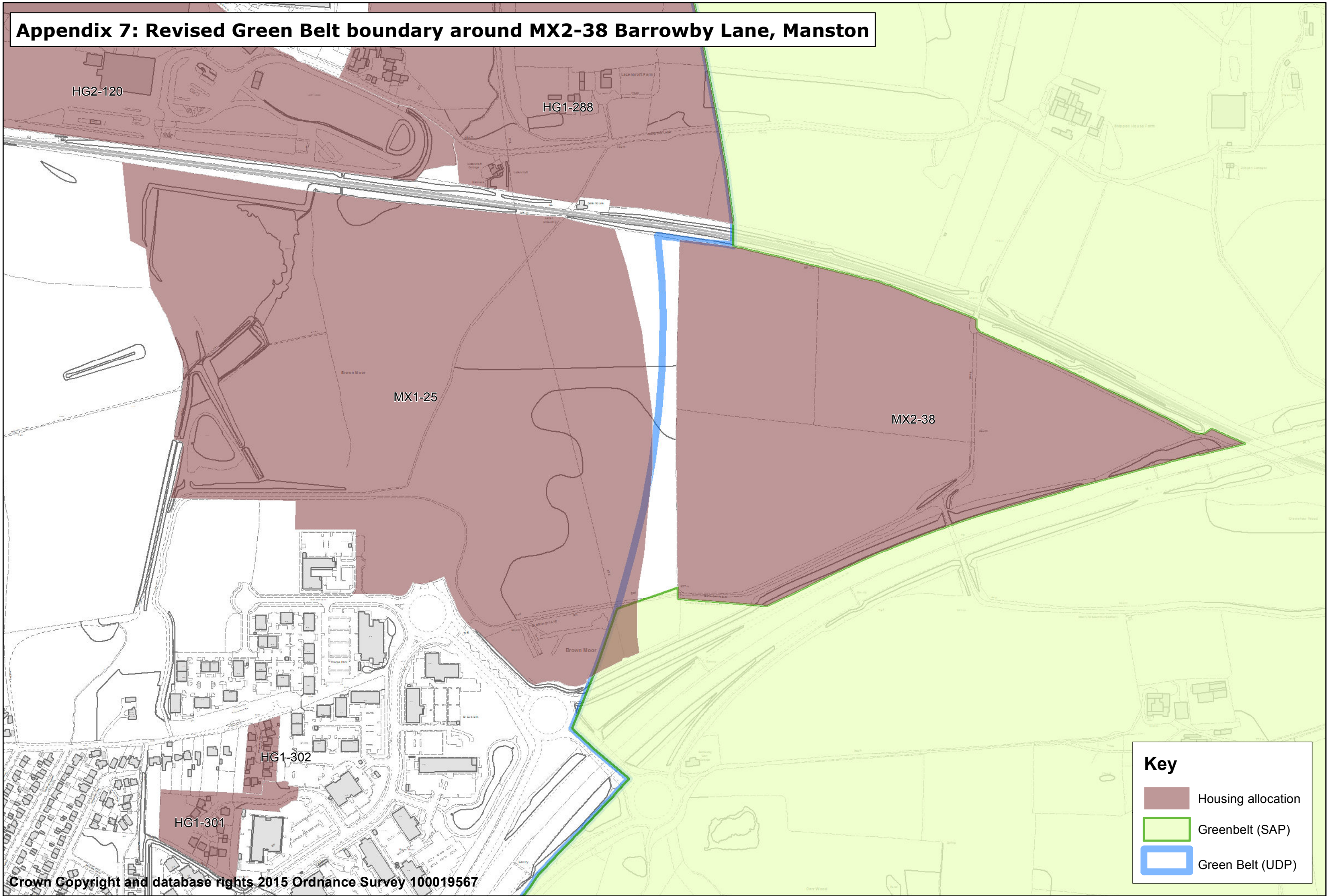
**Appendix 7: Revised Green Belt boundary around HG2-12 Woodland Drive and Southland Avenue, Rawdon**






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# Appendix 7: Revised Green Belt boundary around MX2-38 Barrowby Lane, Manston



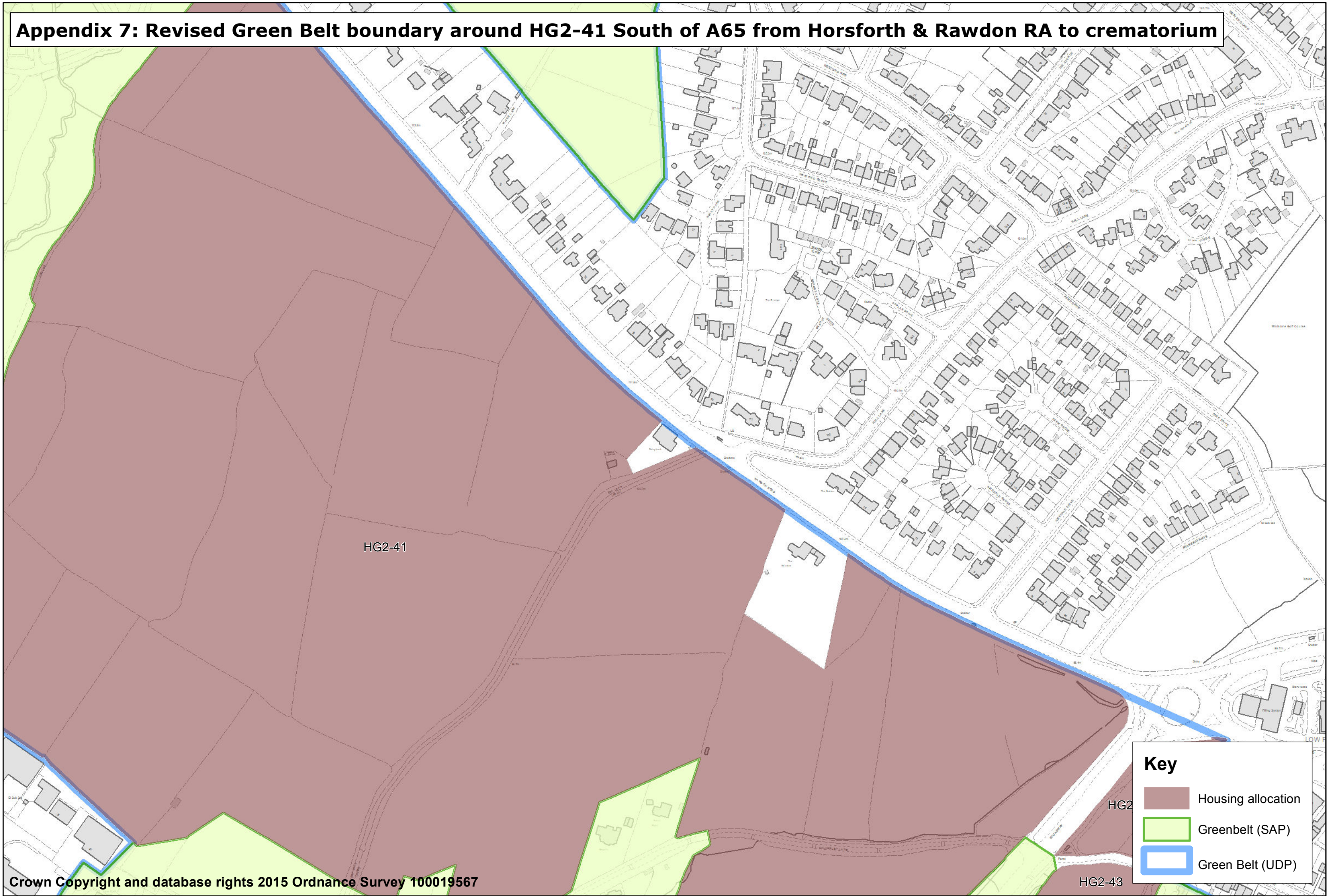
**Key**

-  Housing allocation
-  Greenbelt (SAP)
-  Green Belt (UDP)

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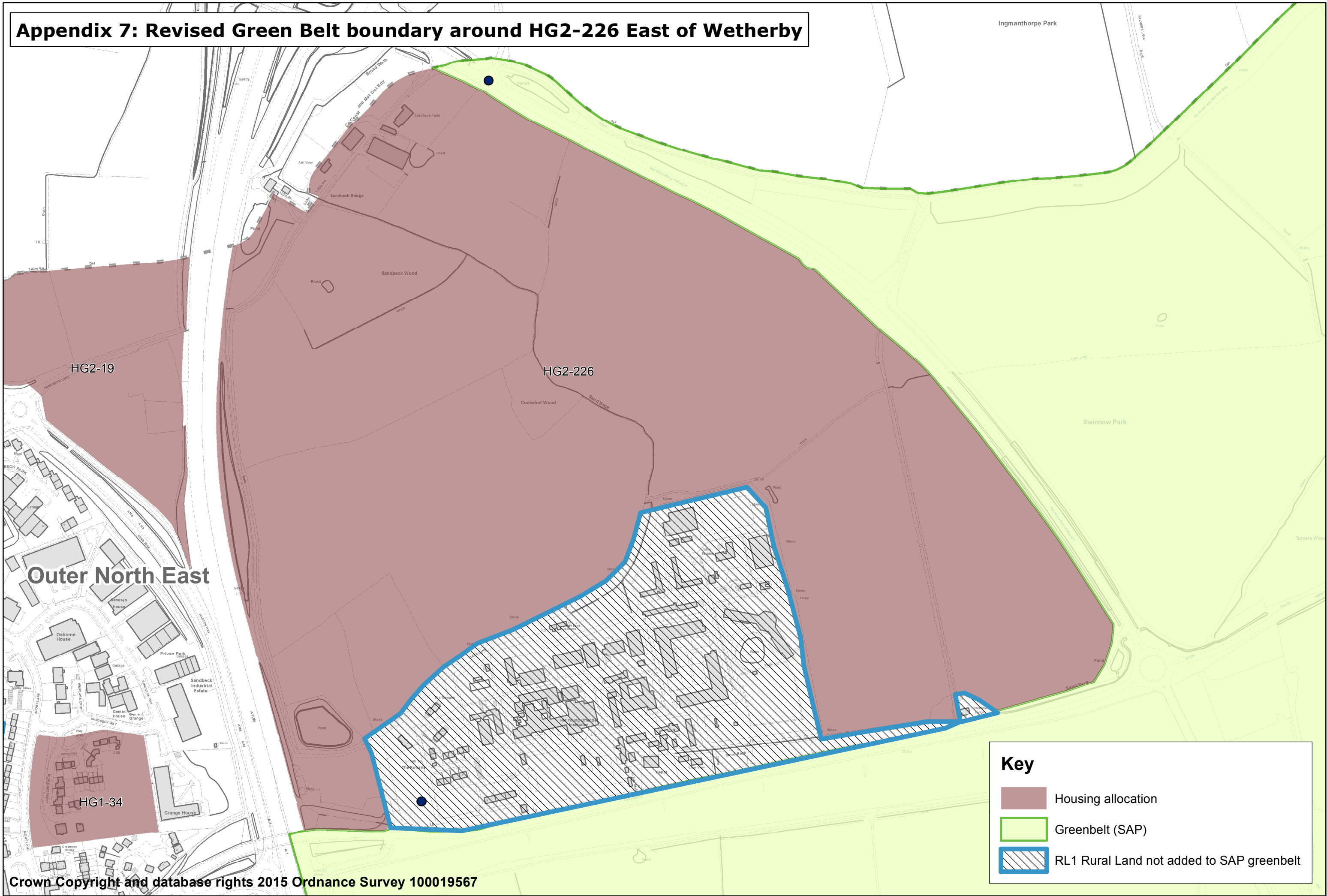
**Appendix 7: Revised Green Belt boundary around HG2-41 South of A65 from Horsforth & Rawdon RA to crematorium**



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# Appendix 7: Revised Green Belt boundary around HG2-226 East of Wetherby

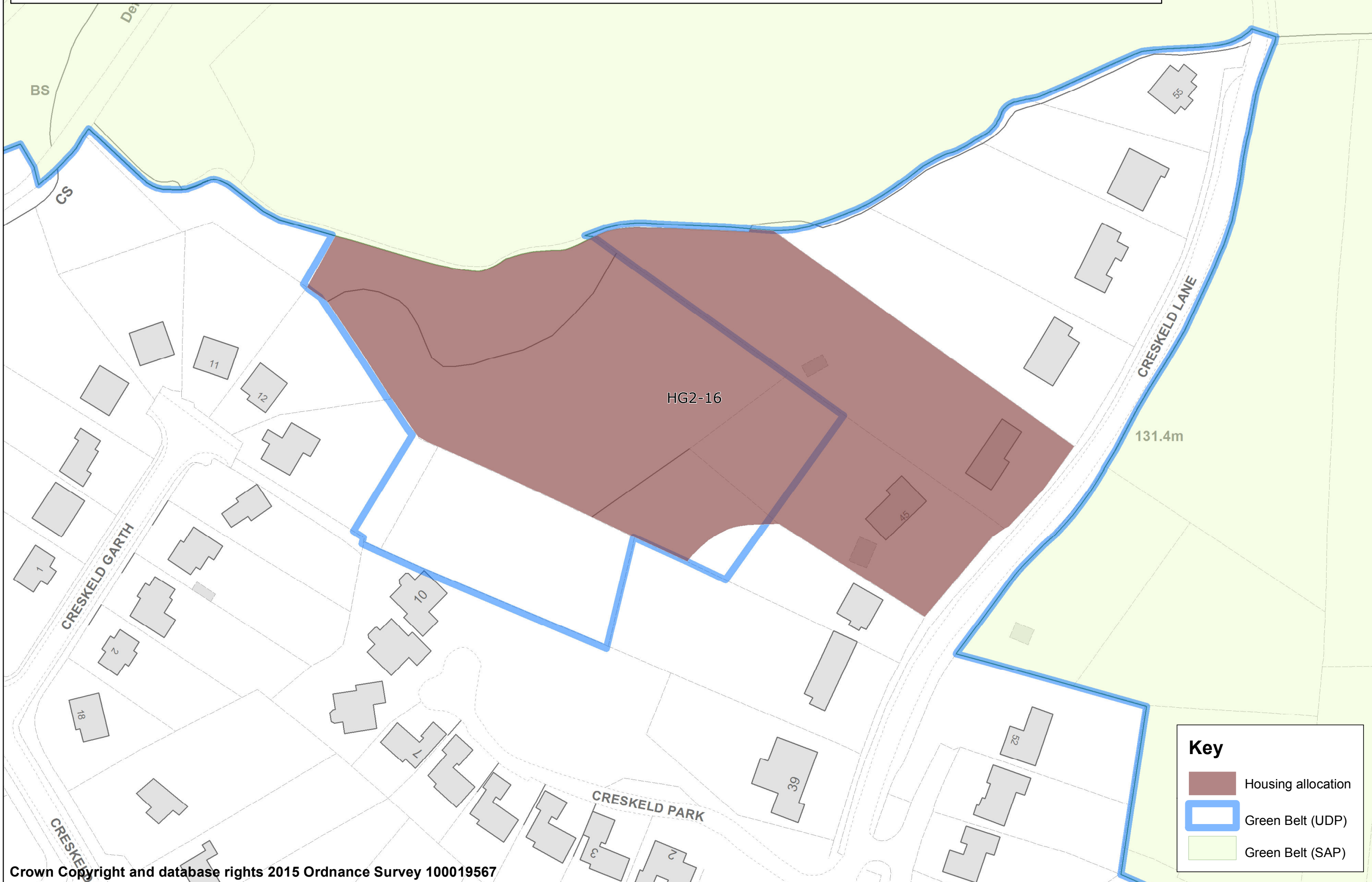


**Key**

- Housing allocation
- Greenbelt (SAP)
- RL1 Rural Land not added to SAP greenbelt

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**Appendix 7: Revised Green Belt boundary around HG2-16 Land to the rear of 45 Creskeld Lane, Bramhope**

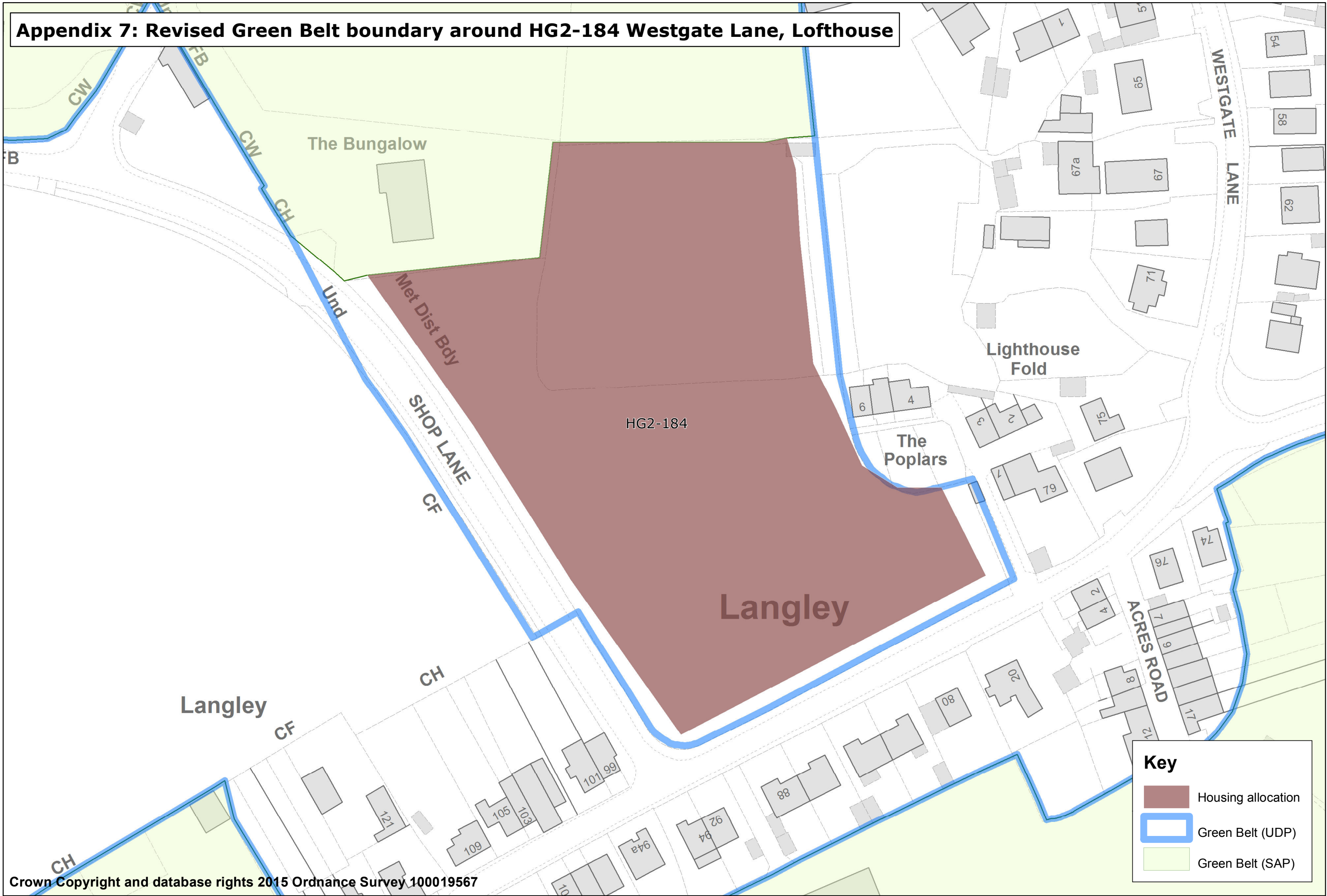


**Key**

- Housing allocation
- Green Belt (UDP)
- Green Belt (SAP)



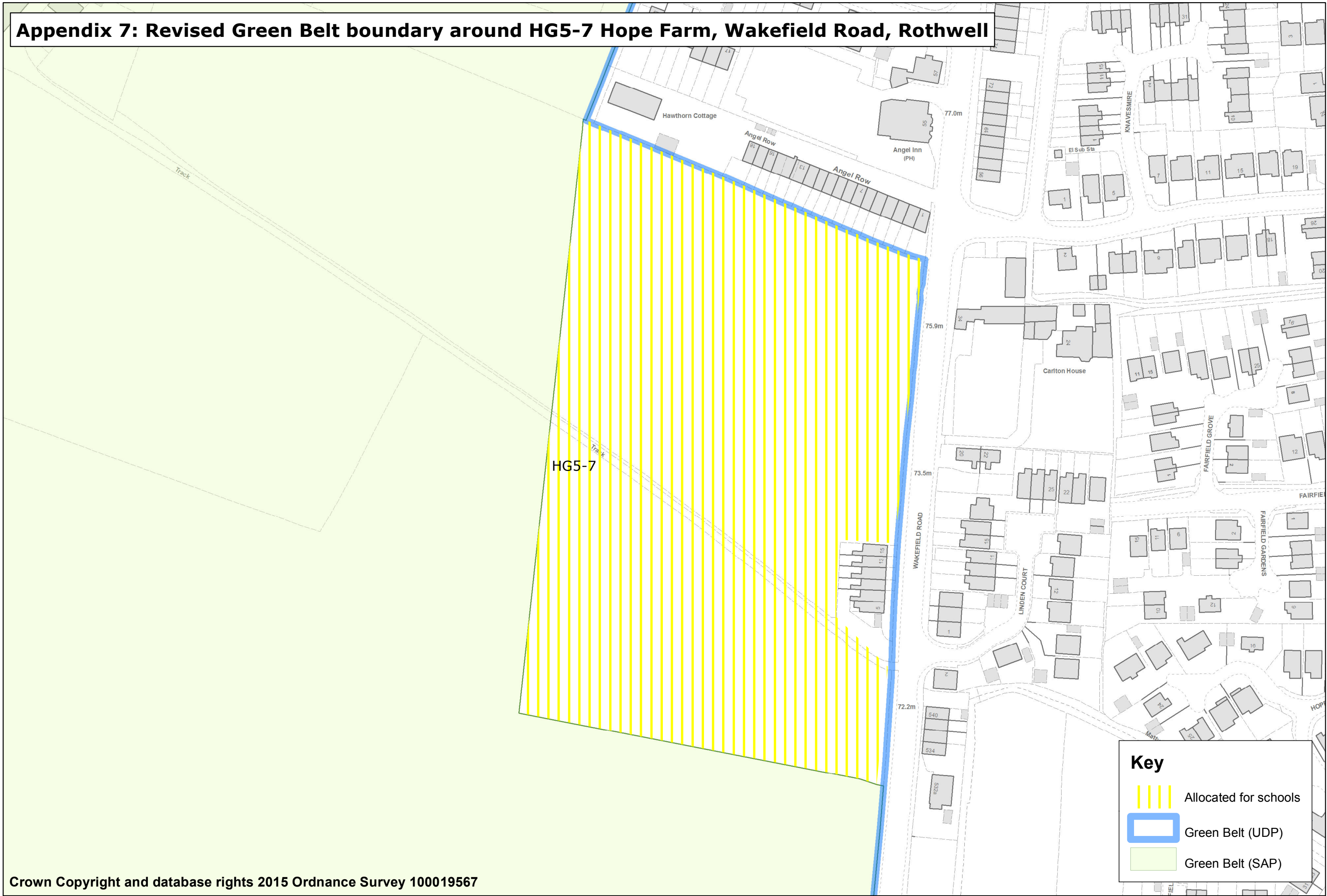
**Appendix 7: Revised Green Belt boundary around HG2-184 Westgate Lane, Lofthouse**



**Key**

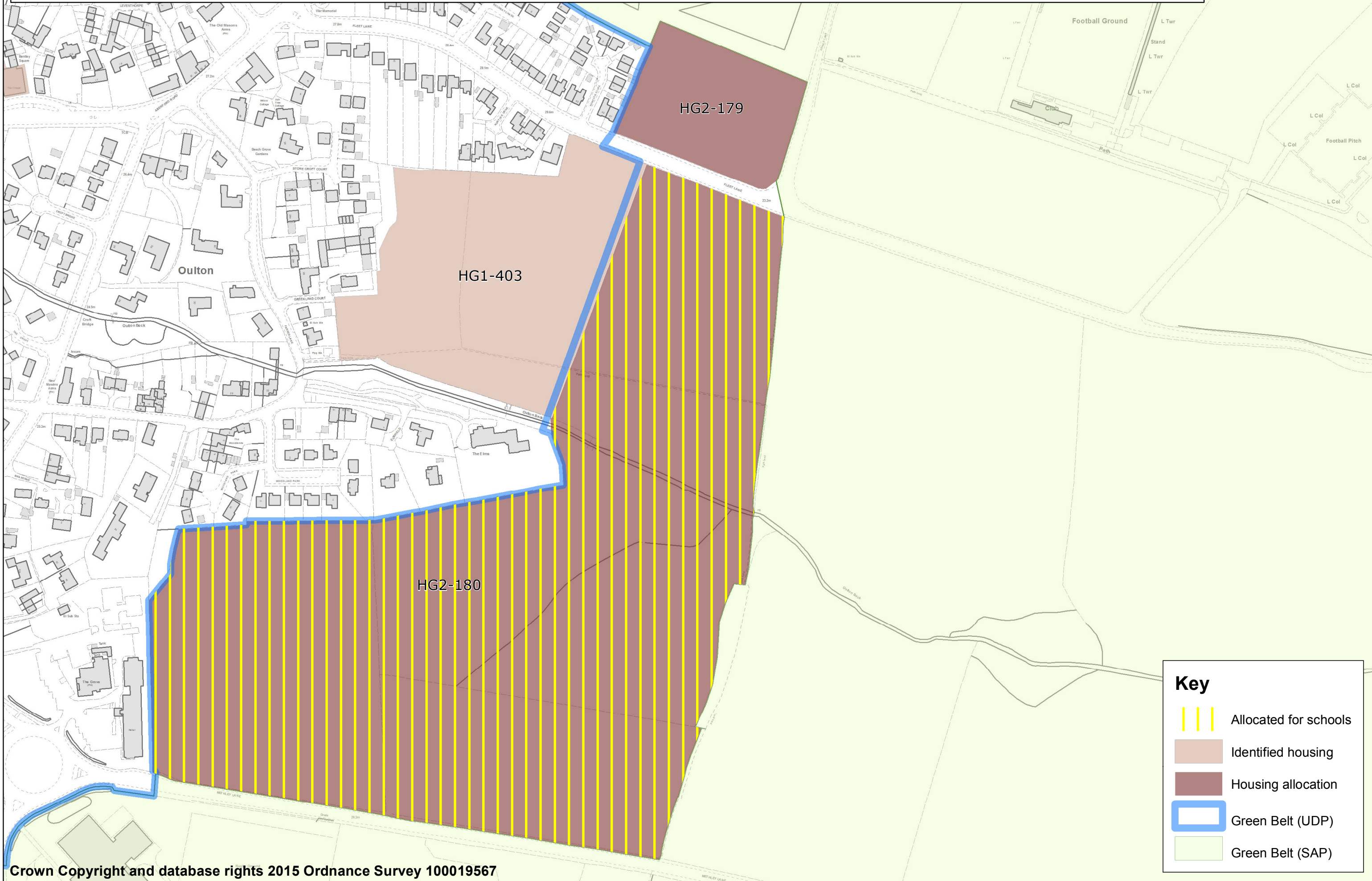
- Housing allocation
- Green Belt (UDP)
- Green Belt (SAP)

# Appendix 7: Revised Green Belt boundary around HG5-7 Hope Farm, Wakefield Road, Rothwell





# Appendix 7: Revised Green Belt boundary around HG2-180 Land Between Fleet Lane and Methley Lane, Oulton



**Key**

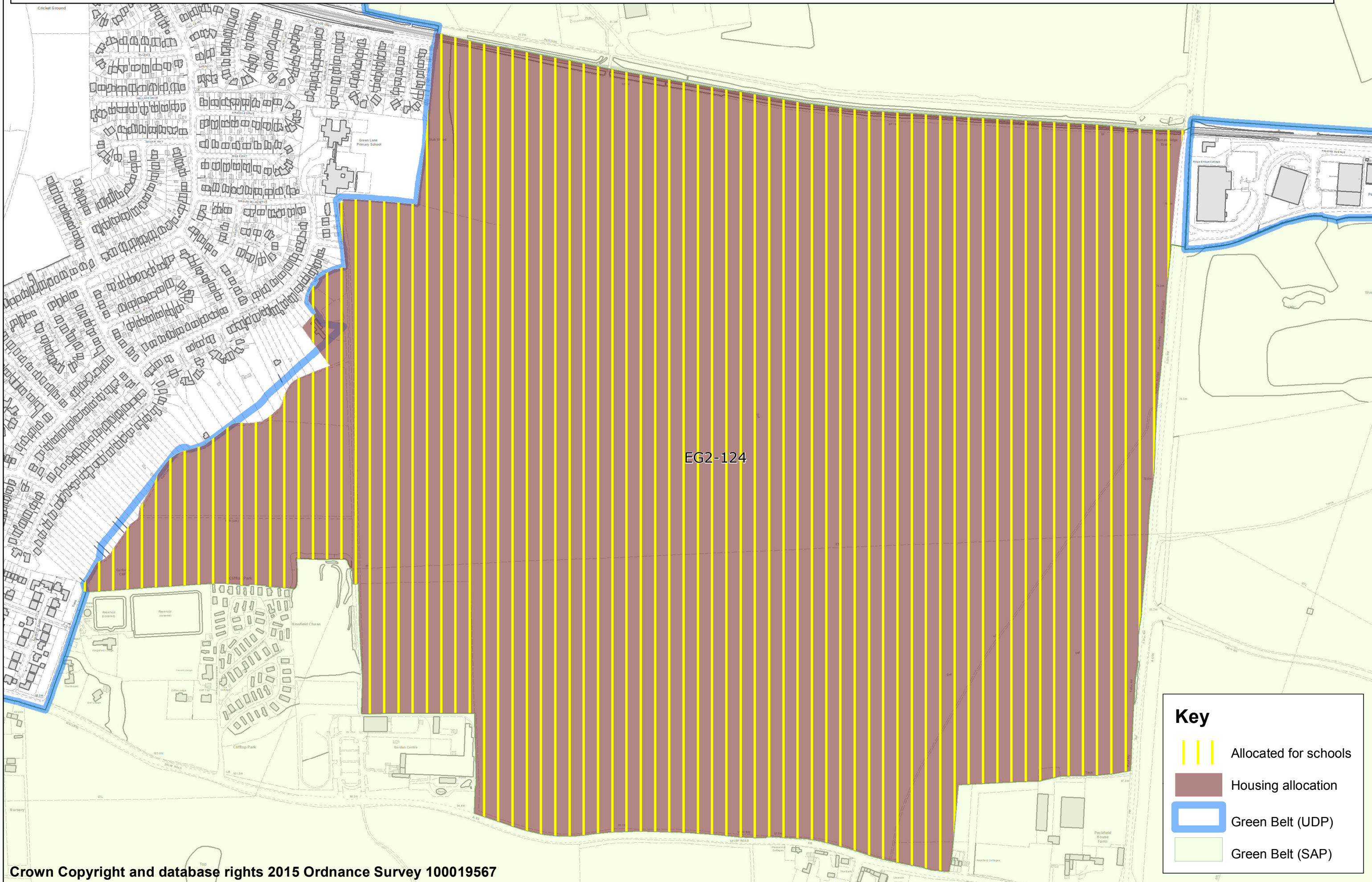
- Allocated for schools
- Identified housing
- Housing allocation
- Green Belt (UDP)
- Green Belt (SAP)

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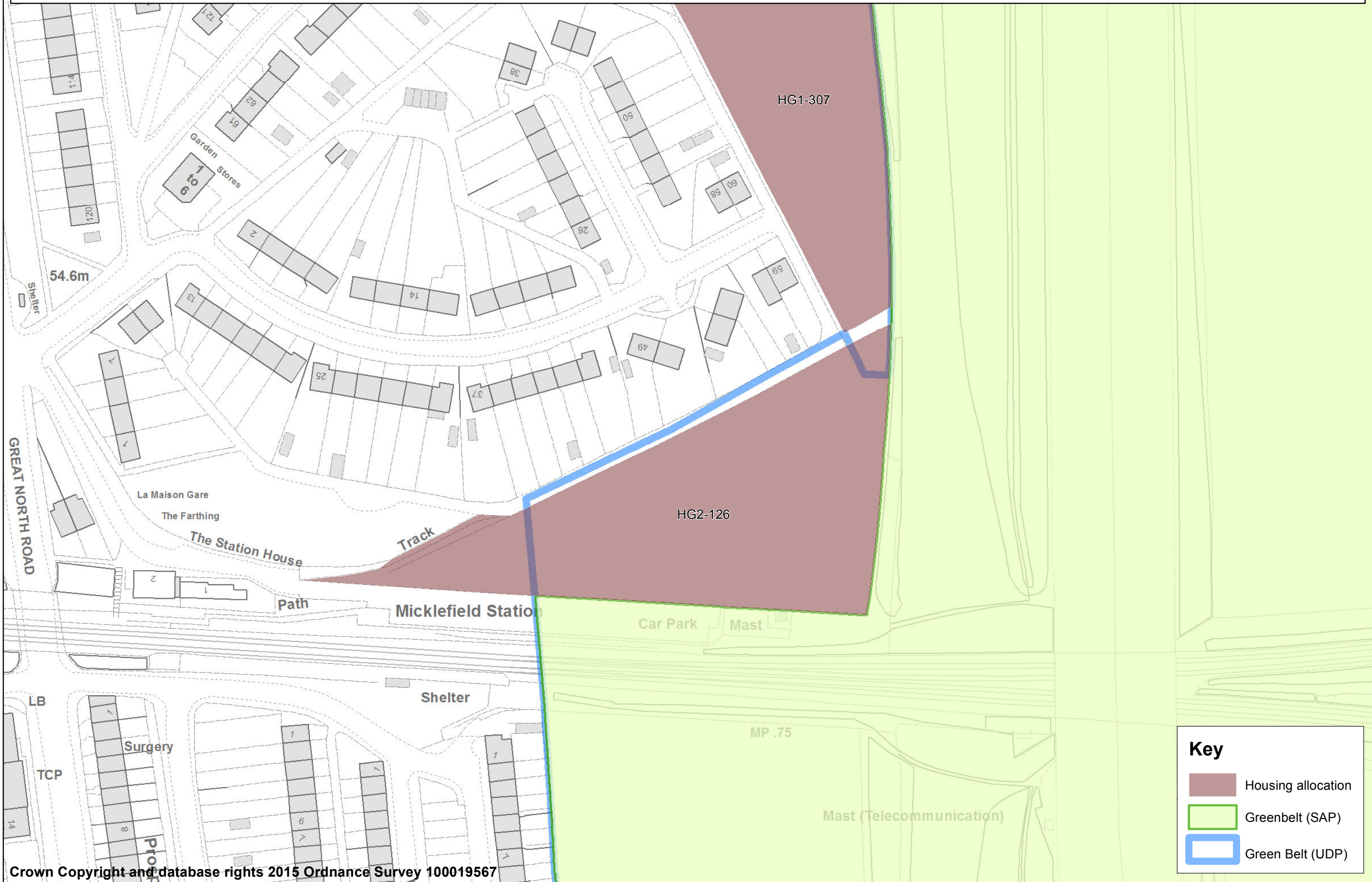
# Appendix 7: Revised Green Belt boundary around HG2-124 Stourton Grange Farm South, Selby Road, Ridge Road, Garforth



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**Appendix 7: Revised Green Belt boundary around HG2-126 Micklefield Railway Station Car Park (land to north of), Micklefield**



**Key**

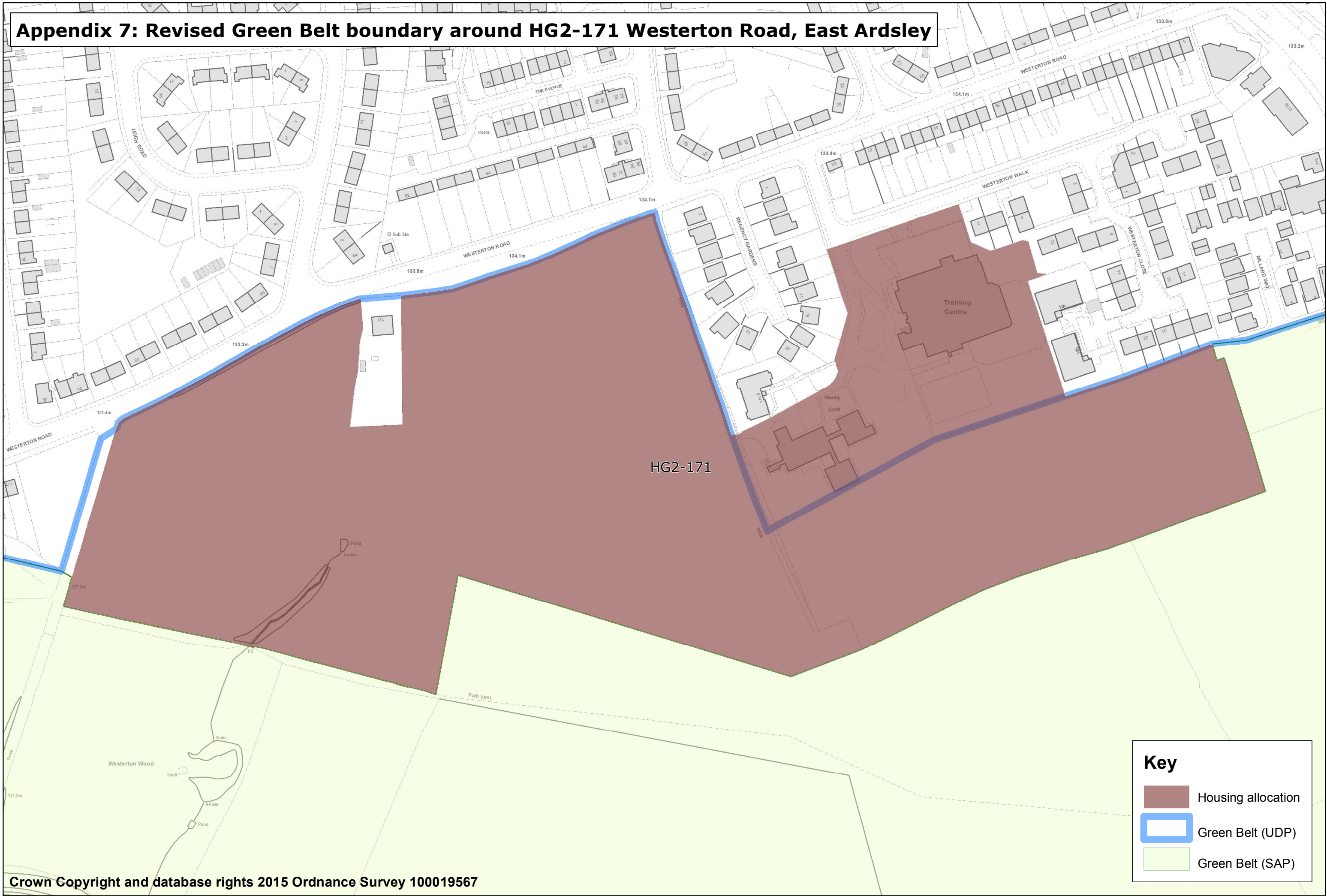
- Housing allocation
- Greenbelt (SAP)
- Green Belt (UDP)

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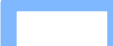





# Appendix 7: Revised Green Belt boundary around HG2-171 Westerton Road, East Ardsley

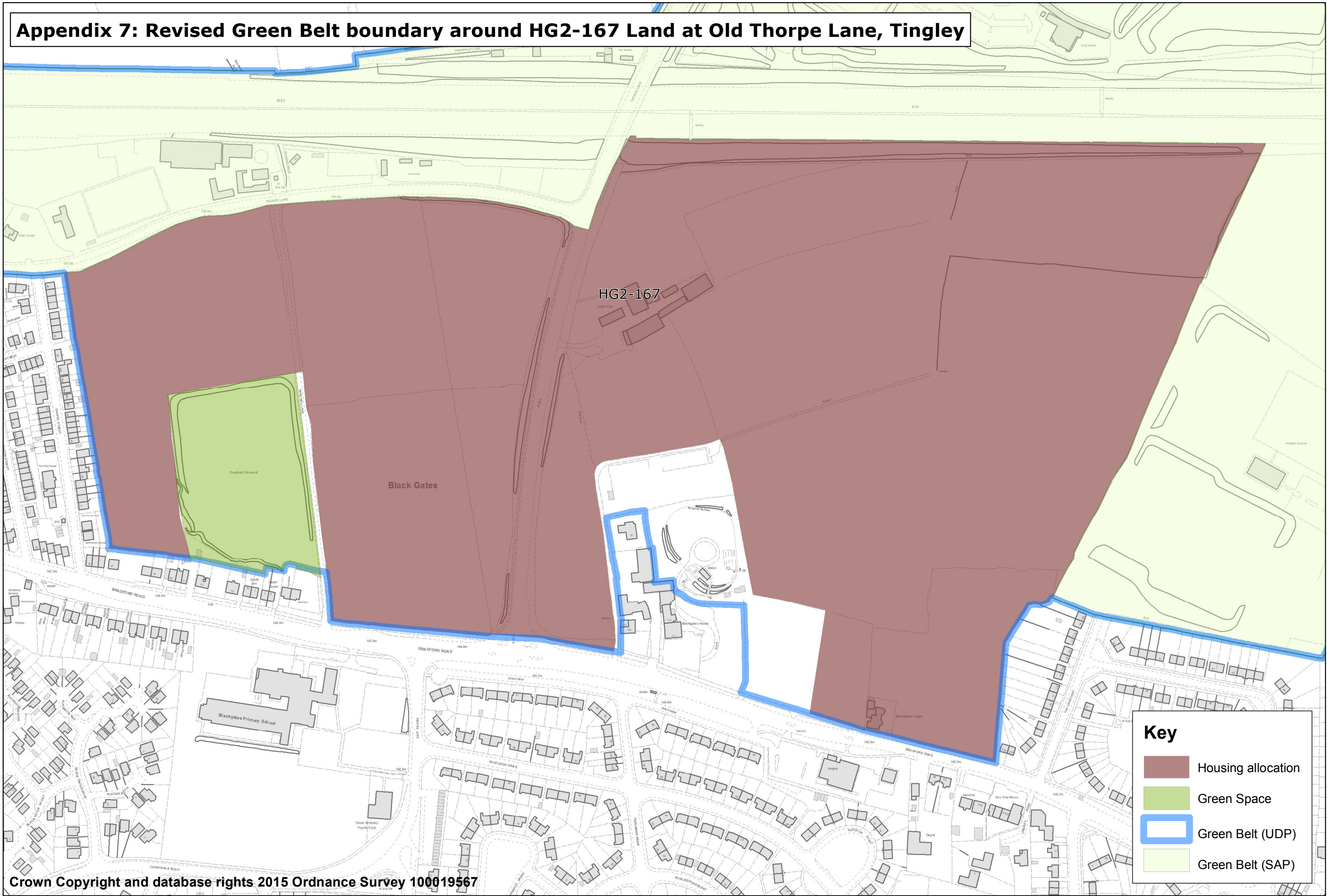


**Key**

-  Housing allocation
-  Green Belt (UDP)
-  Green Belt (SAP)



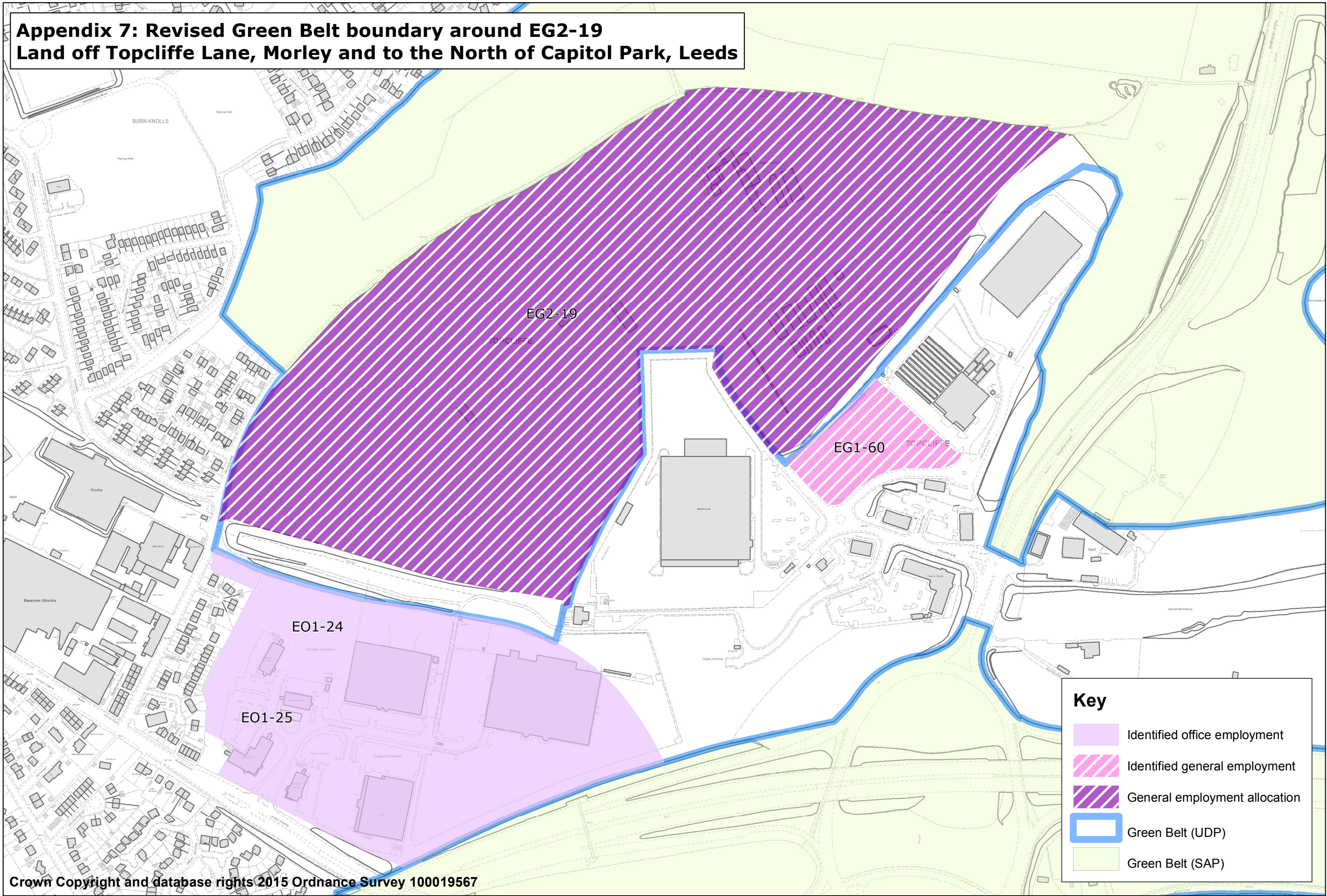
**Appendix 7: Revised Green Belt boundary around HG2-167 Land at Old Thorpe Lane, Tingley**



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**Appendix 7: Revised Green Belt boundary around EG2-19  
Land off Topcliffe Lane, Morley and to the North of Capitol Park, Leeds**



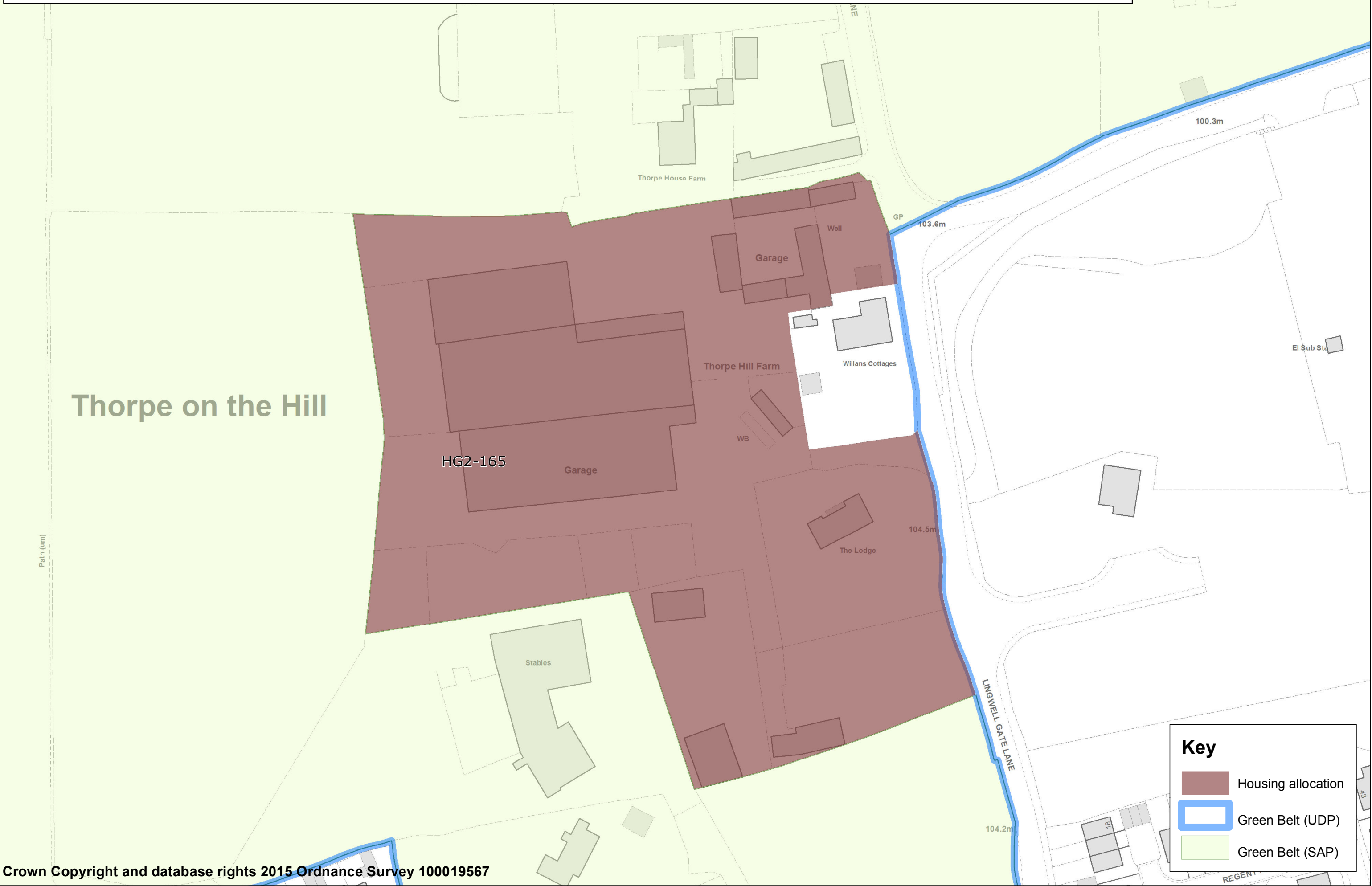
**Key**

- Identified office employment
- Identified general employment
- General employment allocation
- Green Belt (UDP)
- Green Belt (SAP)

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**Appendix 7: Revised Green Belt boundary around HG2-165 Thorpe Hill Farm, Lingwell Gate Lane, Thorpe**

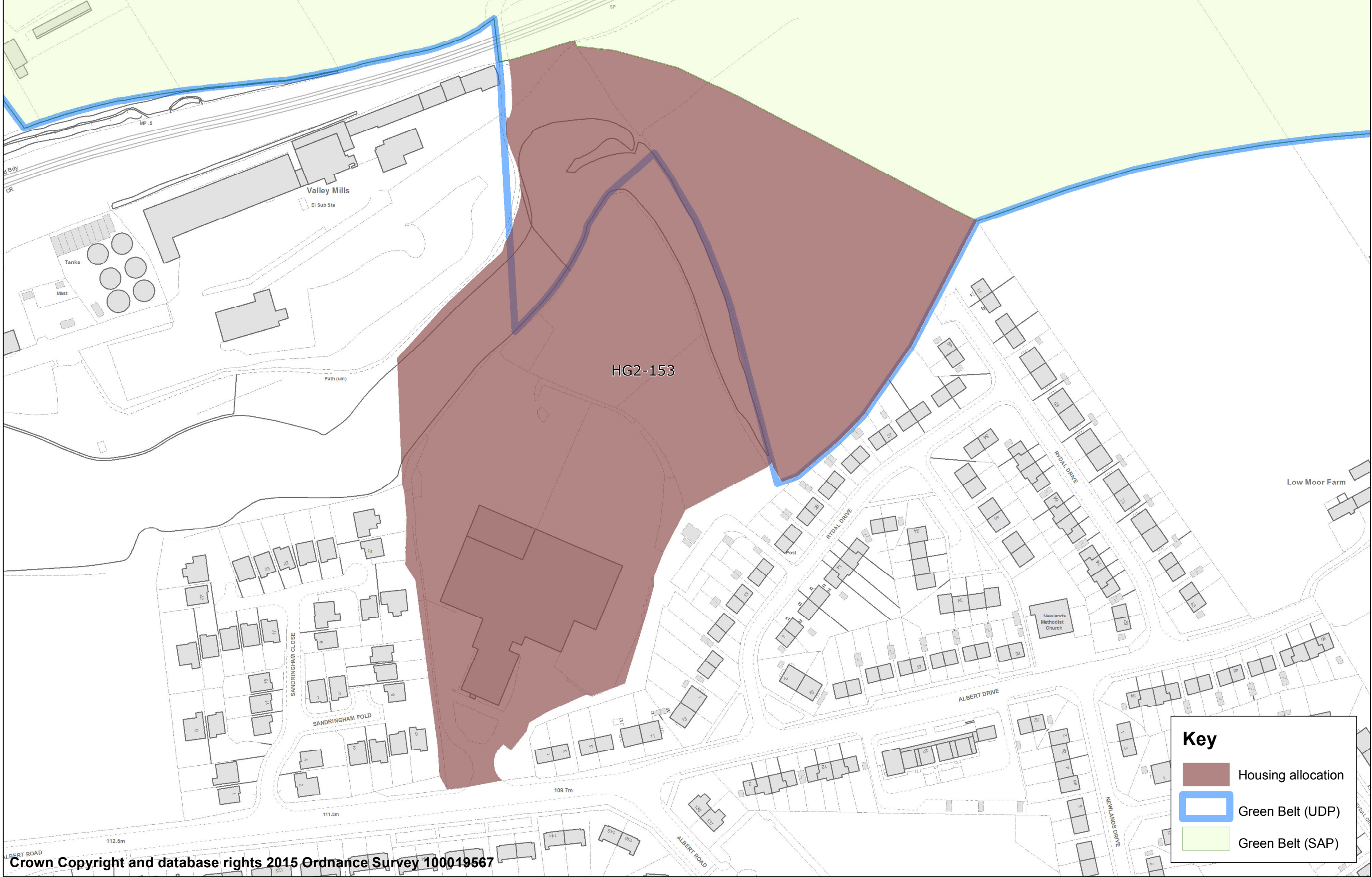


Thorpe on the Hill

**Key**

- Housing allocation
- Green Belt (UDP)
- Green Belt (SAP)

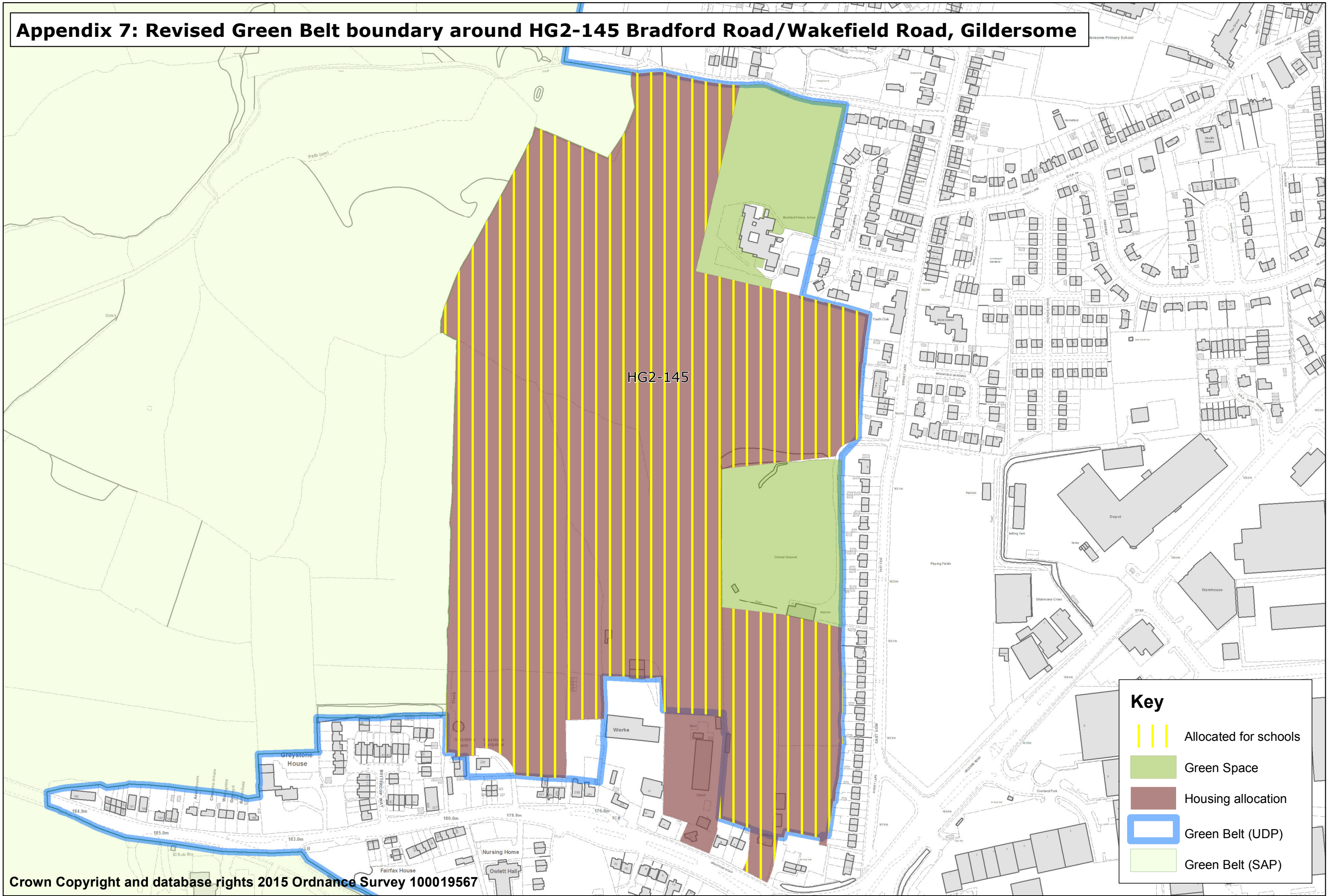
# Appendix 7: Revised Green Belt boundary around HG2-153 Albert Drive, Morley








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**Appendix 7: Revised Green Belt boundary around HG2-145 Bradford Road/Wakefield Road, Gildersome**



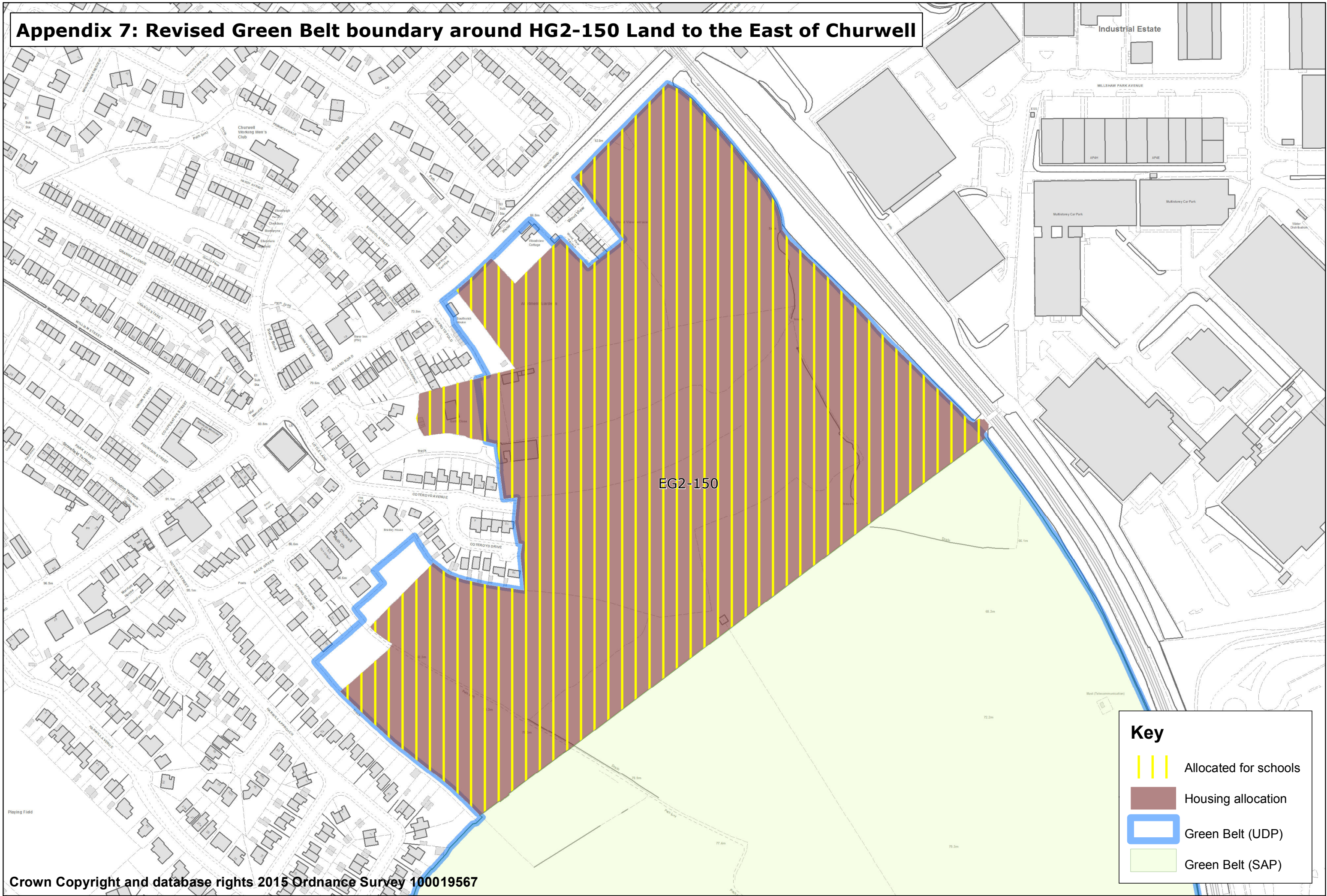
**Key**

-  Allocated for schools
-  Green Space
-  Housing allocation
-  Green Belt (UDP)
-  Green Belt (SAP)

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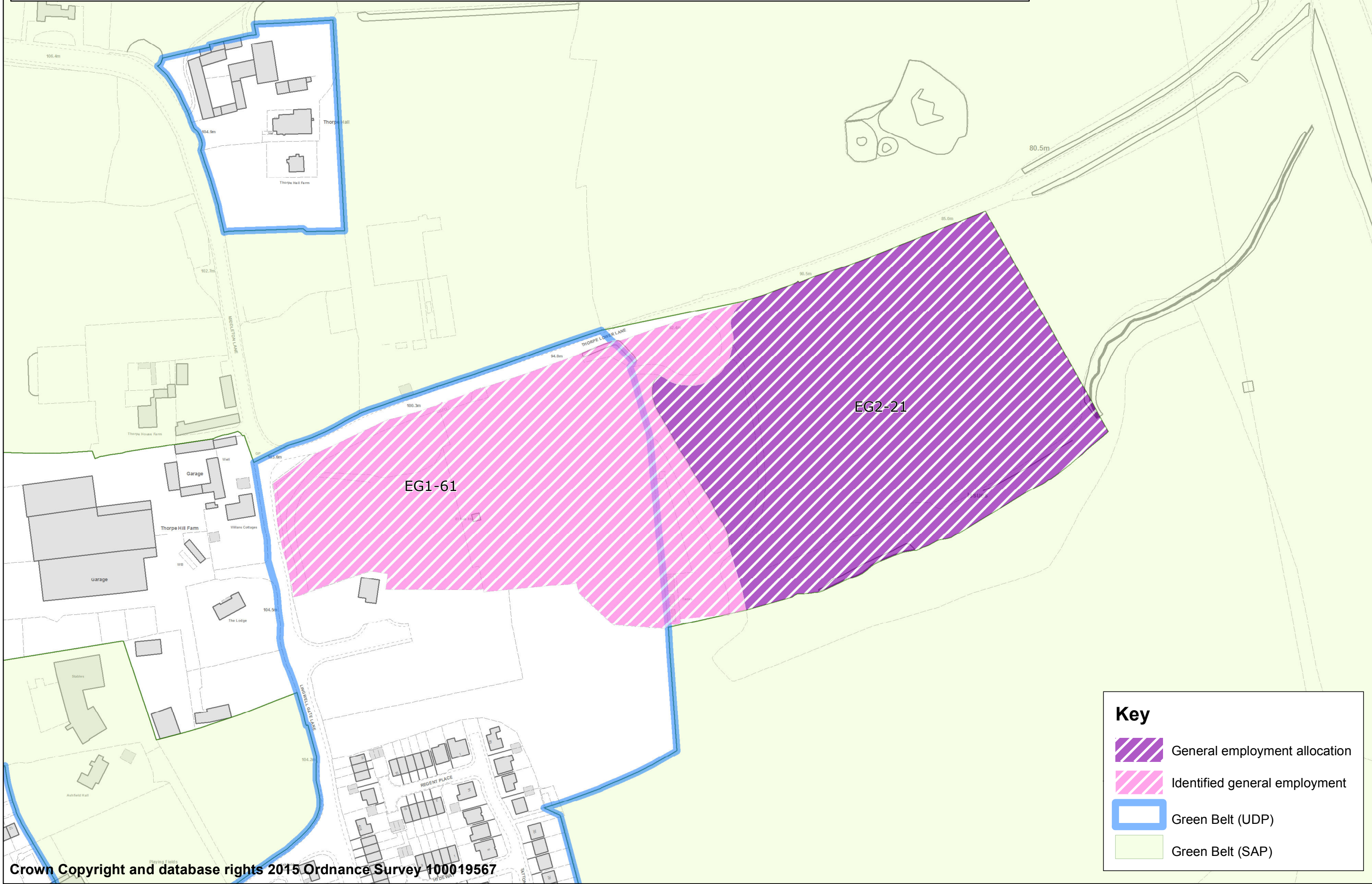
# Appendix 7: Revised Green Belt boundary around HG2-150 Land to the East of Churwell






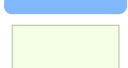
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# Appendix 7: Revised Green Belt boundary around EG2-21/EG1-61 Lingwell Gate Lane, Thorpe



**Key**

-  General employment allocation
-  Identified general employment
-  Green Belt (UDP)
-  Green Belt (SAP)

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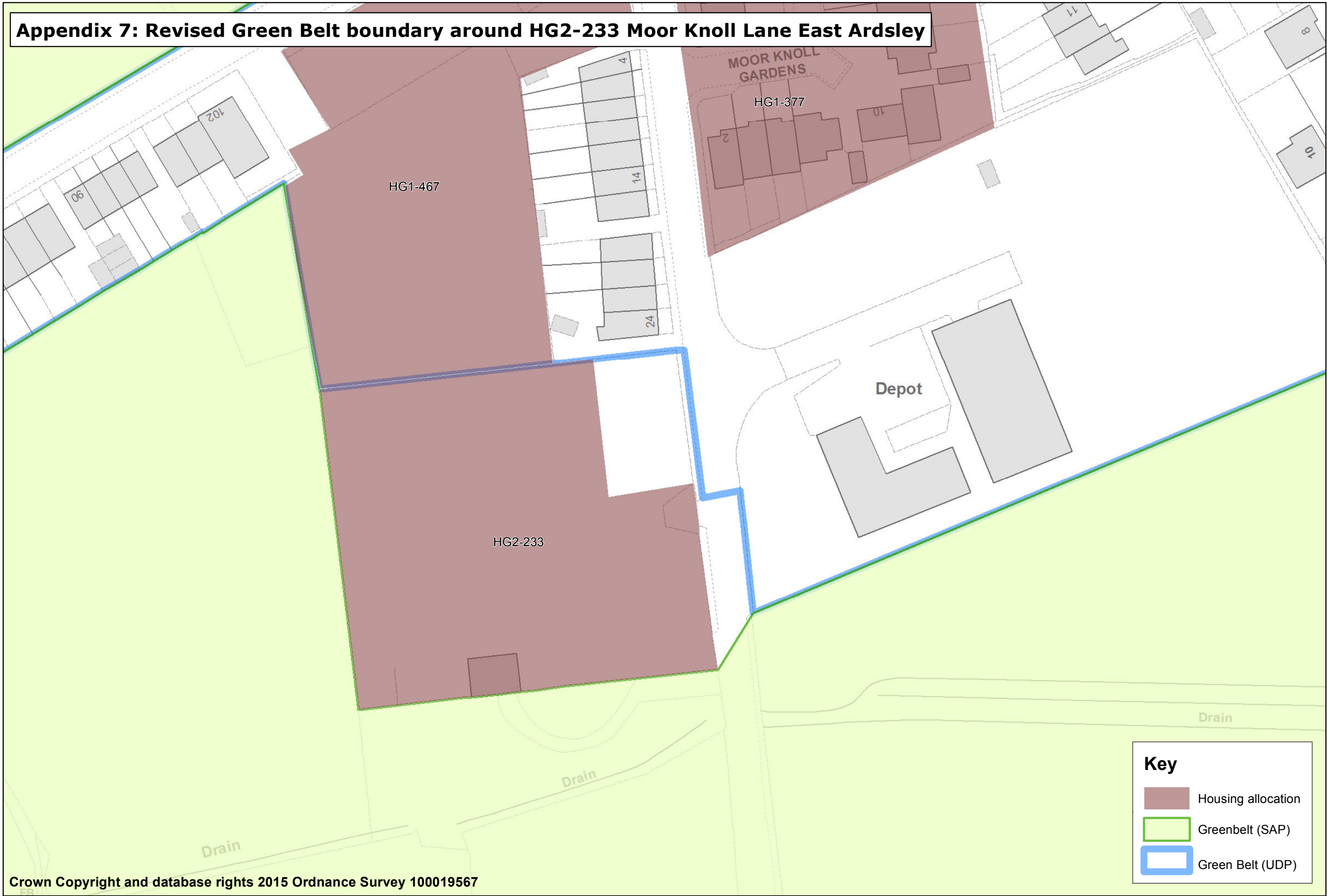
# Appendix 7: Revised Green Belt boundary around HG2-166 Land off Long Thorpe Lane, Thorpe



**Key**

- Identified housing
- Housing allocation
- Green Belt (UDP)
- Green Belt (SAP)

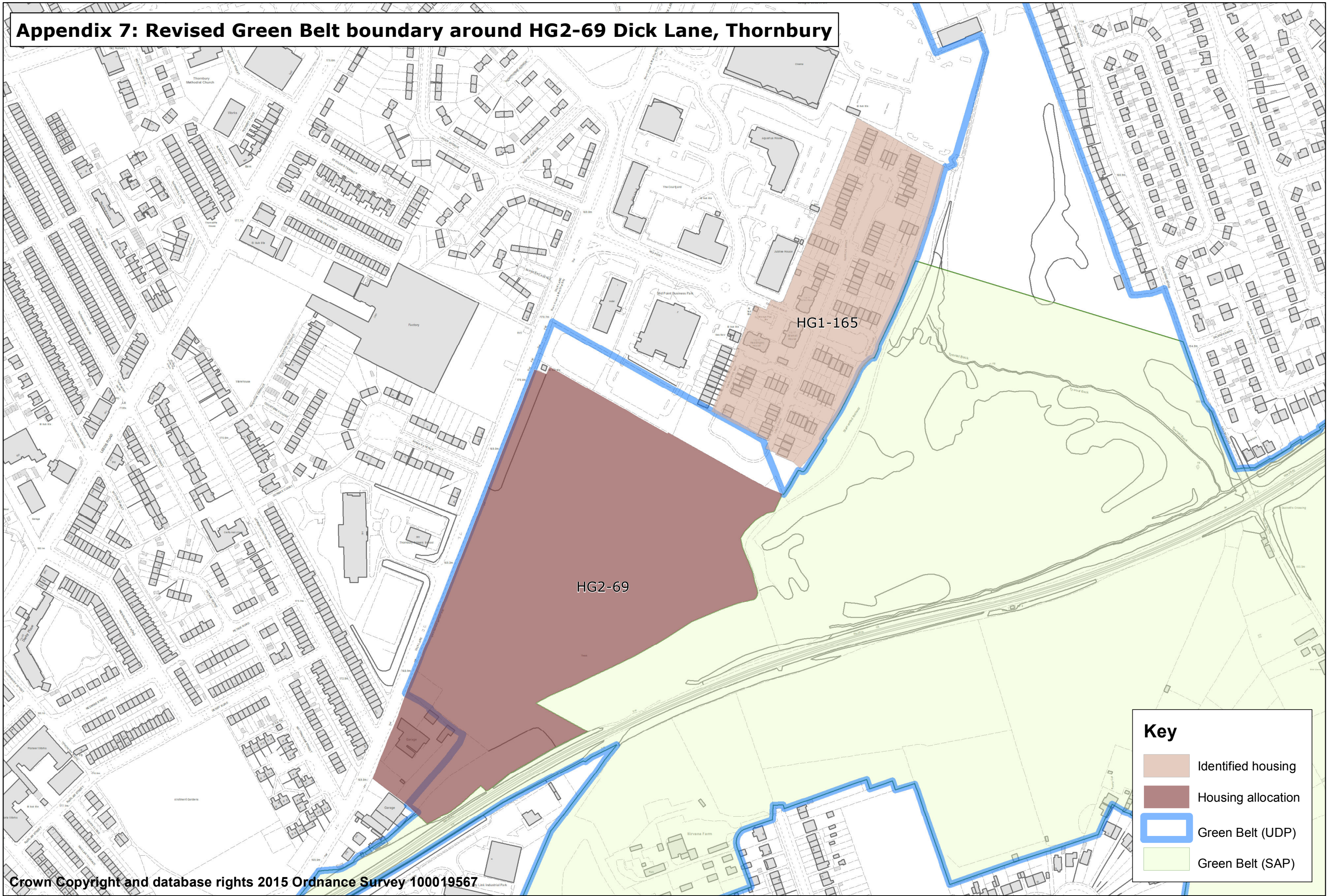
**Appendix 7: Revised Green Belt boundary around HG2-233 Moor Knoll Lane East Ardsley**



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# Appendix 7: Revised Green Belt boundary around HG2-69 Dick Lane, Thornbury



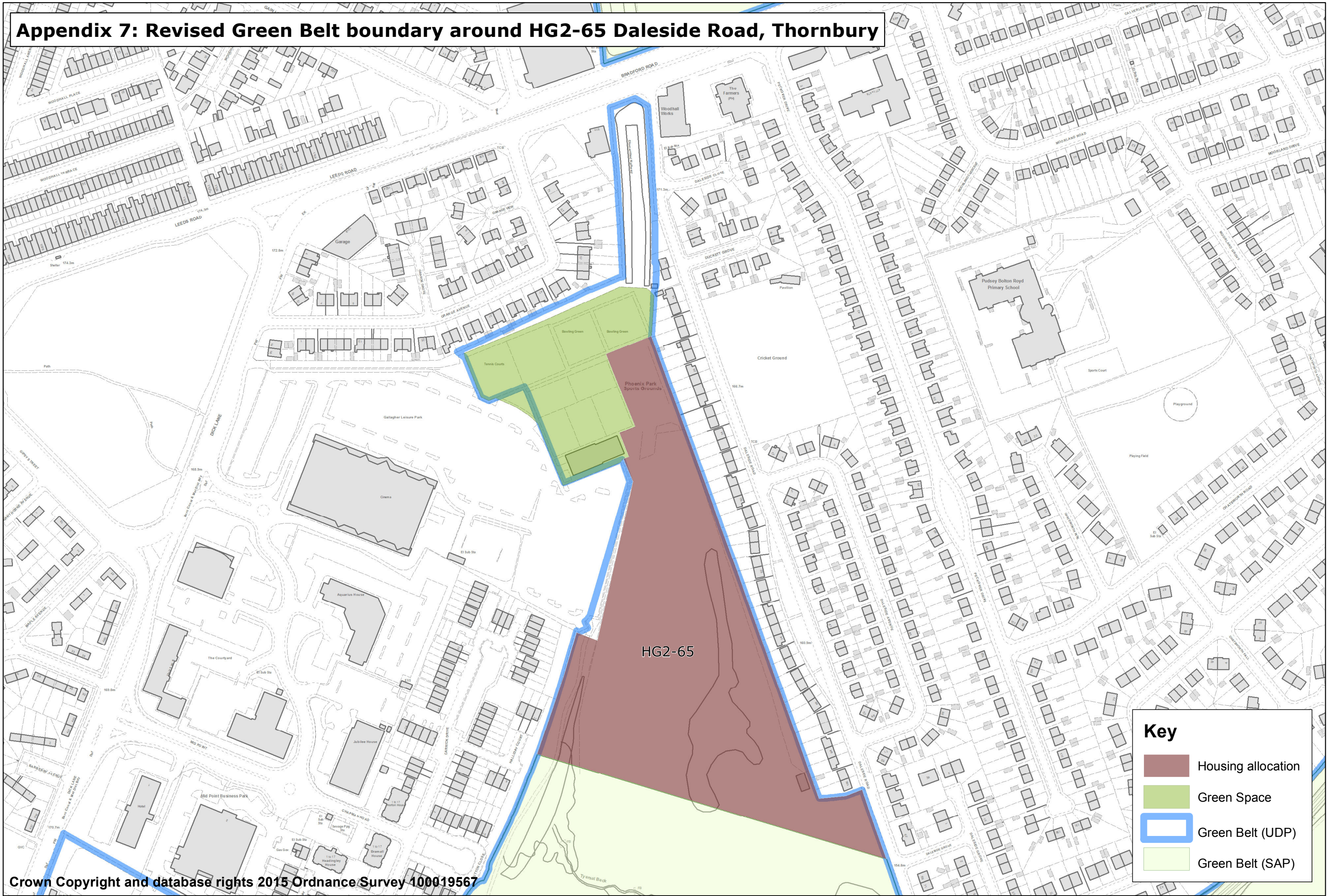
**Key**

- Identified housing
- Housing allocation
- Green Belt (UDP)
- Green Belt (SAP)

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# Appendix 7: Revised Green Belt boundary around HG2-65 Daleside Road, Thornbury



**Key**

- Housing allocation
- Green Space
- Green Belt (UDP)
- Green Belt (SAP)

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**Site Allocations Plan**

**Green Belt Review Background Paper**

**Submission Draft**

Leeds Local Plan  
Development Plan Document

**May 2017**