

From: [REDACTED] Faulkes [REDACTED]
Sent: 30 March 2014 23:29
To: LDF Consultation
Subject: Bradford Local Development Plan
 BRADFORD LOCAL DEVELOPMENT PLAN (Wharfedale Area)
 30 March 2014

[REDACTED] Faulkes [REDACTED] Burley in Wharfedale LS29 [REDACTED]

To Whom it may concern

I would like to submit my appeal on the latest proposals. I am aware that we have been asked to use the official form, however, I have been unable to access it – I hope that this format is acceptable.

1. I am limiting my response to the area in which I live (Burley/Ilkley) but this does not mean I am not concerned about the proposals in the wider area of Bradford. I believe that for planning to be successful, there has to be a comprehensive, integrated vision incorporating the necessary infrastructure to support the population, as opposed to identifying a few green spaces for housing, and thinking about the rest at a later date, which is how the current proposals appear to be. This would be in total contravention of the National Planning Policy on preserving the Green belt and the best and most versatile farmland it encloses.

2. I note that Bradford Council has stated that they would give priority to building on brownfield sites, which I totally support. However, I am aware that under current legislation, developers can claim that this would be financially unviable. Therefore, in order for brownfield development to be successful, the government needs to provide resources to enable clearance and cleansing of such areas. Otherwise the council's stated aims are simply aspirational.

2. I appreciate the reduction in proposed total number of new housing in the Burley/Ilkley area but I believe this reveals the main flaw in the argument – where did the original, and updated figures emanate from? I do not accept that the projected level of demand in this area is either appropriate or sustainable. It certainly does not take into account the need for additional infrastructure –
 transport :- both local councils - Leeds and Bradford - recognize that the main road in and out of Ilkley, the A65, is already over-congested, as are the trains at peak times; More attention needs to be paid to provision and encouragement of public transport, in order to relieve car traffic.
 schools : as the main local schools are already heavily oversubscribed, proposals to bus children out is not popular or sustainable and would only add to the traffic problems ;
 nor is there even an outline of where provision could be made for extra drainage, medical and retail buildings that would be needed. Local parish councillors have previously expressed concern about the strain on current drainage/sewage facilities due to the additional building that has already taken place here, which is why I cannot understand why " windfall"development has been specifically excluded from consideration (Par 48) - it all adds up to additional pressures on facilities.

3. I am particularly concerned about the lack of mechanism to enforce affordable housing requirements (Par 47), or to explain what that means. As a pensioner, living in housing association property, I would like to ensure that others on a limited income would also be able to enjoy living in this area.

4. Neither does the plan support development and diversification of agricultural and other land-based rural businesses or rural tourism and leisure developments (Par 28). I am a member of the fledgling Burley Welcomes Walkers Group, and hope to be able to encourage others to come into the area and in so doing, help sustain local businesses. This would obviously be under threat unless such enterprises were incorporated in the Plan.

5. Finally, I cannot understand why such a small town as Ilkley has been nominated as a Principal Town, as it is only a fraction of the size of other towns in the district and being close to the Protected Habitats Zone means the scale of development proposed should be constrained otherwise it would be in conflict with Par 14 of the NPPF. It ought to be added to the list of Local Service Centres.

[REDACTED] Faulkes [REDACTED] Burley in Wharfedale LS29 [REDACTED]