



## PLANNING APPLICATION 17/02312/RM FOR 319 DWELLINGS, A CONVENIENCE STORE AND PUBLIC OPEN SPACE IN BRAMHOPE

**PLEASE SUBMIT YOUR COMMENTS BY FRIDAY 2<sup>nd</sup> JUNE**

4th May 2017

Dear Resident

Miller Homes Ltd has now submitted the detailed planning application for their development on the land between Leeds Road and Breary Lane East. Outline planning permission was given in December by the Planning Inspector, overruling the decision by Leeds City Council that reflected the significant local opposition. All legal avenues have been explored and the decision announced by the Secretary of State cannot be overturned. The development will go ahead.

Parish Council policy is therefore to work constructively with developers and planners to obtain the best outcome for the village as a whole. It is possible to influence many aspects of the development and the Parish Council will be submitting detailed comments. **The Parish Council urges every resident to comment individually on this application. Your comments will be of great assistance in persuading Miller Homes and Leeds City Council to address the many concerns felt by the village of Bramhope.**

You can comment:

- via the website at <https://publicaccess.leeds.gov.uk/online-applications/> and then searching for 17/02312/RM. You will need to register your name, address and email address before you can comment.
- by writing to Planning Services, Leonardo Building, 2 Rossington Street, Leeds LS2 8HD
- by email to [Department.of.Planning@leeds.gov.uk](mailto:Department.of.Planning@leeds.gov.uk)

When writing or emailing please include the planning application number 17/02312/RM and supply your name and address. Anonymous comments are invalid.

Comments and objections can be made on the following topics:

- **Access** to and within the site for vehicles, pedestrians and cycles; the positioning of the routes; and how these routes fit into the local access network.
- **Appearance** - the visual impression of the development and buildings, including size, scale, colour, materials and street lighting.
- **Landscaping** – the treatment of the land including fencing, walls, hedges, trees, gardens, and the provision of amenity features such as the public open space, community orchard, and play area.
- **Layout** - the siting and orientation of buildings, spaces, roads, footpaths and cycle ways, and their relationship to the buildings and spaces outside the development.
- **The Convenience Store** - included in the proposals to improve the development's sustainability. However, there are questions as to the effect of the convenience store on road traffic and the viability of other local shops.

Comments must be received by **Friday 2<sup>nd</sup> June**.

Regards

Simon Cooper

Chair, Bramhope & Carlton Parish Council

WANT TO KNOW MORE?

See the village website.

The Miller Homes Development will be a major topic at the Annual Village Meeting, Wednesday 17<sup>th</sup> May at 7.30 pm in St Giles Church Hall. Please come along if you have questions about the development.