**Bluecoat Park (H45)**

Site Name Bluecoat Park

Reference Number 22/01558/EIAMAJ – “Outline planning application for the

erection of up to 480 dwellings, provision of football

pitches and changing rooms, provision of cricket pitch and

pavilion, with associated access roads, car parking,

landscaping, open space and infrastructure including

works to the adopted highway to create site accesses.

All outline matters reserved except for points of

access. | Land Comprising Field at Grid Reference

428025 453431 Beckwith Head Road Harrogate North

Yorkshire”

Developer Homes England

Builder

Number of dwellings 480

Status Application pending

HBC initially granted planning permission (15/00798/EIAMAJ) on 23 February 2016 following an earlier refusal of permission on the grounds of road safety and traffic flow problems. The proposed scheme included a mixed-use centre with retail, primary school and open space provision. Permission was granted subject to a range of conditions which included traffic signals at the Crag Lane crossroads and other highway works along Otley Road. Subsequently the owners put the site up for sale to potential developers and it was purchased by Homes England on the 24th December 2020 who intended to submit a fresh planning application (in the meantime Homes England submitted a scoping application to HBC for 560 homes).

In December 2021 Homes England undertook a leaflet drop to around 2,300 properties and launched a website to help explain and consult on their proposal for a development of up to 480 houses on the site alongside a replacement cricket pitch and pavilion, a sports hub and community woodland.