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“Working to ensure that the physical character of Wetherby and District is protected and developed for the benefit of the community of both current and future generations”

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MESSAGE FROM THE CHAIR

Welcome to our latest newsletter.

In our last newsletter, Peter Swales, who acted as Chair for several months, announced that he was standing down from the Steering Group. On behalf of all the members of the Steering Group, I thank Peter for his excellent work for the town.

As one of the founders of Better Wetherby, and long-term resident, I have taken over the reins from Peter and will be Acting as Chair for the next few months.

We have delayed sending out a newsletter for several weeks as we been waiting for information from North Yorkshire planners about when the planning hearing for the application by [Hallam Land and Stockeld Park](#) to build over 200 houses on agricultural land on the boundary with Wetherby will take place. Unfortunately, we still do not have a firm date.

Although a provisional date was set for a hearing in Northallerton in mid-March, this was postponed and a new date has yet to be determined. A reminder that this unwelcome application is almost identical to the one Better Wetherby successfully opposed after a lengthy Public Inquiry in 2019. We maintain our strong objections to the current application. Once the date of the planning hearing is known, we will circulate details.

The newsletter also contains updates about other planning matters, the growing highways and parking problems in the town and also some useful tips about how to report and get action taken about the persistent problem of potholes.

Thank you for reading and your continued support!

Brian Taylor

Acting Chair, **Better Wetherby**.

If you wish to be included on our mailing list, please send a request via our website or by email to betterwetherby@gmail.com. Please feel free to share this newsletter - the more people that are aware of these important local issues, the better.

[STOCKELD PARK / SPOFFORTH HILL APPLICATION: 25/02006/OUTMAJ – PLANNING HEARING EXPECTED](#)

The planning hearing for this application is expected in the near future. When the application by Hallam Land to build 210 new homes on agricultural land owned by Stockeld Park was submitted in June 2025, it attracted several hundred objections. Better Wetherby strongly opposes the application. It is an almost identical application to one rejected after a 4-day Public Inquiry in 2019.

Although the site is on the boundary with Wetherby, it is just within the North Yorkshire area. Despite the fact that this application has major implications for Wetherby, it will be for North Yorkshire Council to consider the application and make a decision whether to approve or reject. Once there is clarity about the time and date of the planning hearing, BW will circulate details.

Details can be viewed on the [North Yorkshire planning portal](#).

[SICKLINGHALL ROAD – MILLER HOMES HOUSING PROPOSAL](#)

The Miller Homes consultation exercise in Linton last November highlighted their plans to build up to 100 new homes on green belt land owned by Stockeld Park. According to representatives of the developers, a formal planning application is to be made in early 2026. To date, this has not yet been submitted.

The site is being promoted as **‘A Natural Extension to Wetherby.’** Yet, whilst the proposed site is directly on the boundary with Wetherby, it lies just inside the North Yorkshire Council (NYC) area, so it will be for NYC to make a decision on approval or refusal.

Despite the fact that Wetherby has already fulfilled its quota and targets for housebuilding, it is important to note that North Yorkshire Council has not.

The important decisions on both the expected Miller Homes application and the current Hallam / Stockeld Park application will be made by NYC. If approved, they will have profound implications for Wetherby, resulting in a significant expansion of the town, putting further pressure on already overstretched infrastructure.

[MALKILN MASTERPLAN FRAMEWORK TO GO BEFORE N. YORKSHIRE COUNCIL EXECUTIVE](#)

The lengthy saga in respect of the planning process for this huge new settlement of up to 4,000 new houses near Cattal, continues.

Representatives of BW attended a community consultation in Kirk Hammerton about the emerging Maltkiln Masterplan on Thursday 15 January 2026. Various issues of concern were expressed. These included the lack of space for schools, supermarket, shops and parking. Public transport provision was another concern. No information was available about the necessity to upgrade the single rail track at Cattal to improve rail services. There was also an absence of information about the need to improve the poor bus services to Harrogate and York. The building of such a massive development will inevitably bring several thousand vehicles. Strong concerns were expressed about the potential for congestion and serious highway problems, particularly on the main A59 York to Harrogate Road.

The Masterplan Framework will now go before the [North Yorkshire Council Executive](#). Work is not expected to start on the first phase of the development until 2027.

[ACTION TO MAKE WETHERBY'S ROADS SAFER – DEPUTATION TO LEEDS CITY COUNCIL](#)

In November 2025, a deputation of Wetherby residents – including a representative from Better Wetherby – attended a Full Council meeting in Leeds. They urged urgent action to tackle serious and growing road safety problems in our town. In advance of the meeting a comprehensive report, compiled by local residents, was sent to all Leeds city councillors and the Lord Mayor to highlight particular concerns about road safety outside Crossley Street primary school, St James Street, Crossley Street and Caxton Street. These issues had been identified as priorities for action by the Wetherby Highways and Road Safety Group.

A lengthy response was received from LCC in early March. Unfortunately, the response provides little prospect of any meaningful action being taken. Efforts will continue in liaison with Wetherby Ward Councillors and the Town Council.

Note: The Wetherby Highways and Road Safety Group meets on the first Tuesday of each month at 5.30pm in Wetherby Methodist Church. The next will take place on Tuesday, 7th April, 2026. All residents are welcome.

[HIGHWAYS - HOW TO GET ACTION TAKEN ON POTHOLES](#)

Although the worst of the winter weather is behind us, the damage caused to our roads, mainly in the form of potholes, remains.

If you spot a pothole around Wetherby or elsewhere in Leeds, it's quick and easy to report it to Leeds City Council. Just use the council's online "Report a Highway Problem" page, select *Potholes*, and drop a pin on the map or enter the nearest address. [Report a pothole or damaged road surface - leeds.gov.uk](https://leeds.gov.uk/report-a-pothole)

Adding a photo helps the inspectors assess it faster. Once submitted, you'll receive a reference number so you can track progress. And if a pothole has caused damage to your vehicle, you can also submit a claim through the same site using photos, receipts, and the exact location. Multiple reports from different residents often speed up repairs, so please encourage others to report these issues.

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