

MEETING: RURAL WEST YORK WARD COMMITTEE  
 DATE: 15 FEBRUARY 2006  
 PRESENT: COUNCILLOR JANET HOPTON (Chair)  
 COUNCILLOR QUENTIN MACDONALD  
 COUNCILLOR GLEN BRADLEY

APOLOGIES: NONE

IN ATTENDANCE: 55 Local Residents  
 Jonathan House (Neighbourhood Pride Unit, CYC)  
 Andy Williams (Street Environment Service, CYC)  
 Tom Bryant (Road Safety Officer, CYC)  
 Gill Cooper (Head of Arts and Culture, CYC)  
 Patrick Scott (Director of Children Services, CYC)  
 Bill Woolley (Director City Strategy, CYC)  
 Dr. Ann Lees (Director of Education, Diocese of York)  
 Brian Crosby, Headteacher, Manor School  
 Maggie Tansley (Head of Planning & Resources, Children's Services)

### 3. PROPOSED NEW SITE FOR MANOR SCHOOL

It was noted that the meeting was the first opportunity to discuss the proposed site move of Manor School and that residents views were being sought about the move's principle rather than the specific detail of the potential move which would come at a later date.

In the introductory presentation the following points were noted:

- i) Further statutory education and planning consultations would follow if the school move was agreed in principle.
- ii) The existing school site is too small; the school was designed for 350 pupils and currently houses 631.
- iii) Admission to the school is currently difficult, with local children often having to go to other schools.
- iv) Disability access to the current school and throughout it is problematic, and facilities within the school are generally cramped.
- v) The Department for Education and Skills (DfES) has made £13.5m available to the £17m project which will enable a modern and appropriate school to be built that is fit for purpose.
- vi) Alternative sites have been examined, but have largely been ruled out due to issues of site size, access and land ownership, leaving the proposed site as the best alternative available.
- vii) The school building would take up 15% of the total site, though the land is in the green belt, hence views are sought about the acceptability of this before detailed planning considerations are made.

During the question and answer session, the following responses were noted:

- viii) To resolve any access difficulties to the proposed new school's site, various options would be considered including a drop off point near the existing site, better public transport and additional walking and cycling facilities.

- ix) Currently 40% of pupils travel from Poppleton down Millfield Lane, 40% from inside the ring road and 20% by bus. The relocation of the school a few hundred yards from the existing site would shorten the journey of some and increase it of others though no additional traffic / travel was anticipated along the ring road, other than by some staff members.
- x) A turning circle is in the plans for the new school site.
- xi) The bollards on Millfield Lane were installed in 1987 to prevent rat running onto the ring road.
- xii) The partial (timed) removal of the Millfield Lane bollards and / or technical solutions, and the bollard's relocation could all be examined as part of the detailed development of the site, though management of existing (heavy) traffic, particularly British Sugar lorries, would continue to be a major factor in determining any final plan.
- xiii) Most students using Millfield Lane use the existing cycle and walking facilities, rather than the roadway itself.
- xiv) Architects will produce a building that is sustainable environmentally, sensitive to the local environment and local residents. There are lots of design issues to consider such as whether the building should make a statement or be designed to blend in. Residents largely felt that the building should be designed to blend in.
- xv) It hoped that the new school site would be available for use by September 2008, though more realistically this would be September 2009.
- xvi) As part of the transition from old site to proposed, school numbers would increase to ease admission difficulties, with this increase potentially being accommodated through the use of temporary classrooms.
- xvii) It is anticipated that additional pupils will come from the local environment as well as from the old Lowfields and Oaklands schools. The capacity of the new Oaklands school will rise from 850 to 1050 so there is no guarantee that new pupils will come from the Beckfield Lane area, however improved pedestrian and cycling facilities along Beckfield Lane, improvements to the Beckfield Lane / Boroughbridge Road roundabout and improvements to Boroughbridge Road crossing facilities would all be desirable and would be looked at.
- xviii) The Civil Service site on Boroughbridge Road wasn't viable for the new school site as the Civil Service were not willing to negotiate with City of York Council, as they prefer to pursue housing development options on the site.
- xix) If the proposed move goes ahead, planning permission for housing would be sought for the existing school site.
- xx) It would be hoped to provide community access to the school outside of school hours to include use of sports pitches, meeting and theatre space.
- xxi) DfES will not allow a split school site to be developed, therefore because of non suitability of other sites, the proposed green belt site remains the only real viable option.
- xxii) It is anticipated that 85% of the proposed site will remain 'green' and existing natural features would be designed around rather than removed, with the shape of the site lending itself to the development of other natural features.

- xxiii) City of York Council will be talking to the school and the Diocese of York as to how proposed new sports facilities, such as all weather pitches, will fit into the Councils zonal sports plans. The Council will work closely with Sport England too, as it does with all new sporting developments.
- xxiv) Consideration will be given to floodlighting of any sports pitches, though this will need to be balanced against any light pollution generated with appropriate compromises sought.
- xxv) Ultimately, any development will be a 'best fit' taken from all views expressed and as such a series of compromises will need to be made.

RESOLVED: (i) That residents accepted the broad principle of the school moving to the new site allowing the new school's development to move on to seek out the detail through the planning process.

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(Draft minutes from Acomb Ward Committee meeting)

City of York Council

(Extract from Draft Committee Minutes)

MEETING	ACOMB WARD COMMITTEE Lidgett Grove Methodist Church
DATE	10th April 2006
PRESENT	COUNCILLOR DAVID HORTON (Chair)
APOLOGIES	COUNCILLOR TRACEY SIMPSON-LAING
IN ATTENDANCE	24 local residents Cindy Benton, Neighbourhood Pride Officer, CYC Michelle Watling, Street Environment Officer, CYC George Bennett, Minster Lions Patrick Scott, Director of Learning Culture & Children's Services Brian Crosby, Head of Manor School Kevin Hall, Assistant Director (Resource Management), Learning Culture and Children's Services, Bill Woolley, Director Of City Strategy, Environment & Development, Ann Lees, Diocese Director of Education Dorothy Dellow, Diocese Project Manager

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## V. Proposal to move Manor School

Patrick Scott introduced the representatives from the Council and Manor School. He then gave an explanation on the proposed move, with these key factors;

- The existing school was only built to hold 300 pupils, but it now holds 614
- There has been no planning application submitted yet
- There has already been extensive consultation through the rural west ward committee and through the school
- The new school will hold up to 900 pupils
- There will be an appointed traffic consultant to help work on the new development
- The existing school is not accessible for wheelchairs

- Other sites that were looked at were too small e.g. Civil Service & Northfields. As the area that is needed is between 7 to 9 acres. Because it is a community school, they did not want to move the school away from the ward location.
- Any new facilities e.g. sports will be made available for community use

Comments and concerns raised by residents were as follows;

- The proposed new site is greenbelt land, I hope any new development does not exceed the existing footprint.
- Which brownfield sites were considered and why were they dismissed?
- Was any consideration given to using the existing site and also using the Millfield Lane as the sports fields?
- What consideration is given for the extra traffic?
- At the present school, the church have the land which the school is on but the CYC have the fields, will it stay that way?
- According to reports, the land will be sold for £4m, surely this means a heavy development?
- Is it essential that the land is sold before you can build the new school?
- Traffic consultants and Housing Services should be heavily involved in the new development.
- Do the CYC give any consideration to the domestic services that are need for big new builds, can the service meet demand?
- Public open space is on short supply in this ward, how does this fit in to York's open space requirements?
- Will the new building include a 6<sup>th</sup> Form?

If the planning application is approved then the new school should be opening its doors in 2009.