

Station Road, SKELMANTHORPE



SITE LAYOUT PLAN - Scale 1:500@A2

- NOTES:
- ◇ GATE
 - ◇ LOCKABLE GATE (SERVING REAR GARDEN ACCESS PATHS - KEY TO ALL THOSE PLOTS WHICH IT SERVES)
 - REFUSE COLLECTION POINTS (600x750mm paving slab) 3 wheelie bins to be provided to each dwelling to Kirklees CC recycling/ collection policy.
 - * STARTER HOMES

PARKING SCHEDULE - SKELMANTHORPE			
KIRKLEES COUNCIL REQUIREMENTS			
House type	Spaces	Plots	Total
1 bed house	1	7	7
2 bed house	2	3	6
3 bed house	2	13	26
4 bed house	3	7	21
Visitors - 25%	0.25	30	7.5
TOTAL			67.5
ACTUAL PROVISION			
1 bed house	1	7	7
2 bed house	2	3	6
3 bed house	2	13	26
4 bed house	3	4	12
4 bed house	4	3	12
Visitors			8
TOTAL			71
OVER PROVISION			3.5
Includes garages at 6x3m			

- TREE SURVEY LEGEND
- GROUP
- TREE CANOPY GRADES
- CATEGORY A
 - CATEGORY B
 - CATEGORY C
 - CATEGORY U
 - ROOT PROTECTION AREA
 - TREE SHADE (24 hr)

FOR FURTHER DETAILS OF TREES REFER TO ARBORICULTURAL REPORT BY IAIN TAVENDALE.

ACCOMMODATION SCHEDULE		
HOUSE TYPE DESCRIPTION		NO
AFFORDABLE 20% = 6 UNITS		
TYPE A	1 BEDROOM TERRACE HOUSE	6
PRIVATE UNITS		
TYPE A1	1 BEDROOM SEMI DETACHED HOUSE	1
TYPE B	2 BEDROOM SEMI DETACHED HOUSE	3
TYPE C	3 BEDROOM SEMI DETACHED HOUSE	3
TYPE C1	3 BEDROOM LINK DETACHED HOUSE	1
TYPE C2	3 BEDROOM SEMI DETACHED HOUSE RIR	4
TYPE E	3 BEDROOM LINK DETACHED HOUSE	1
TYPE F	3 BEDROOM TOWNHOUSE (Split level)	4
TYPE G	4 BEDROOM LINK DETACHED HOUSE	1
TYPE H	4 BEDROOM DETACHED HOUSE	1
TYPE J	4 BEDROOM LINK DETACHED HOUSE	1
TYPE K	4 BEDROOM DETACHED HOUSE	1
TYPE L	4 BEDROOM DETACHED HOUSE RIR	1
TYPE M	4 BEDROOM DETACHED HOUSE	1
TYPE N	4 BEDROOM DETACHED HOUSE	1
TOTAL		30



YORKSHIRE
COUNTRY PROPERTIES

C.	Plots 19 to 27 amended in accordance with tree officer comments.	03/08/20
B.	Additional 3 parking spaces added.	27/10/20
A.	Amended to planning comments.	09/10/19
REV	DESCRIPTION	DATE

PARKER PEEL
ARCHITECTURAL

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Client
YORKSHIRE COUNTRY PROPERTIES

Project
PROPOSED RESIDENTIAL DEVELOPMENT AT
STATION ROAD,
SKELMANTHORPE

Title
SITE LAYOUT PLAN

Drw. No.	Scale	Drawn	Checked	Date	Rev.
1902-SI-04	1:500@A2	RP	-	04/19	C