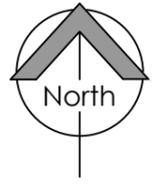


SCHEDULE OF ACCOMMODATION		
TYPE 1A - 1 BED APARTMENT- 560 SQ FT (52 sq m) (2 person) - 1no. Off street parking spaces	6	
TYPE 2A- 2 BED SEMI-DETACHED- 775 SQ FT (72 sq m) (3 person) - Off street parking spaces - varies	28	
TYPE 2B - 2 BED TERRACE - 850 SQ FT (79 sq m) (4 person) - Off street parking spaces - varies NOTE - Integral access at ground floor level	4	
TYPE 2C - 2 bed bungalow 675 sq ft (62.7 sqm) (3 person) (1 storey) 1 no. off street parking space	1	
TYPE 3A - 3 BED SEMI-DETACHED - 931 SQ FT (86.5 sq m) (4 person) - 2no. off street parking spaces	8	
TYPE 3B - 3 BED DETACHED - 1,029 sq ft (95.8 sqm) (5 person) - 2 no. off street parking spaces	20	
TYPE 3C - 3 bed bungalow 842 sq ft (78.2 sqm) (4 person) (1 storey) 2 no. off street parking space	1	
TYPE 4A - 4 BED DETACHED - 1,076 sq ft (100 sqm) (5 person) - 3 no. off street parking spaces	14	
TOTAL	82	
21 no. visitors parking spaces		

All site dimensions shall be verified by the contractor on site prior to work commencing
Do not scale from this drawing
Only work to written dimensions
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NOTES



KEY

- VP Visitors parking
- Garden shed/cycle storage
- Bin storage
- Indicative bin presentation point
- Aspect
- Pedestrian Crossing point
- Visibility splay

Line of ancient woodland with 20m buffer to include access to dwellings 5m

approx line of existing foot path

KIRKLEES WILDLIFE HABITAT NETWORK
Link to existing foot path

Line of 15m buffer to KWHN buildings only to include enhanced garden space

New link foot path to adjacent land

Existing landscaping retained

Bin collection point

Drop kerb to access substation

Proposed 5m enhanced landscaping buffer

Existing electrical cables to be removed and redirected as necessary

Apartment cycle store

Apartment bin store

Bin collection point

Attenuation tank refer to engineers details

Existing PROW

Development link to existing foot path

Orchard

Play area

Recreation area

Rev D	Highways amended to comments:	18.03.24	(DPE)
Rev C	Highways amended to comments:	15.03.24	(DPE)
Rev B	Updated to comments:	27.02.24	(DPE)
Rev A	Plans to plot 12 and 13 and apartment block updated:	23.01.24	(DPE)
Designation	Details of Revision	Date	Initials/Sign

ellis healey
architecture
PLANNING

PROJECT: PROPOSED DEVELOPMENT LAND OFF ROSLYN AVENUE NETHERTON
TITLE: PROPOSED SITE LAYOUT
DRAWING NO: 2246 PL 105D
BY/CHECKED: DPE DATE: NOV 2023
SCALE @A3: 1:1250
Tower Works, Globe Road, Leeds, LS11 5QG
Tel: 0113 3453399 E-mail: info@ellishealey.com