



- Amenity Lawn
- Vegetated private garden
- Permeable paving undertaken in accordance with DCLG note
- Resident parking 29no spaces (incl garages)
- Visitor parking 4no spaces
- Replacement tree planting Heavy standard trees as specialist detail incl Birch, Cherry, Rowan and Oak with native shrub underplanting
- Refuse Storage/ Presentation Resident refuse storage (shaded) within garden space with level access to roadside presentation locations (unshaded)

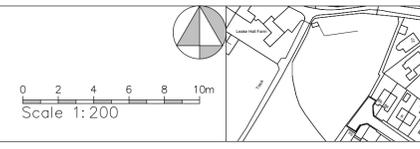
Plot	Area	Indicative Dwelling GEA (over two storeys, incl. garage)	Parking
1_	104.6sqm	2 Bed 87.1sqm (940sqft)	2no
2_	137.9sqm	2 Bed 87.1sqm (940sqft)	2no
3_	281.6sqm	3 Bed 156.0sqm (1680sqft)	2no incl garage
4_	200.3sqm	2 Bed 87.1sqm (940sqft)	2no
5_	200.1sqm	2 Bed 87.1sqm (940sqft)	2no
6_	324.3sqm	4 Bed 162.0sqm (1740sqft)	3no incl garage
7_	235.2sqm	3 Bed 99.0sqm (1065sqft)	2no
8_	219.4sqm	3 Bed 104.3sqm (1225sqft)	2no incl garage
9_	277.2sqm	3 Bed 135.0sqm (1450sqft)	2no incl garage
10_	258.6sqm	3 Bed 135.0sqm (1450sqft)	2no incl garage
11_	301.8sqm	4 Bed 136.0sqm (1463sqft)	3no incl garage
12_	297.2sqm	4 Bed 136.0sqm (1463sqft)	3no incl garage
13_	215.5sqm	3 Bed 102.4sqm (1100sqft)	2no
1514.1sqm (16290sqft)			

Note: Areas for illustration purposes only!

Drawings based on Ordnance Survey (Streetwise License No 100047474) and preliminary survey - design and drawing contents subject to further Site Surveys, Structural Surveys, Site Investigations, Planning and Statutory Requirements and Approvals.

B	Updated issue	Feb 25
A	Refuse provision indicated	Sept 24
Rev.	Des.	Date

Leak Hall Lane



Project	Proposed residential development at Leak Hall Lane, Denby Dale
Client	Robert Halstead Chartered Surveyors & Town Planners, Bridge Mills HD9 3TW
Dwg Title	(24301)2_Indicative site layout
Scale	1:200 @ A1
Date	May 24