

CITY PLANS PANEL

THURSDAY 12th September 2024



APPLICATION: 24/02803/RM

PROPOSAL: Reserved matters approval in relation to appearance, landscaping, layout, scale and access pursuant to planning permission 22/03514/FU for the construction of three buildings comprising apartments and ancillary space, commercial units and landscaping

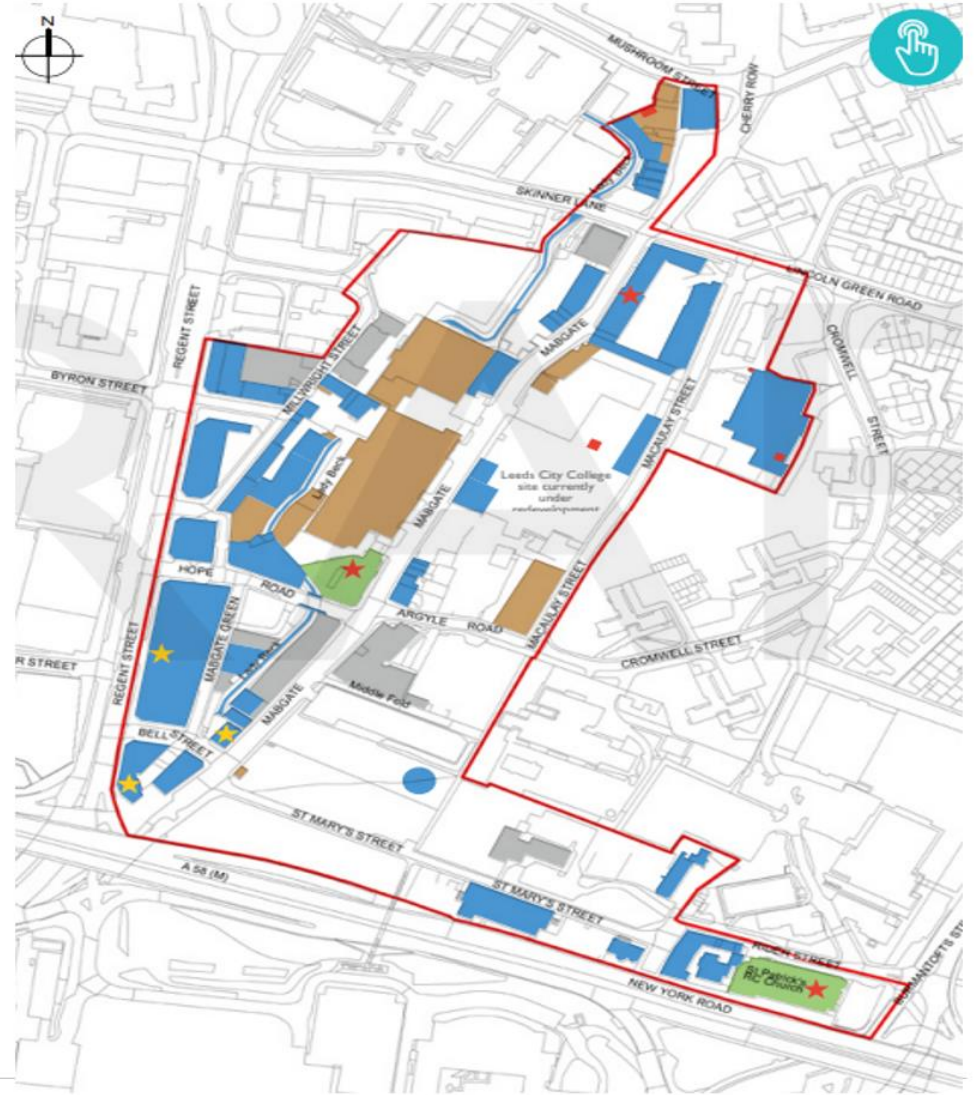
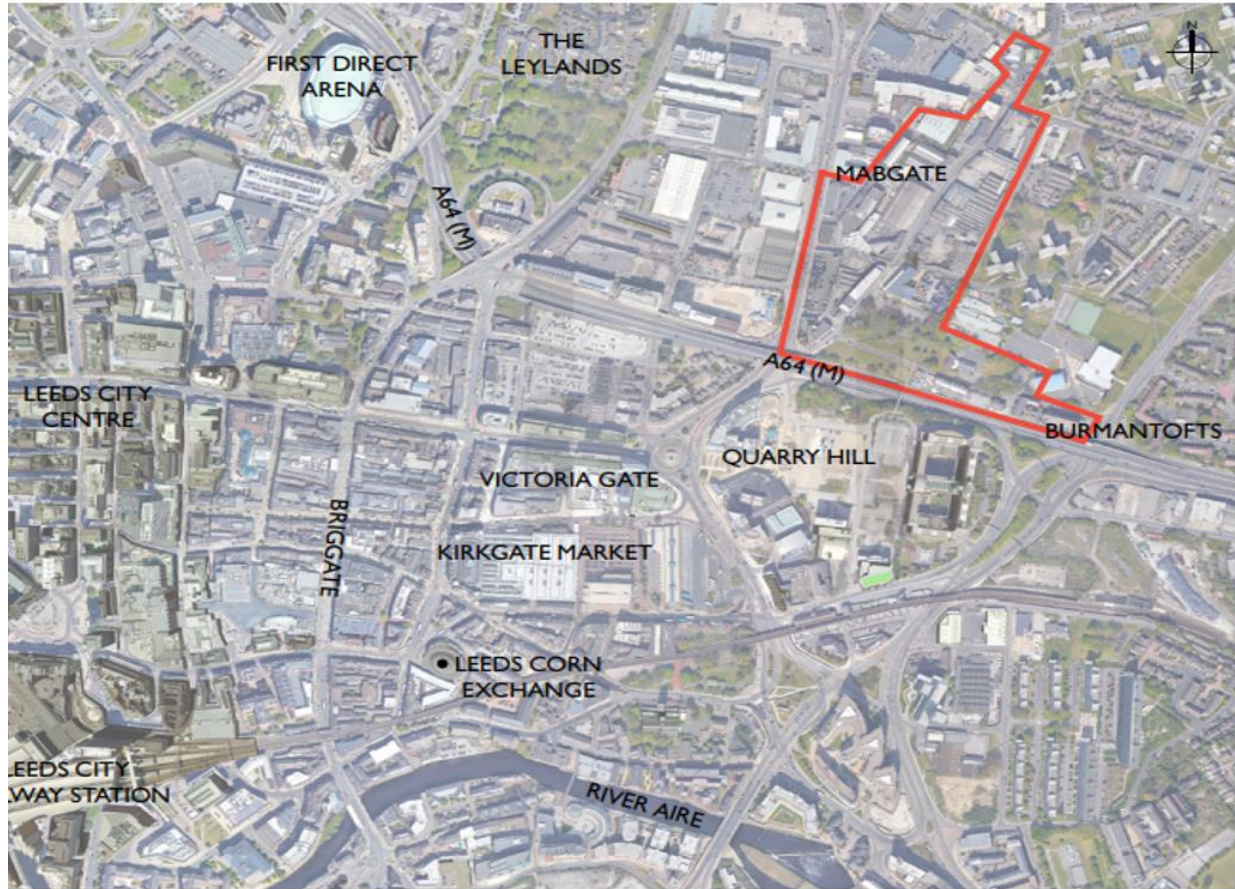
ADDRESS:71 - 73 Mabgate
Sheepscar
Leeds
LS9 7DR





Quod
Mabgate Yard: Design
Development

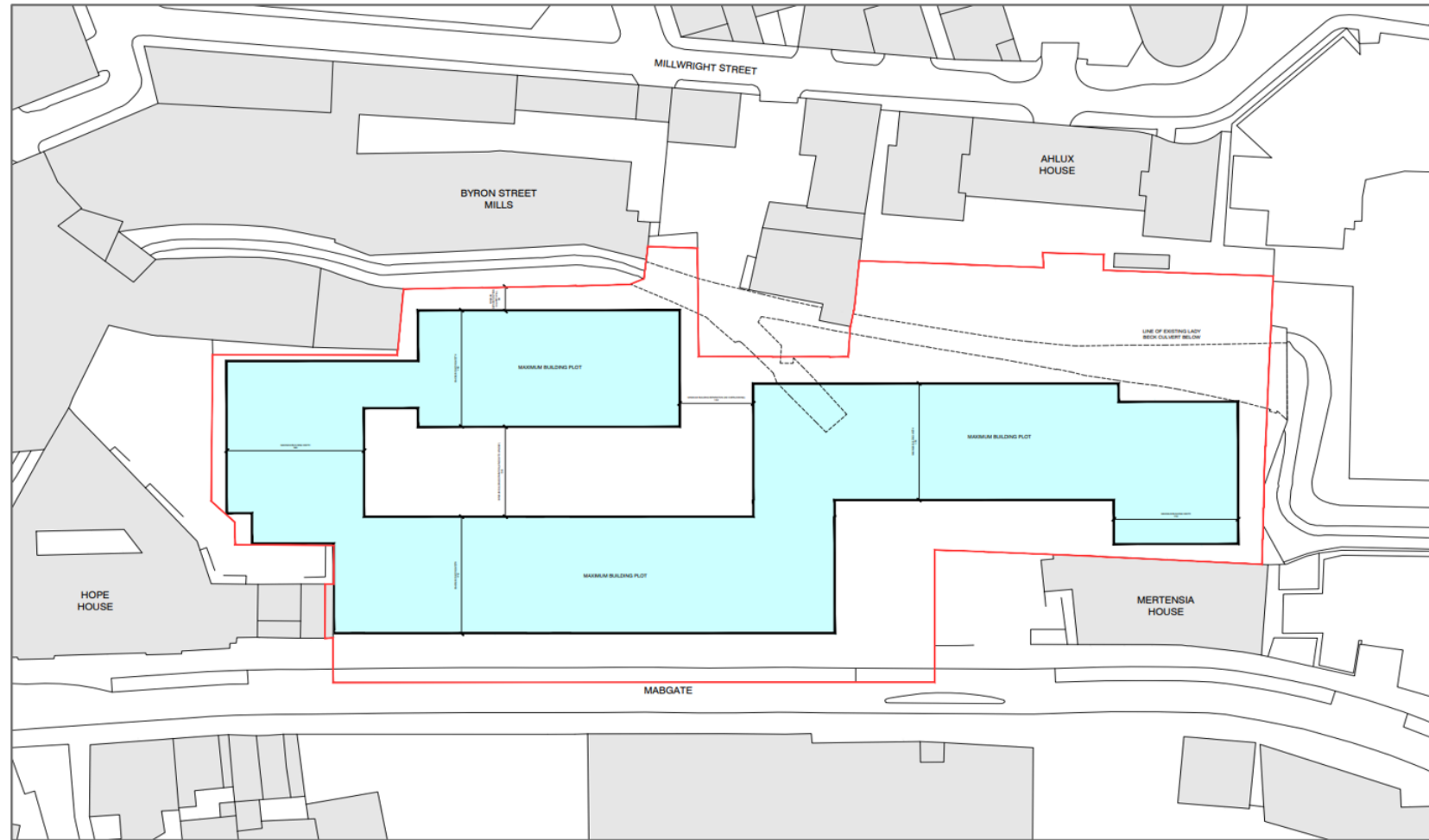
August 2024



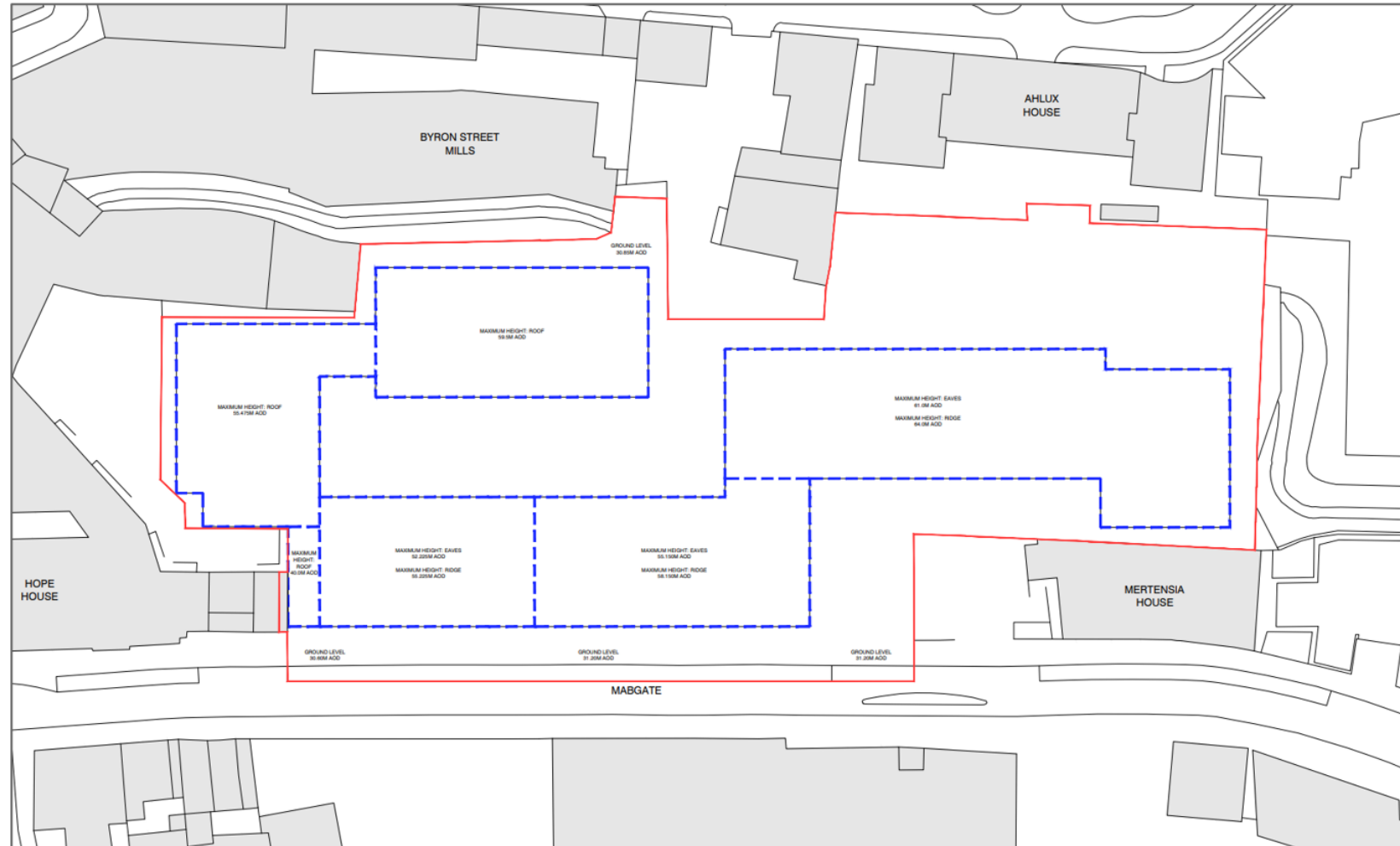




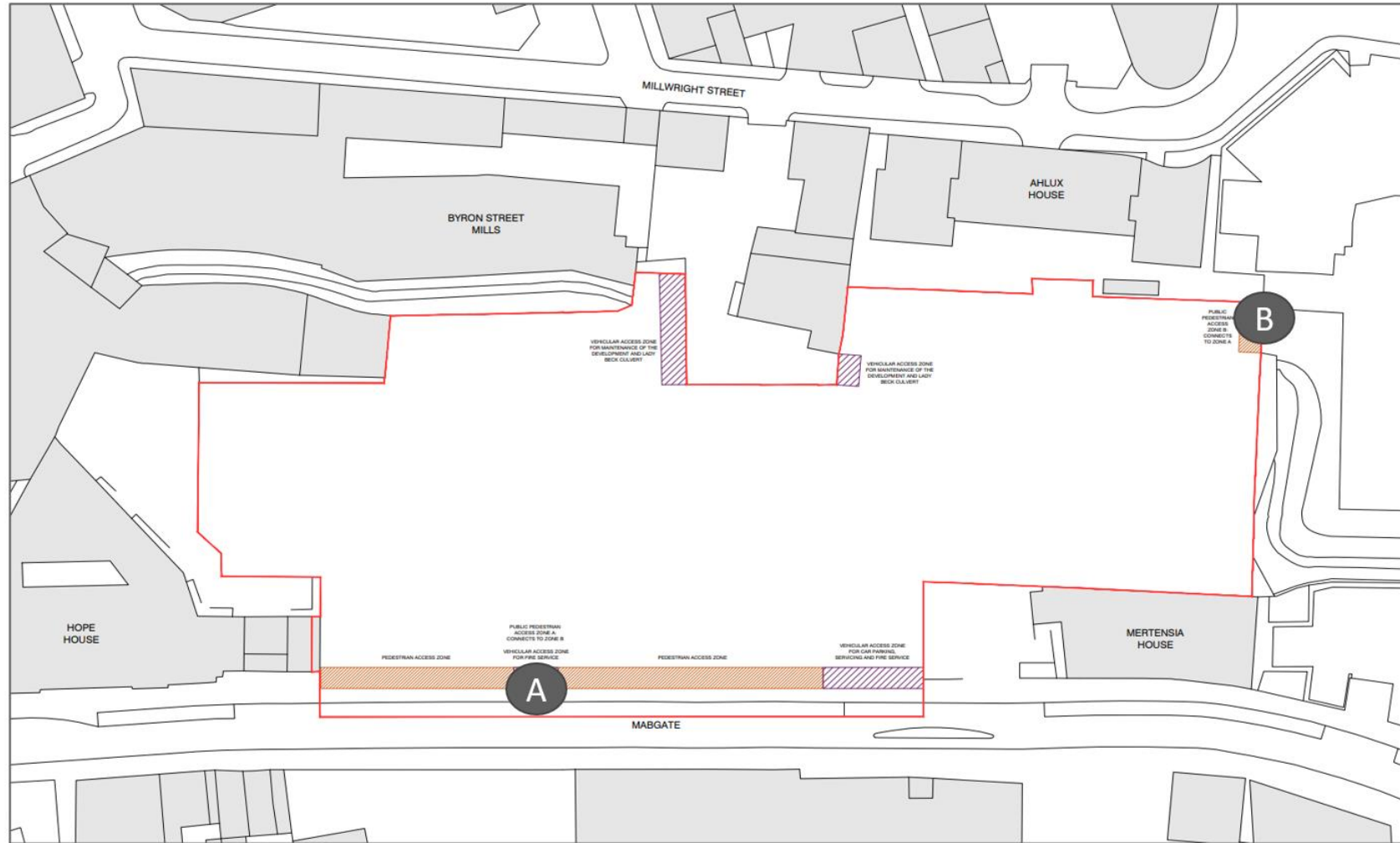
Hybrid Planning Permission – Building Plots Parameter



Hybrid Planning Permission – Building Heights Parameter



Hybrid Planning Permission – Site Access Parameter





Mabgate Yard



**302 new homes
315m² commercial space**



**Public green space through
the heart of the site**



**20% affordable housing
(on-site and tenure blind)**



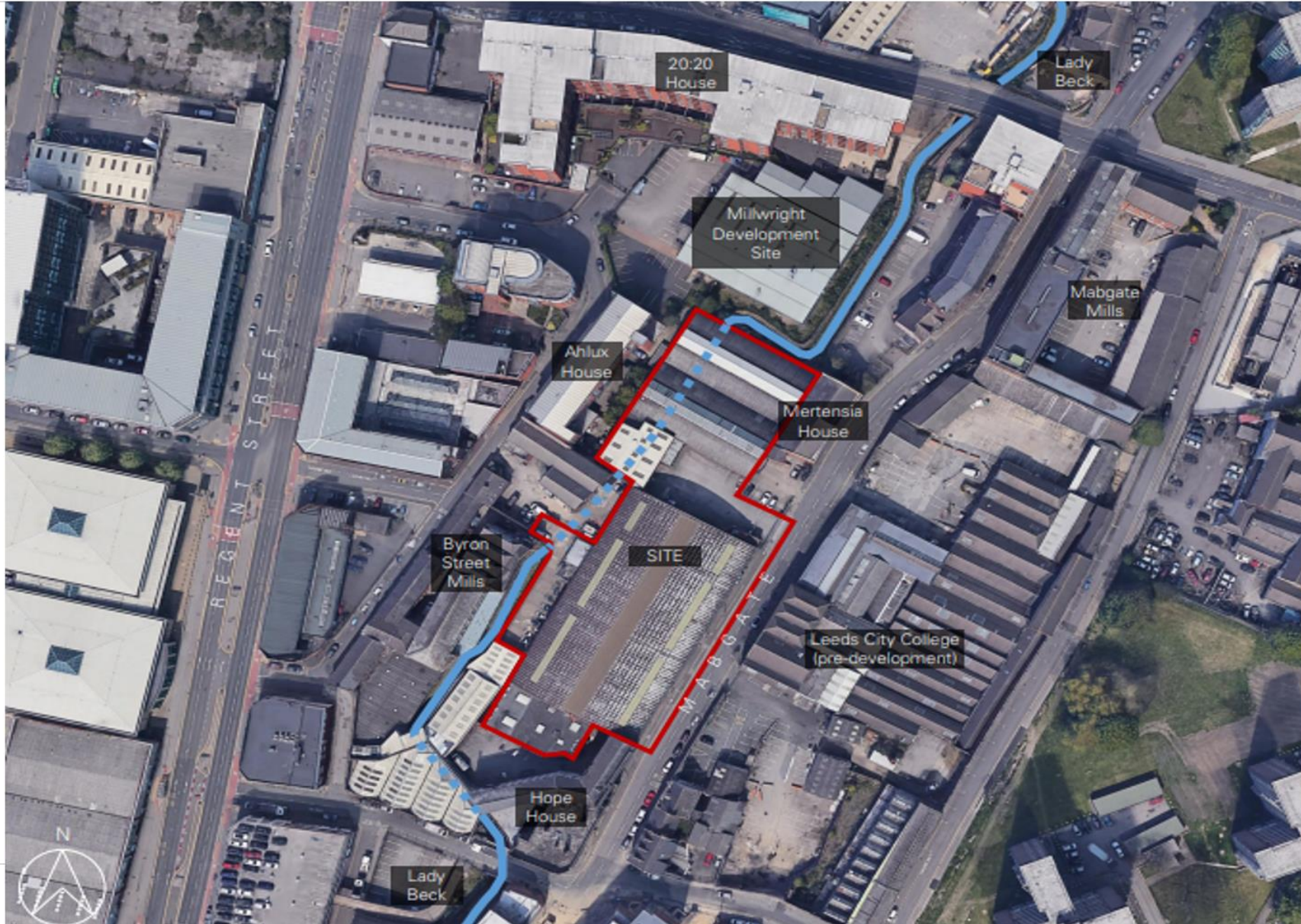
**High quality design that
responds to the Mabgate
Conservation Area**

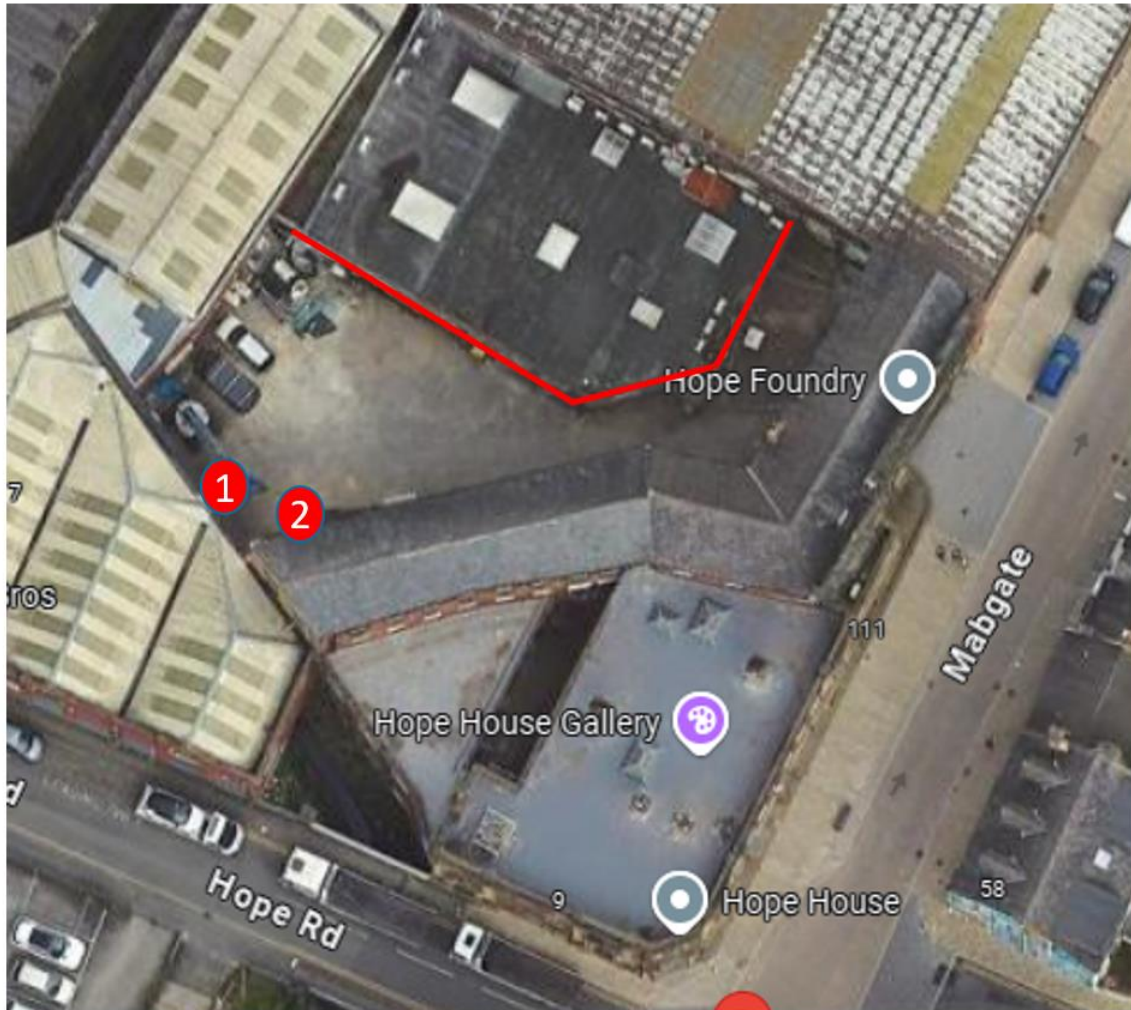


**1, 2 and 3 bed apartments
(all NDSS compliant)**

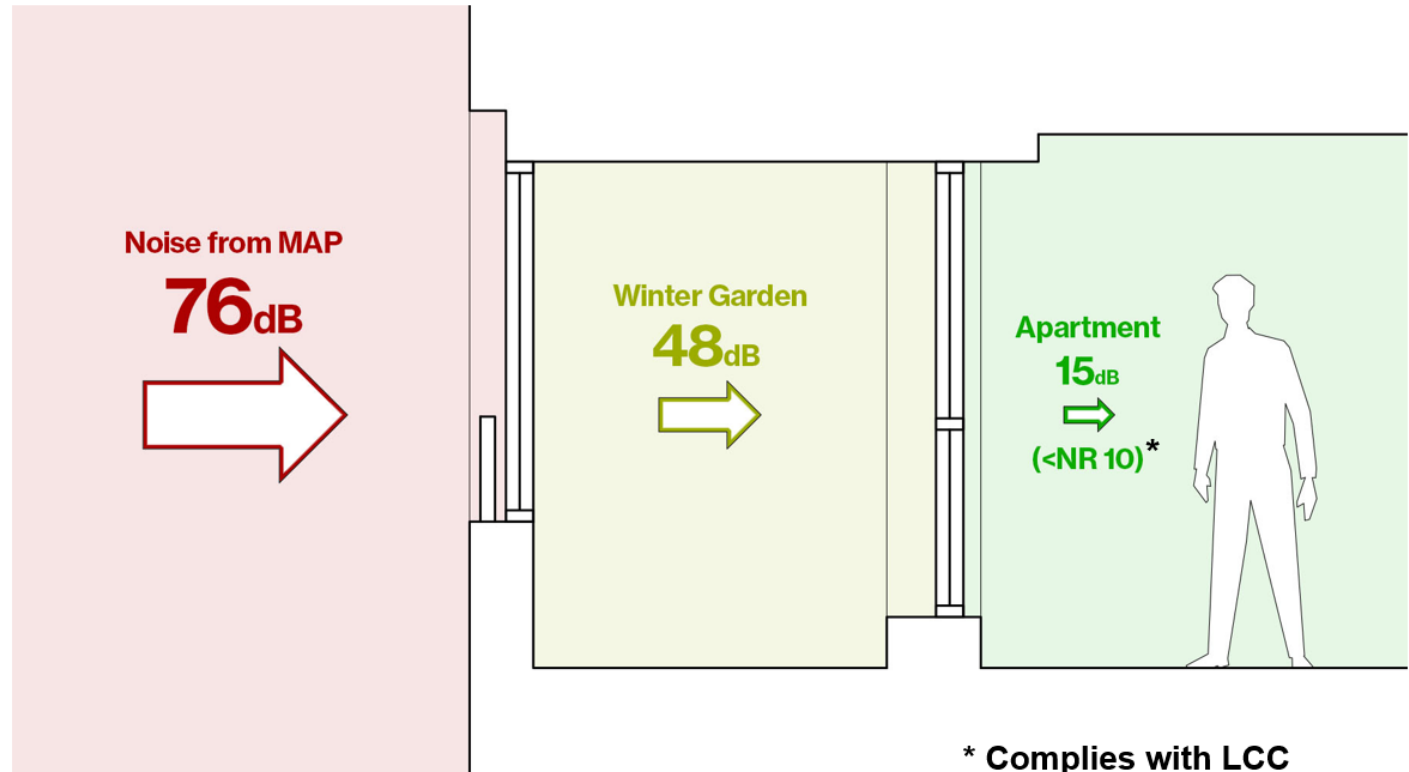


**Growth and investment in
the Mabgate community**





Section through Winter Garden

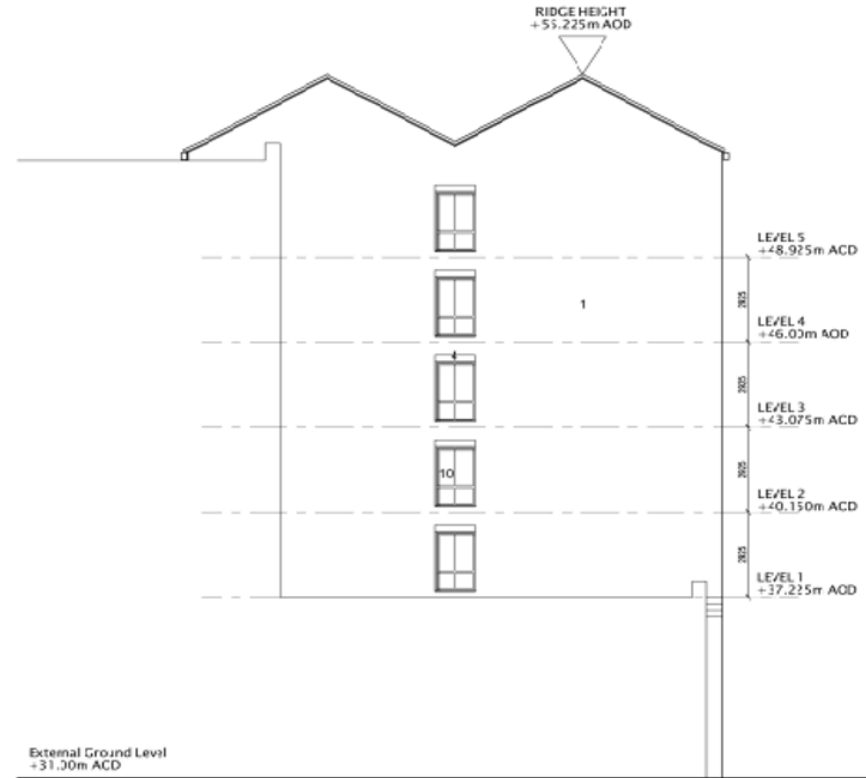
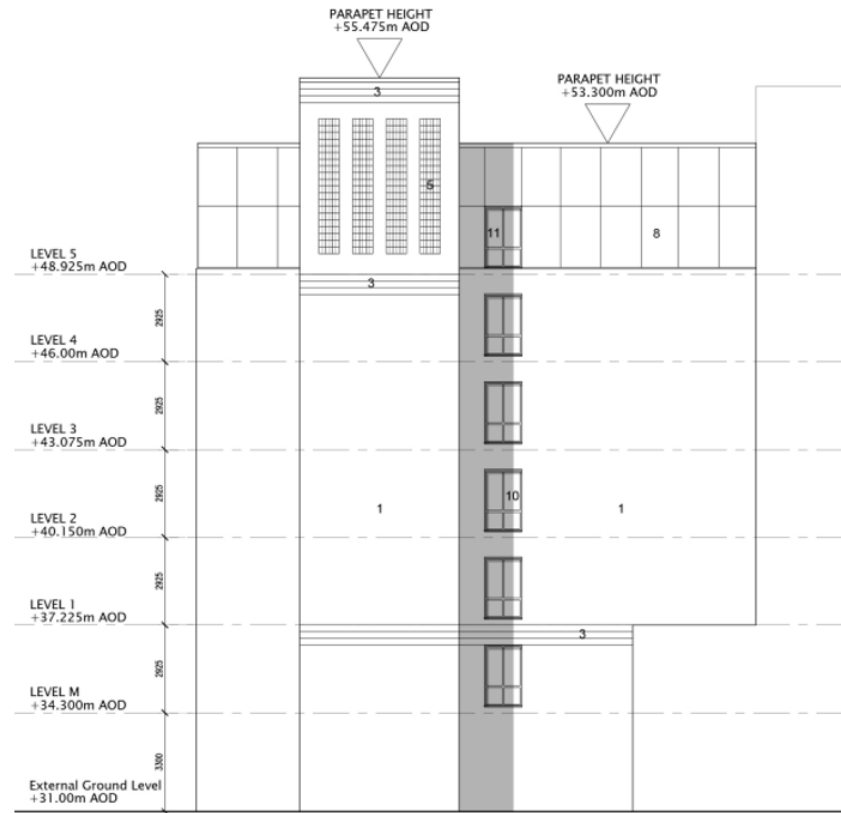


* Complies with LCC
planning guidance for noise

Winter Gardens are
in addition to NDSS
apartment sizes



- Noise levels shown are dB LAeq

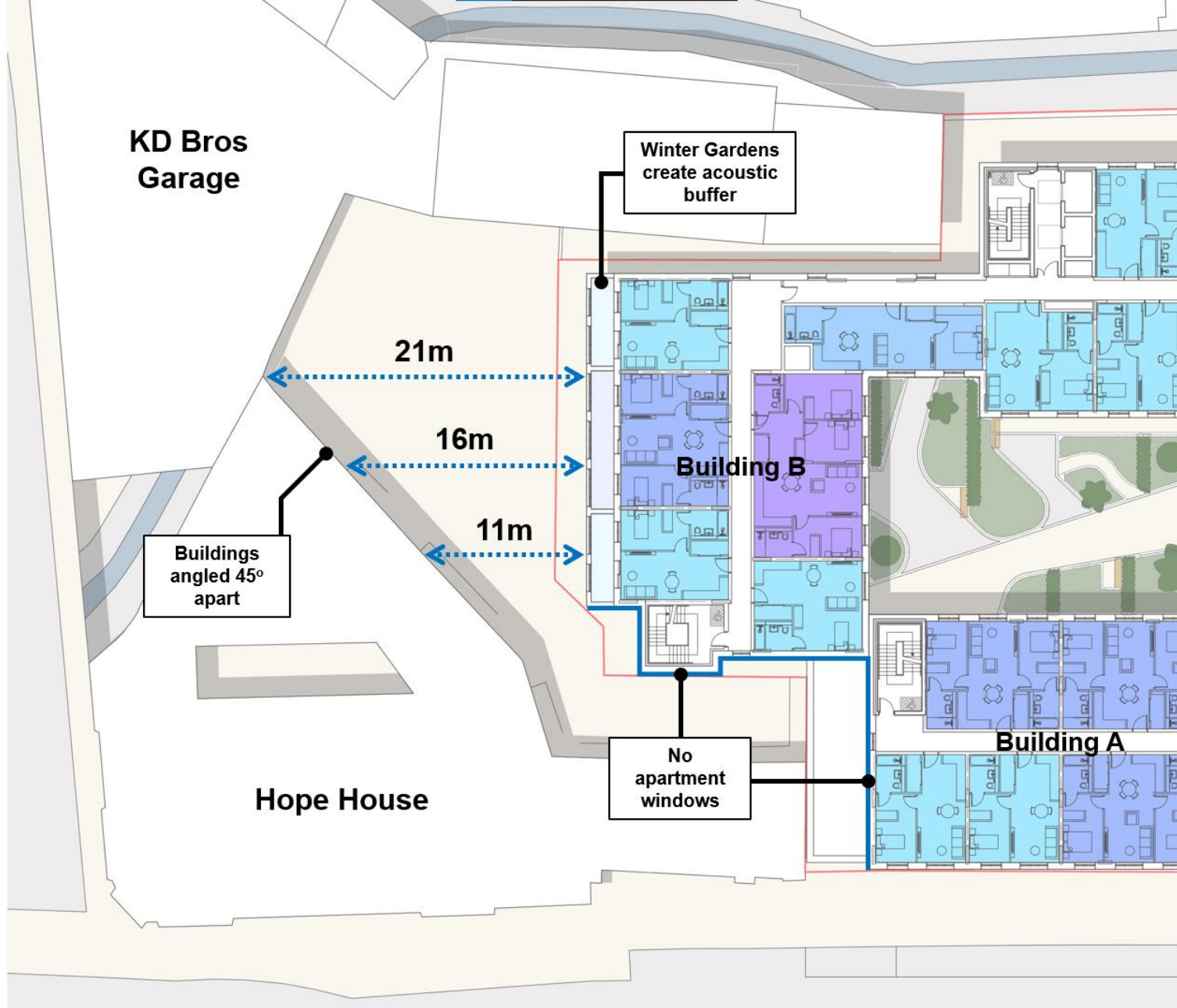




Apartment with Winter Garden



Elevation of Winter Gardens

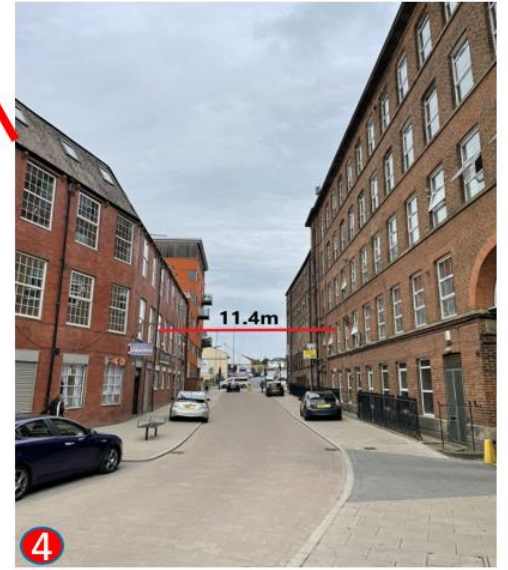
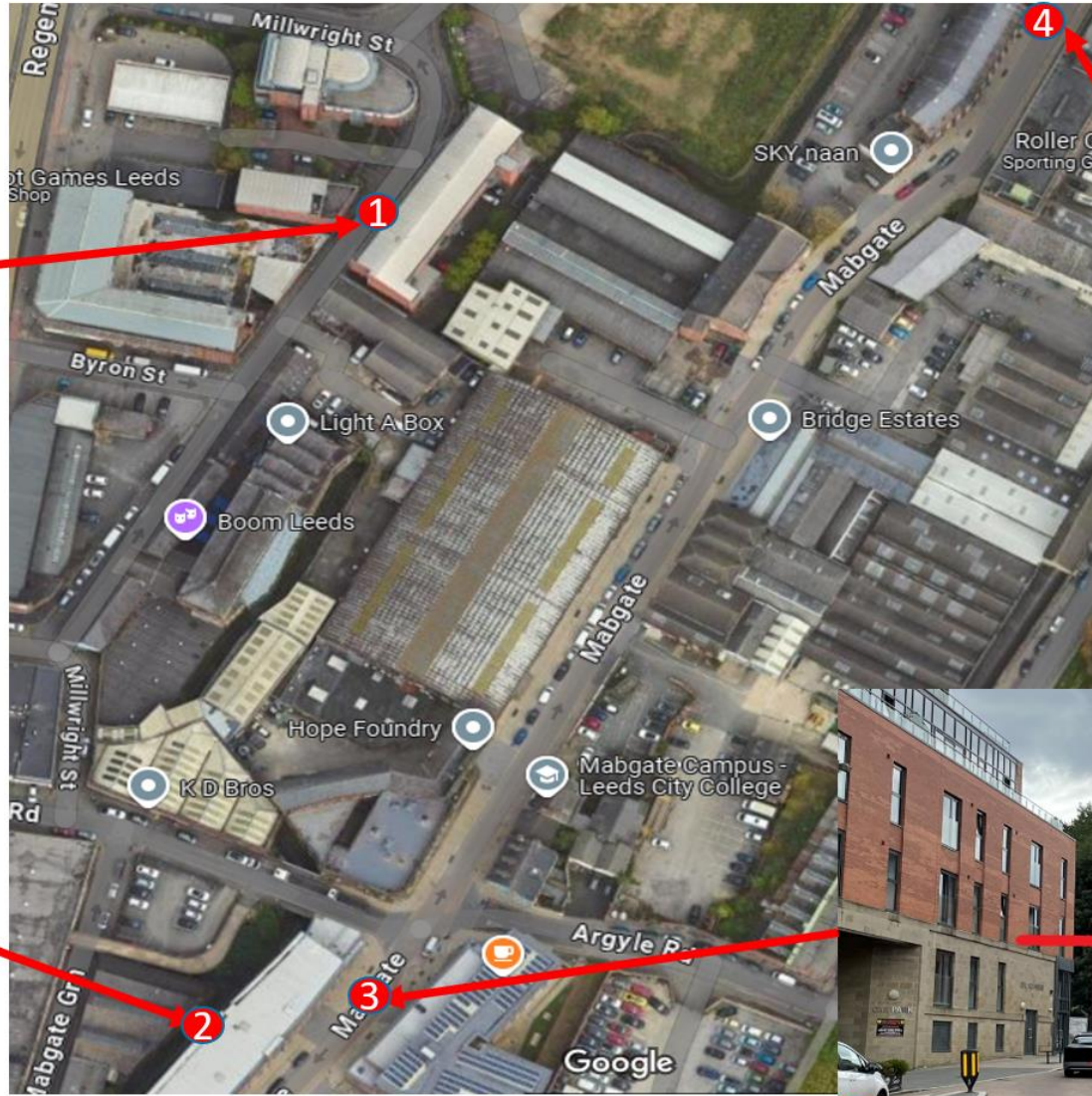


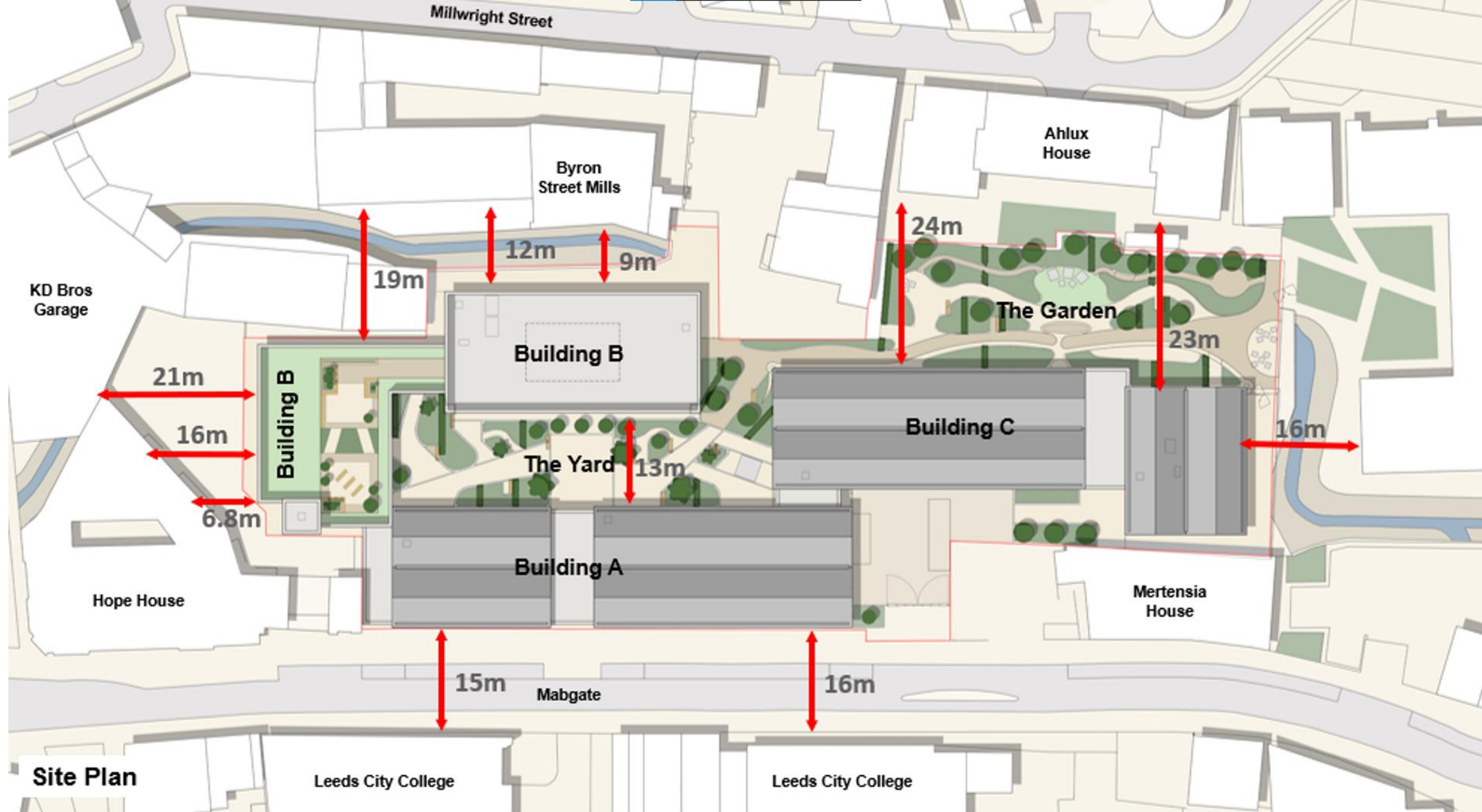
**Building B:
Relationship with
Hope House**

1



2



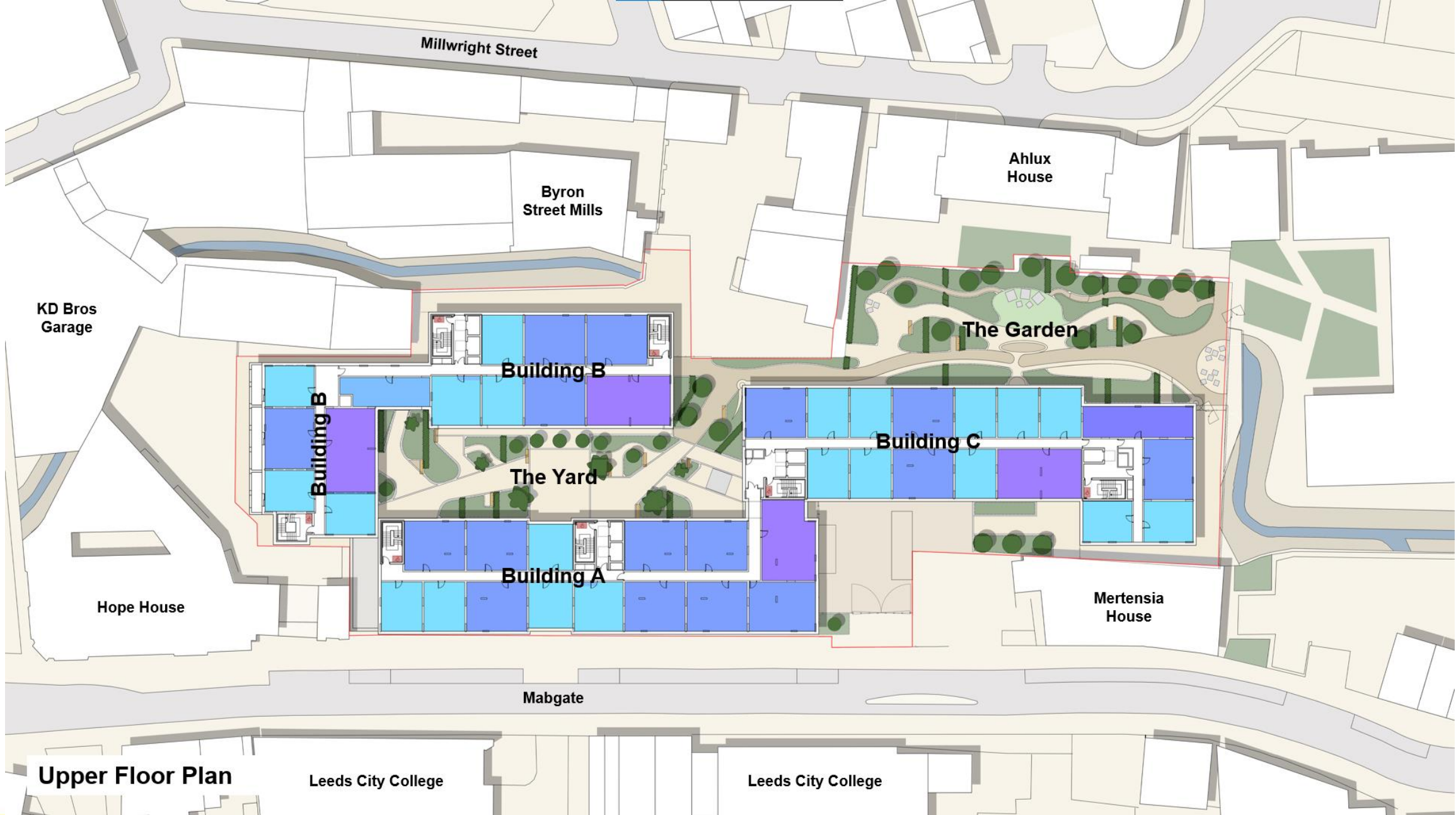




Ground Floor Plan

Leeds City College

Leeds City College

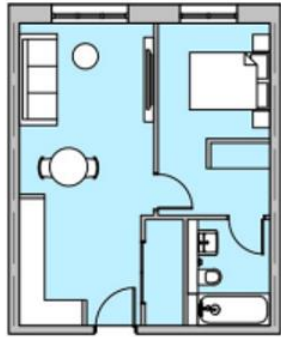


Upper Floor Plan

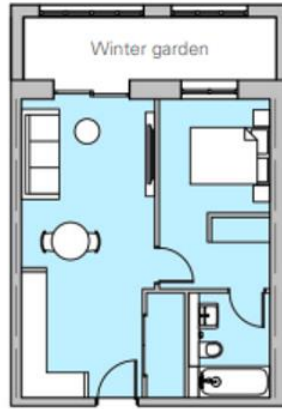
Leeds City College

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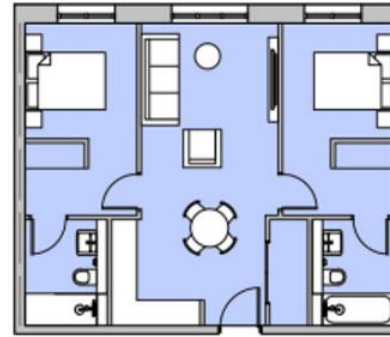
Indicative Apartment Layouts



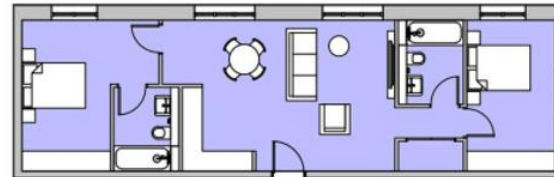
1 Bed 1 Person apartment



1B1P with winter garden



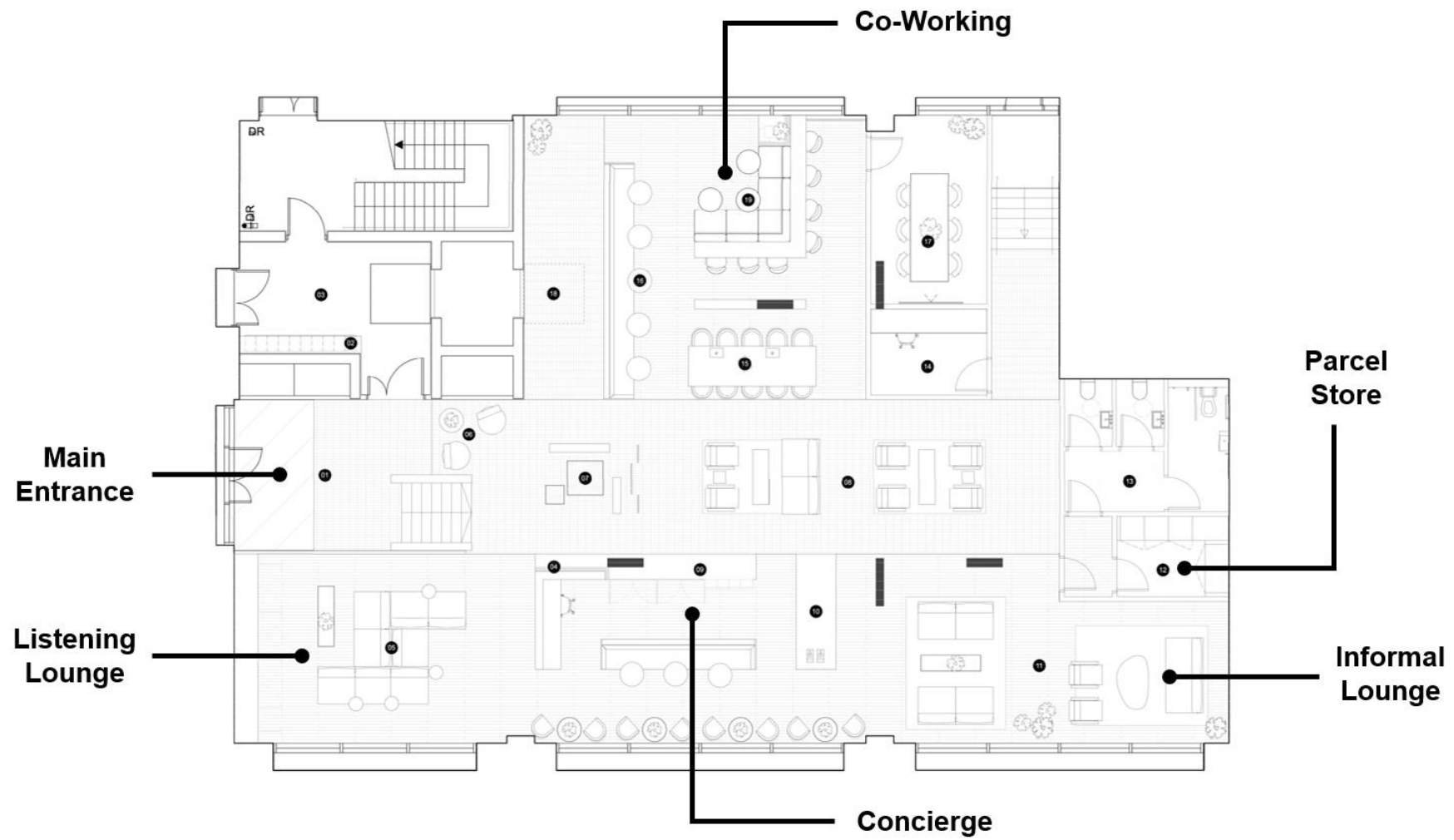
2 Bed 3 Person apartment



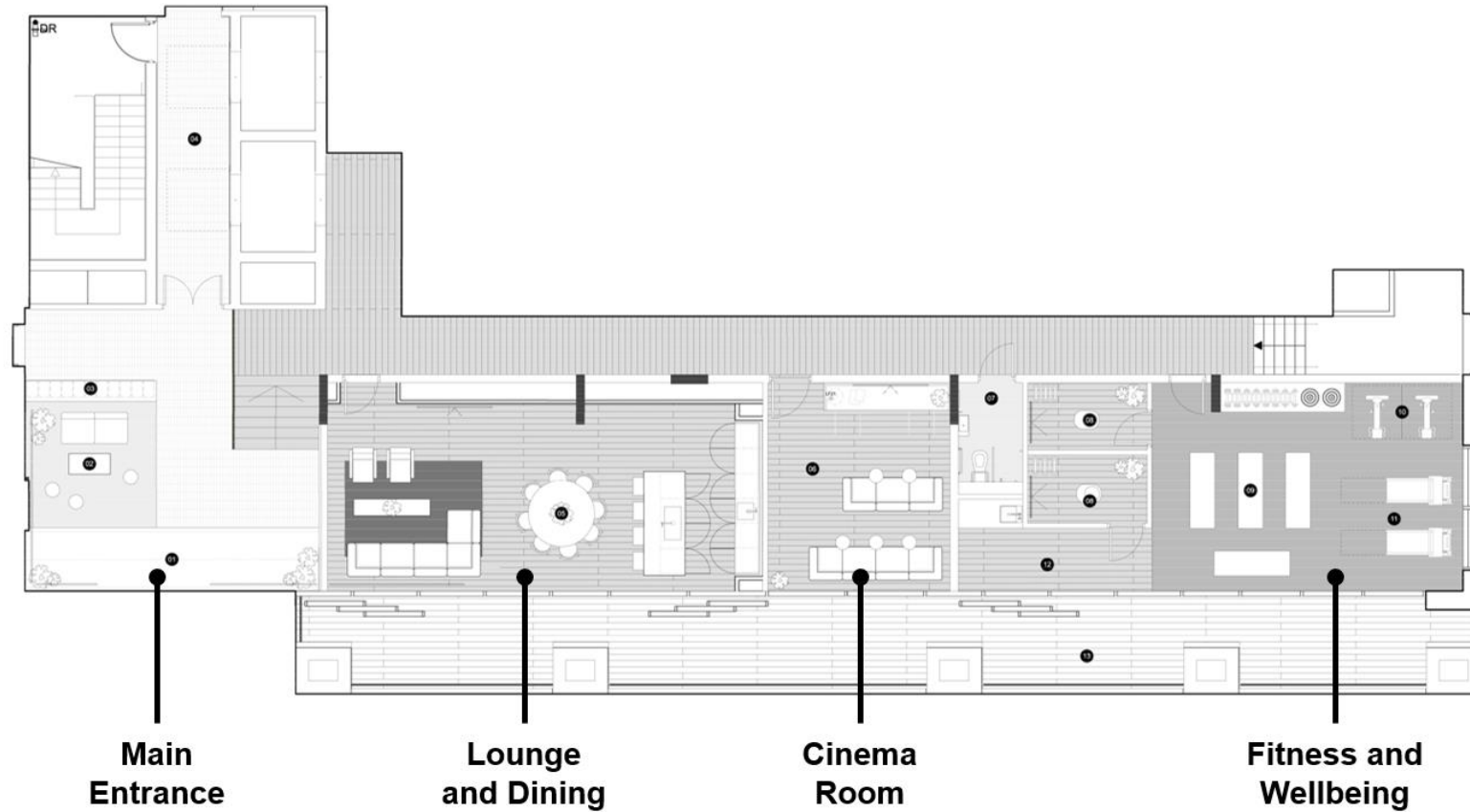
2 Bed 4 Person apartment



3 Bed 5 Person apartment



Residents' Amenity Spaces

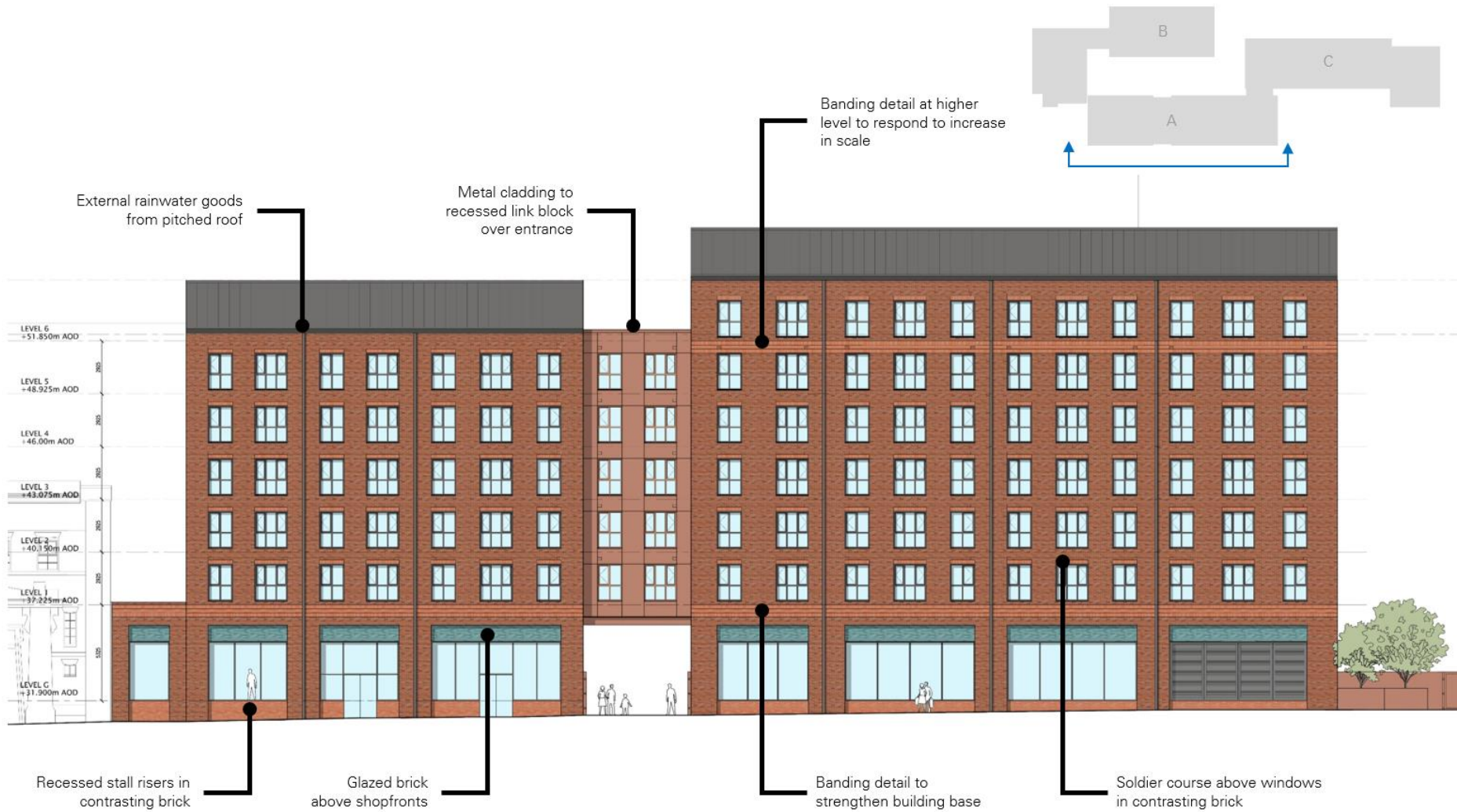


Residents' Amenity Spaces

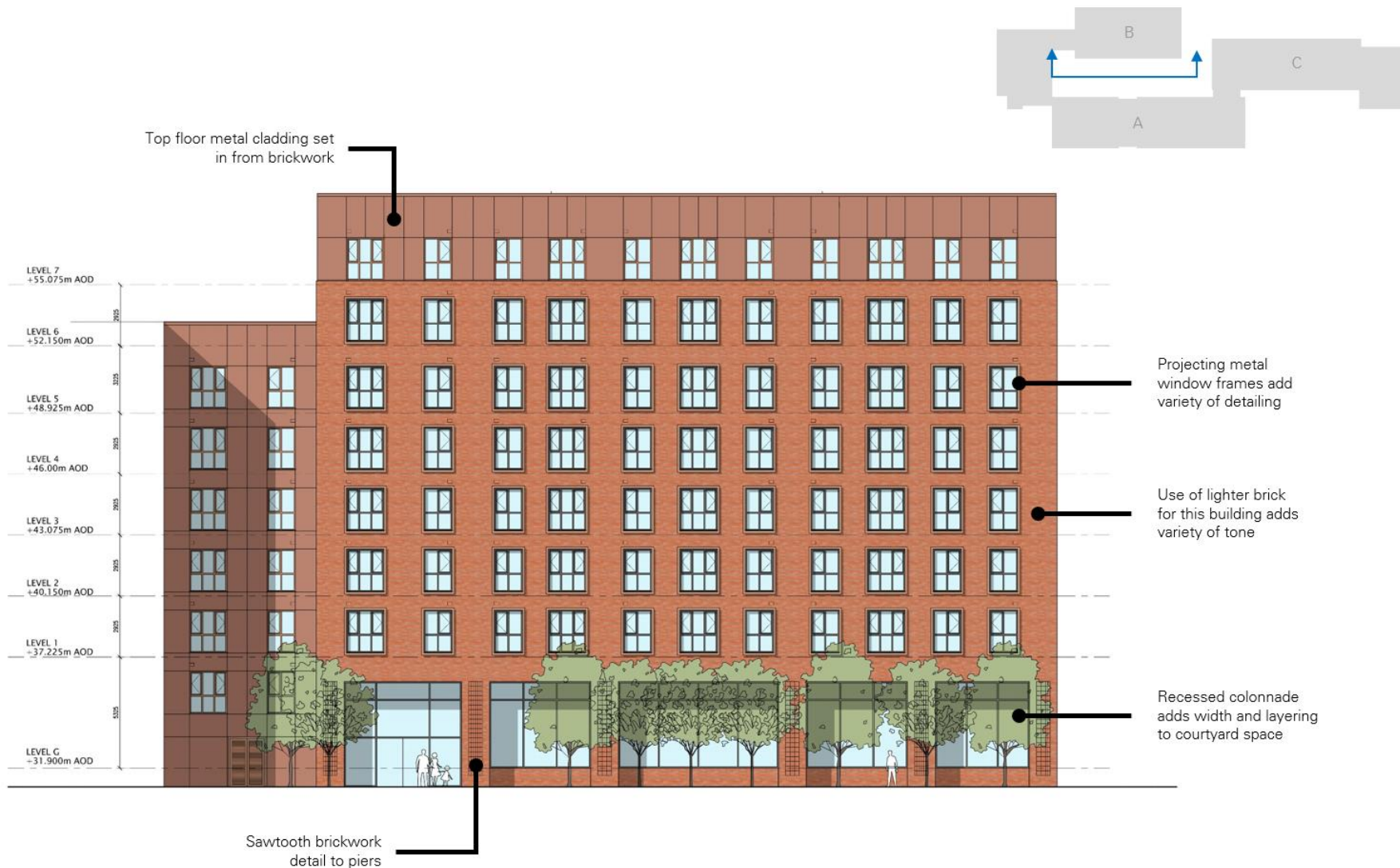
Reserved Matters Proposals

Design Intent for Amenity Spaces





Building A: Elevation to Mabgate

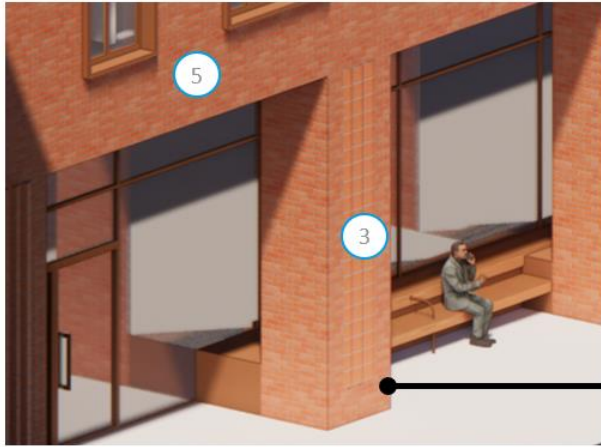


Building B: Elevation to Courtyard

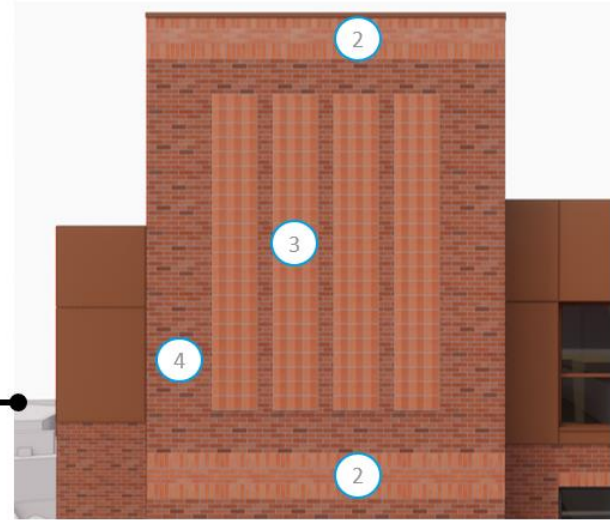
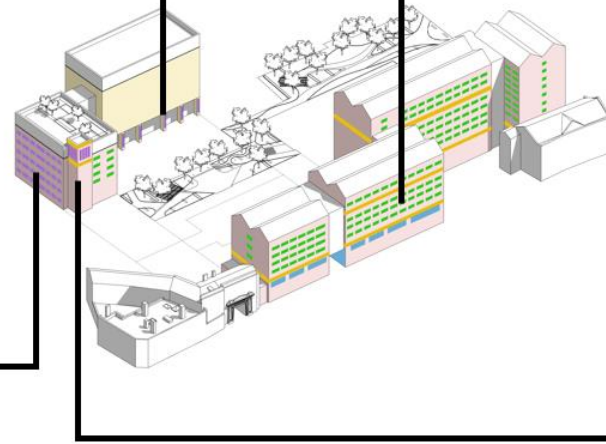
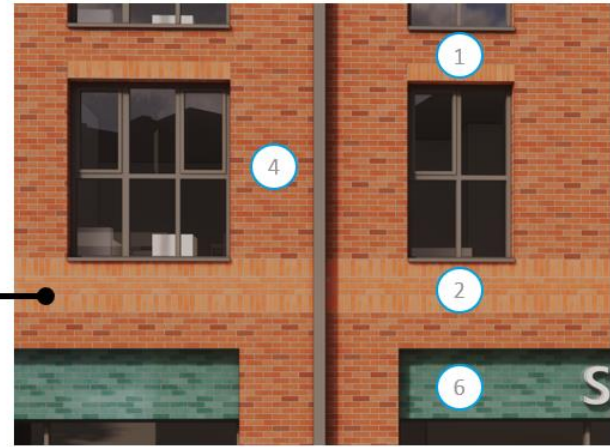




Building C: Elevation to Garden



1. Soldier course headers in contrasting brick
2. Banding detail in contrasting brick
3. Sawtooth brickwork
4. Red brick Type 1
5. Red brick Type 2
6. Glazed Brick



Variation in Brickwork



View North along Mabgate



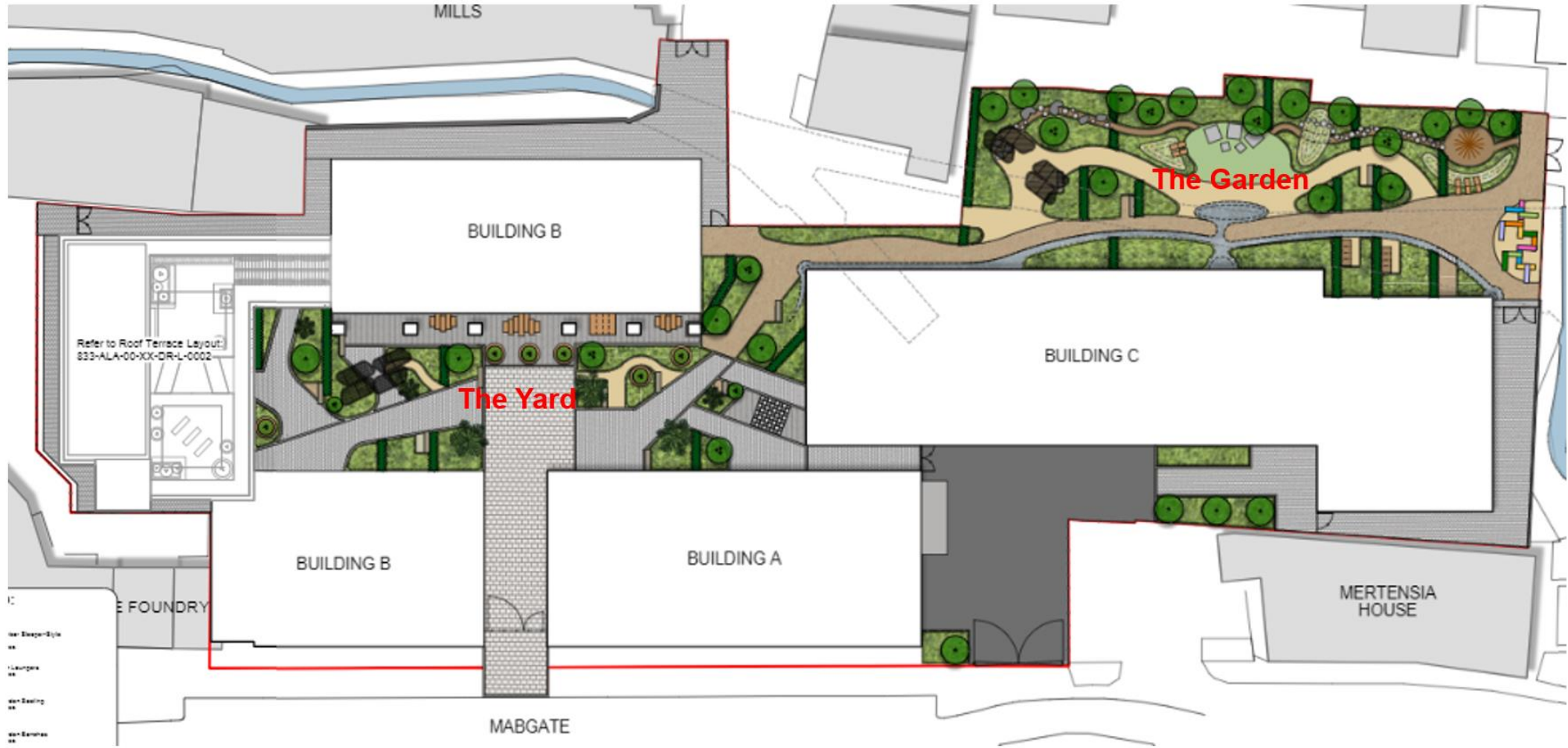
View South along Mabgate

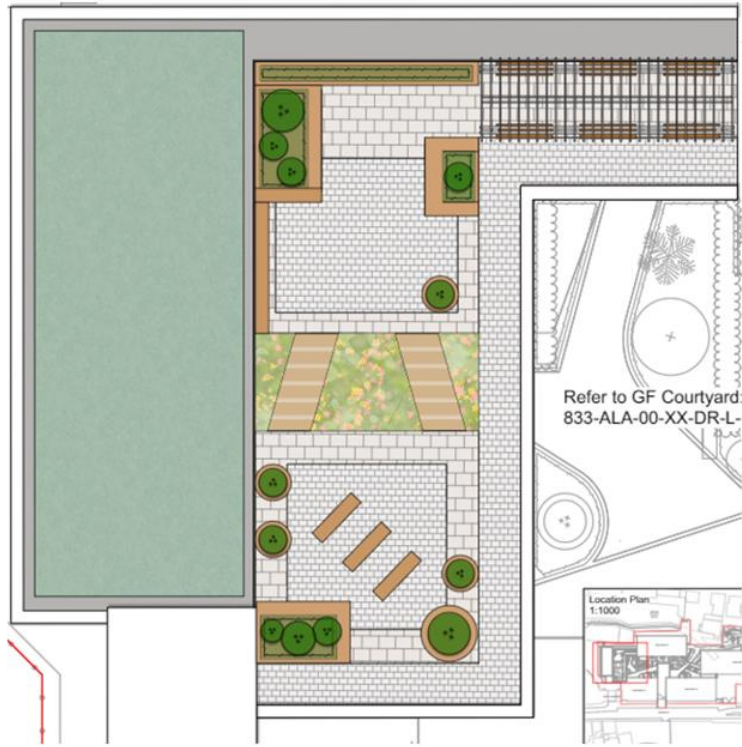


View adjacent to Hope Foundry



Entranceway into The Yard





Richly planted rain gardens



Disconnected downpipes



Collection feature



Shallow rill in paving





'The Yard' Public Space



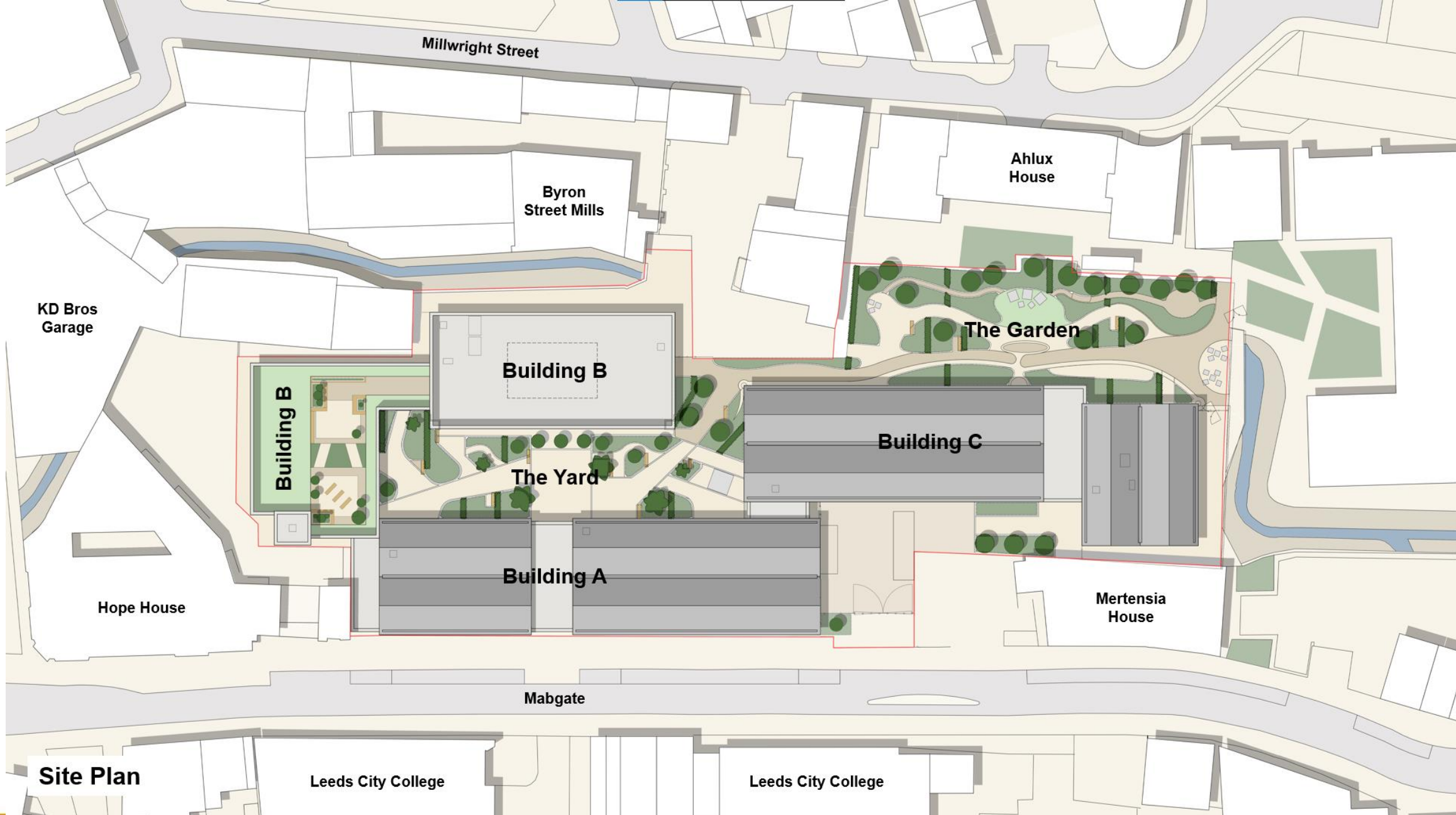
'The Yard' Public Space





'The Garden' Public Space





Site Plan

CITY PLANS PANEL

THURSDAY 12th September 2024

END OF PRESENTATION

