

SOUTH & WEST PLANS PANEL

THURSDAY 16th February 2023



APPLICATION:

Proposal : Reserved Matter
Application 21/09266/RM relating to layout,
scale, appearance and landscaping for the
erection of 67 dwellings pursuant to outline
approval 18/01501/OT

Address: Former Airedale Mills Moss Bridge
Works Town Street Rodley Leeds LS13 1HP



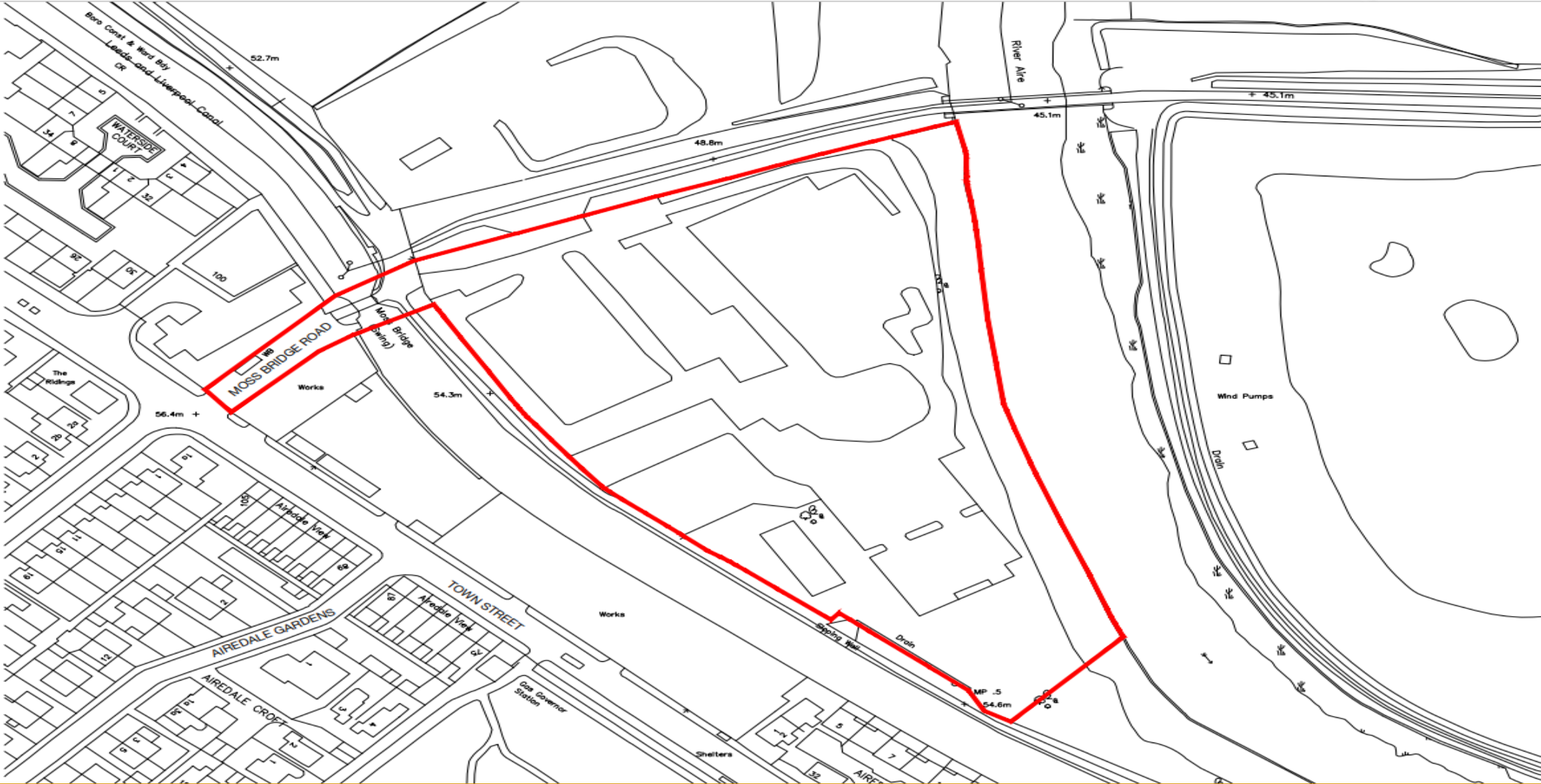




Table 1: Road Signs

Sign No.	Diagram Ref.	Description	Details as Sign 3
615	615.1	Proposed Road sign: RD 615 and 615.1 mounted on the same post. Minimum mounting height assumed to be 2.1m. Assume circular hollow section. Sign to be unit.	Details as Sign 3
Sign 3	Diag 3014	Proposed Road signs: Diag 3014 to be mounted on a post. Minimum mounting height assumed to be 2.1m. Assume circular hollow section.	Details as Sign 3
Sign 4	Diag 3014	Details as Sign 3	Details as Sign 3
Sign 5	Diag 3014	Details as Sign 3	Details as Sign 3

Key Features and Notes:

- Tarmac Footpath:** Indicated along the top left boundary.
- Leeds - Liverpool Canal:** Located at the top right.
- Placement collapsible bollards:** To be defined based on all user requirements.
- Maximum gradient of tow path:** Should be 1:20.
- Tow path levels:** To tie into existing canal wall with 1:3 batter.
- Wig-Wag Traffic Signal:** Two locations are shown, labeled "Sign 5 Wig Wag Traffic Signal".
- Proposed double yellow line road markings (1018.1):** Shown along the main road alignment.
- Stone Retaining Wall:** Located near the center of the plan view.
- Existing gully to be relocated to re-aligned kerline:** Noted near the bottom left.
- Proposed road markings to suit re-aligned kerline:** Indicated at the bottom.
- Street Lighting:** To be designed and adopted prior to technical approval.
- Lockable safety barrier:** Proposed at two locations, confirmed with CRT and Regulatory Authorities.
- Elevation View (Right):** Shows cross-sections with labels like TBL, MH, TP, Grass, Rough Ground, and various levels (e.g., 54.91, 55.30, 55.35, 55.45, 55.53).

Leeds
CITY COUNCIL

5

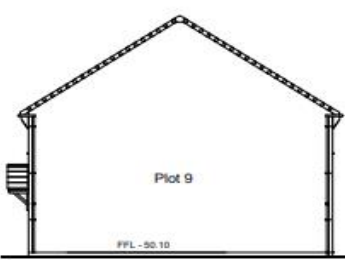
www.leeds.gov.uk







- = 0.9m high timber Post & Rail Fence
- = 1.8m high timber c/b fence
- = 1.8m high stone screen wall
- = 2.4m high non-climb green mesh fence
- - - = Extent of Ecological Buffer Zone along the River Aire
- = Ecology Buffer Zone & POS
- = 8m Easement - measured from Top of Bank - Level 48.00



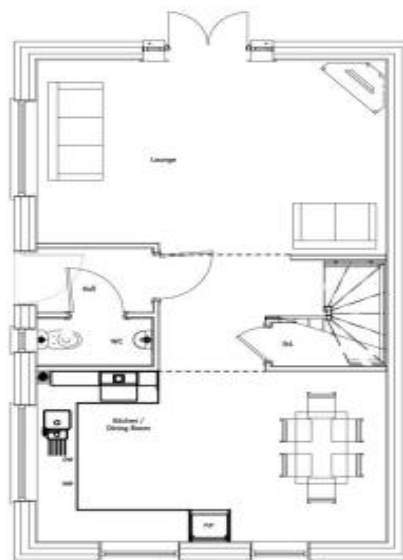
River Aire Bank Section A

2.4m high non-climb metal mesh fence & flag-on-edge

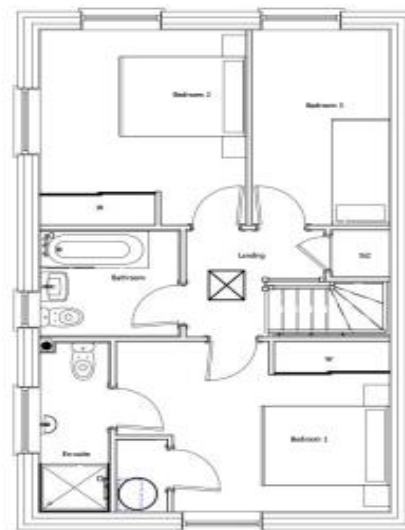
8m

47.00 Suggested Top of Bank

C	Ecological buffer fencing amended to allow accessible POS to the south of the apartment block & stone screen walls added	18/11/22	JP
B	Easement amended & Section Added	05/06/22	JP
Rev	Details	Date	By
PLANNING			
Caddick Developments. Castle Grange : Scott Lane : Wetherby : LS22 6LH T: 01937 548400 E: info@caddickgroup.co.uk			
Project			



Ground Floor



First Floor



Side Elevation



Front Elevation



Side Elevation

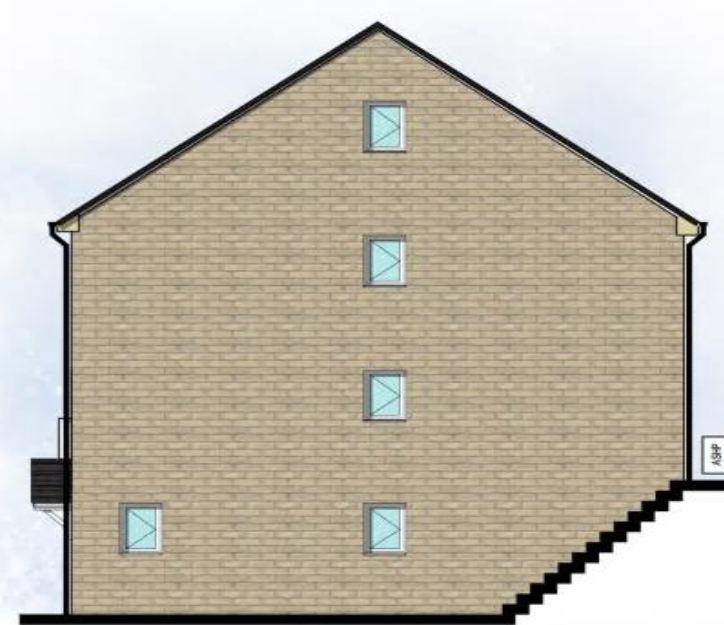
1163H3 SPLIT LEVEL SP 1



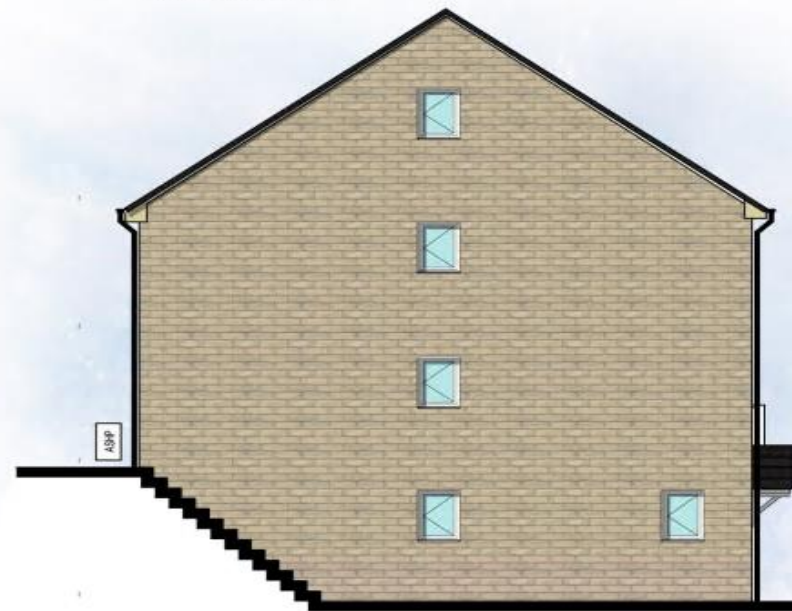
Front Elevation



Rear Elevation



Side Elevation

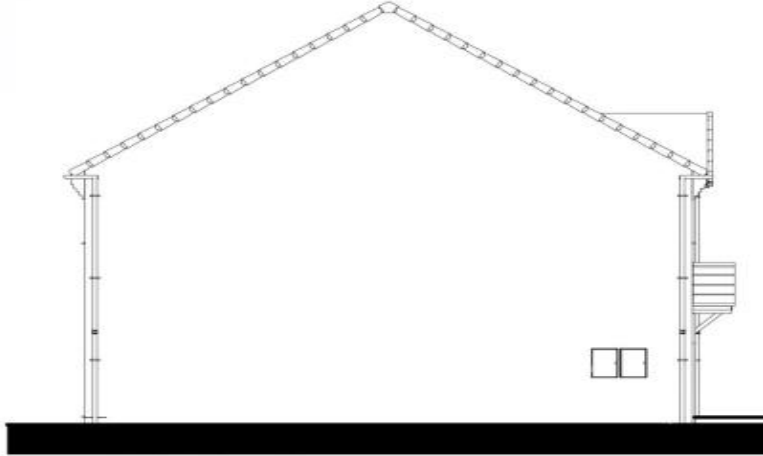


Side Elevation

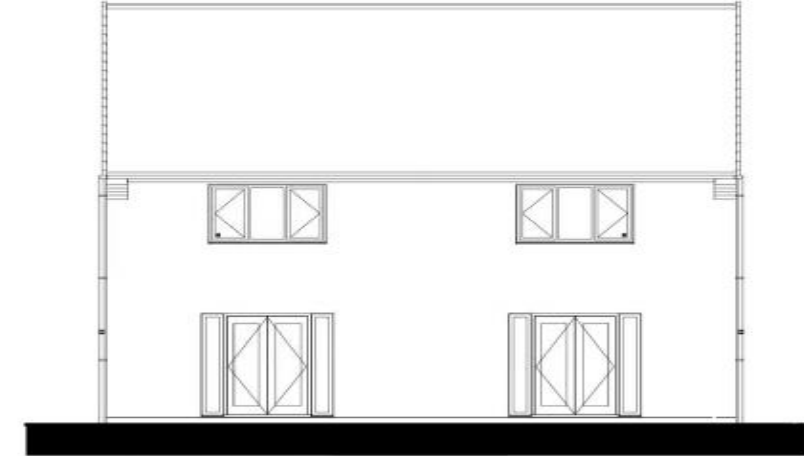
809H2 (M4(2))



Front Elevation



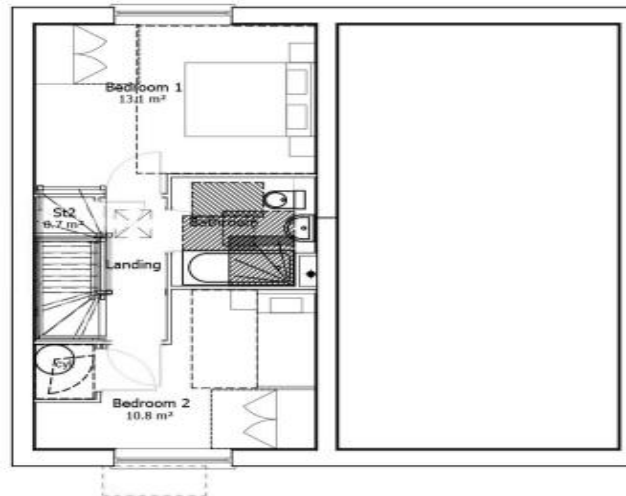
Side Elevation



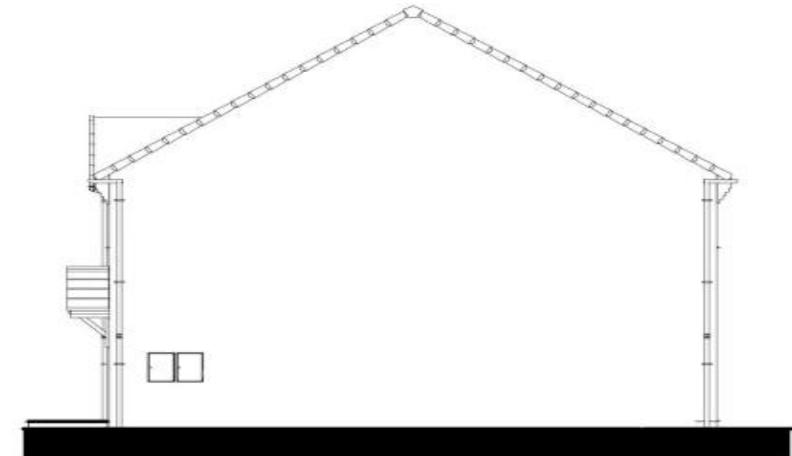
Rear Elevation



Ground Floor Layout



First Floor Layout

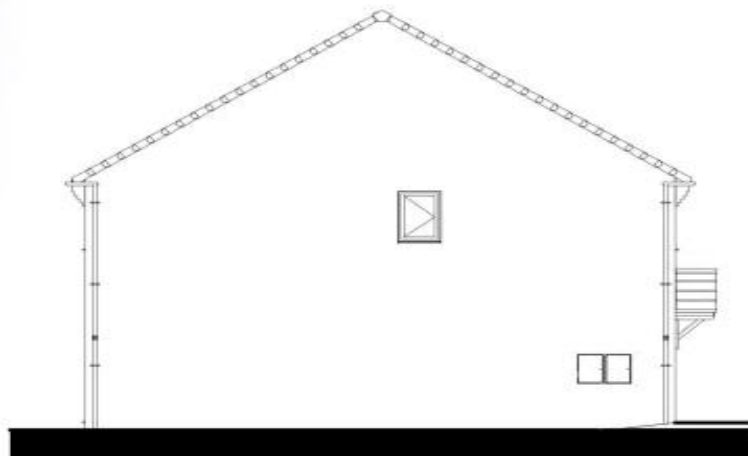


Side Elevation

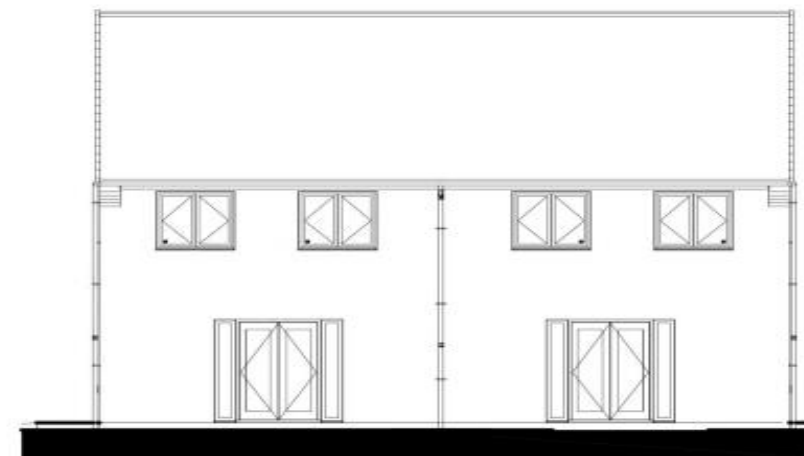
926H3



Front Elevation



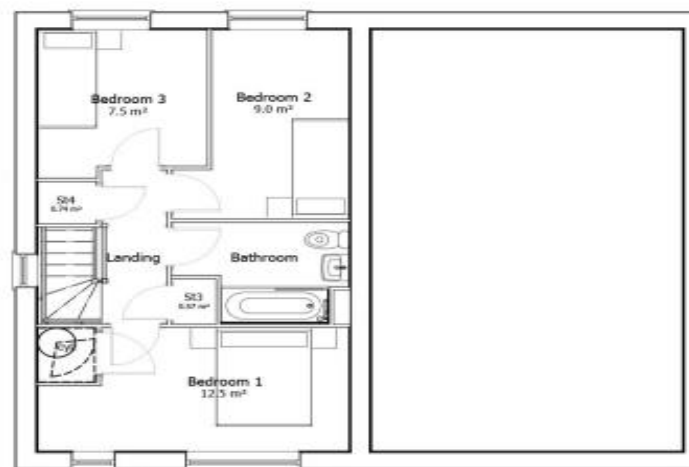
Side Elevation



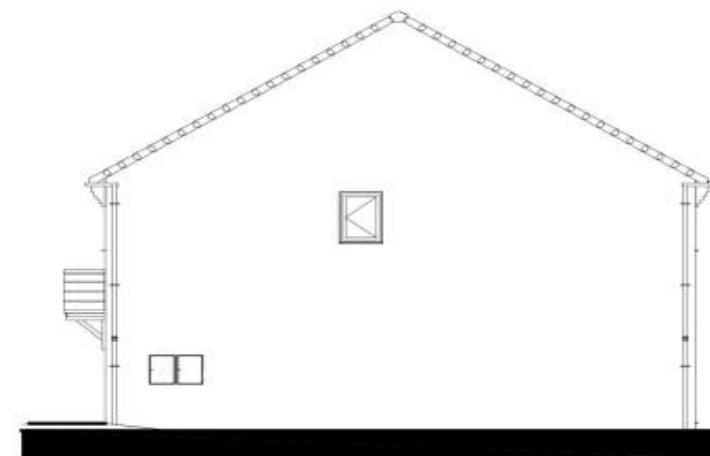
Rear Elevation



Ground Floor Layout



First Floor Layout

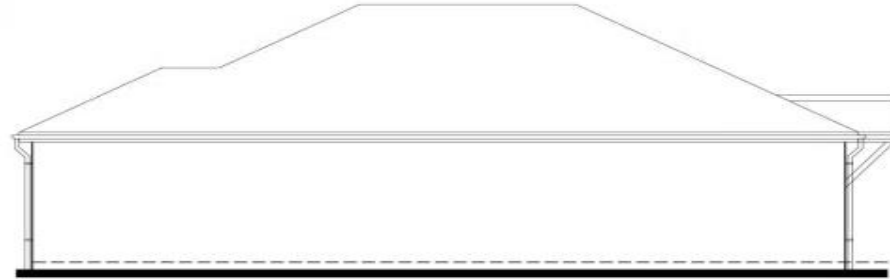


Side Elevation

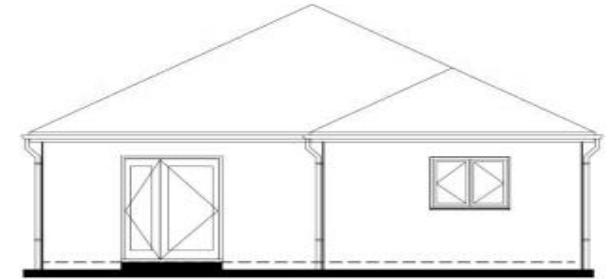
934B2 (M4(3))



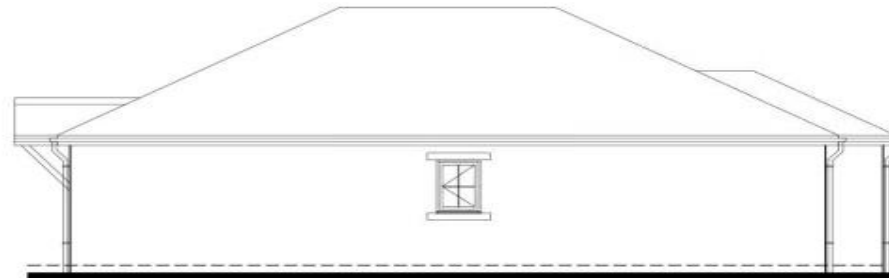
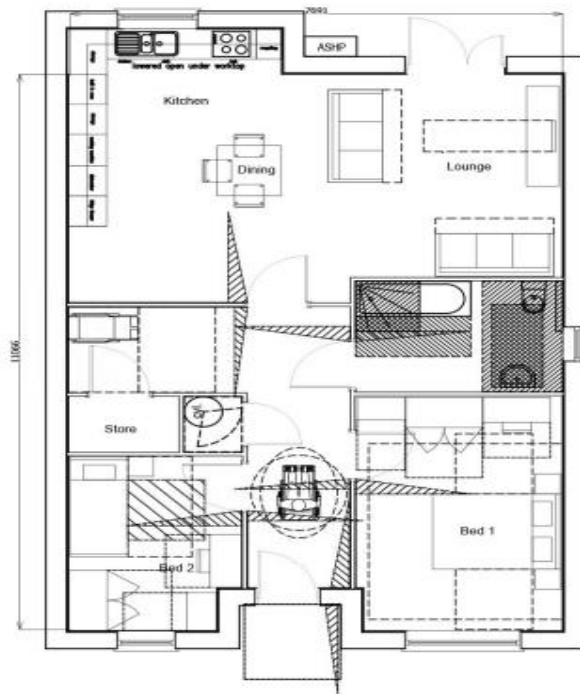
Front Elevation



Side Elevation



Rear Elevation



Side Elevation

APARTMENTS



FRONT ELEVATION



SIDE ELEVATION



STREET SCENE A-A @ 1:200



STREET SCENE B-B @ 1:200

B	House type references updated to suit latest house type pack revisions	LS	22.04.22
A	Street Scenes updated to reflect changes to house types planning drawings and planning layout revision K	LS	30.04.22
REV	DESCRIPTION	BY	DATE



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END OF PRESENTATION

