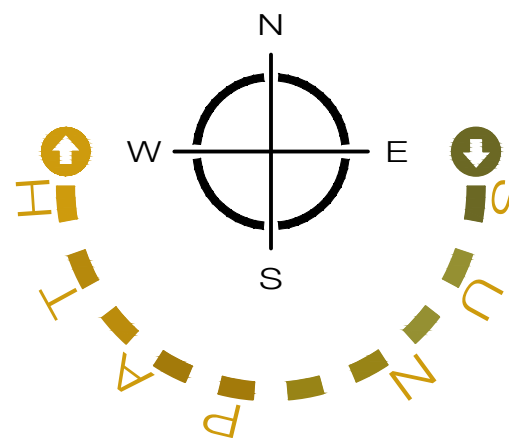


REVISIONS			
P 01	30/05/22	PSL	BLG
FIRST ISSUE			
P 02	06/06/22	PSL	BLG
J2 BUILDING AND CAR PARK REVISED			
P 03	13/06/22	PSL	BLG
REVISED TO LATEST BUILDING ARRANGEMENT			
NEW SUB STATIONS ADDED			
P 04	28/06/22	PSL	BLG
UNIT J1 YARD ENTRANCE REVISED TO FACILITATE PROPOSED LEVELS			
P 05	07/07/22	PSL	BLG
EVCP REVISED TO 20% PROVISION			
PLANNING APPLICATION BOUNDARY ADDED			
EXISTING PUBLIC SEWER INDICATED TO SOUTH OF PLOT J			
CYCLE PARKING PROVISION REVISED TO BREEAM REQUIREMENTS			
PLANNING ISSUE			
P 06	21/07/22	PSL	BLG
EVCP REVISED TO 10% PROVISION			
B2 PARKING INDICATED ON YARDS			
NEW BUND ARRANGEMENT INDICATED ADJACENT SE BOUNDARY			
P 07	18/11/22	PSL	BLG
REVISED TO LATEST BUILDING ARRANGEMENT			
P 08	09/03/23	AG	BLG
UNIT J2 CAR PARK AREA ALTERED			
P 09	24/03/23	PSL	BLG
SITE ENTRANCES REVISED TO SUIT BWB PROPOSALS			
P 10	07/05/24	PSL	BLG
UNIT J1 CYCLE PROVISION REVISED FOR BREEAM			
CAR PARK / PEDESTRIAN ACCESS GATES ADDED			
CONDENSER COMPOUNDS INDICATED			
CAR SHARE SPACES ADDED			
RETAINING WALL ARRANGEMENT REVISED			
NEW SECURITY FENCING TO CAR PARKS AND REAR OF BUILDINGS			
P 11	02/07/24	PSL	CF
UNIT J1 CAR PARK REALIGNED TO AVOID ELECTRIC SERVICES			
PCC WALL ADDED TO UNIT J2 CAR PARK			



6 East Parade | Leeds | LS1 2AD
0113 887 3100
www.dla-architecture.co.uk

PROJECT
KINGSWAY PLOT J2

TITLE
SITE PLAN

SCALE
1:500 @A1 30/05/22

DLA REF
2022-052

DRAWN
PSL

REVIEWED
BLG

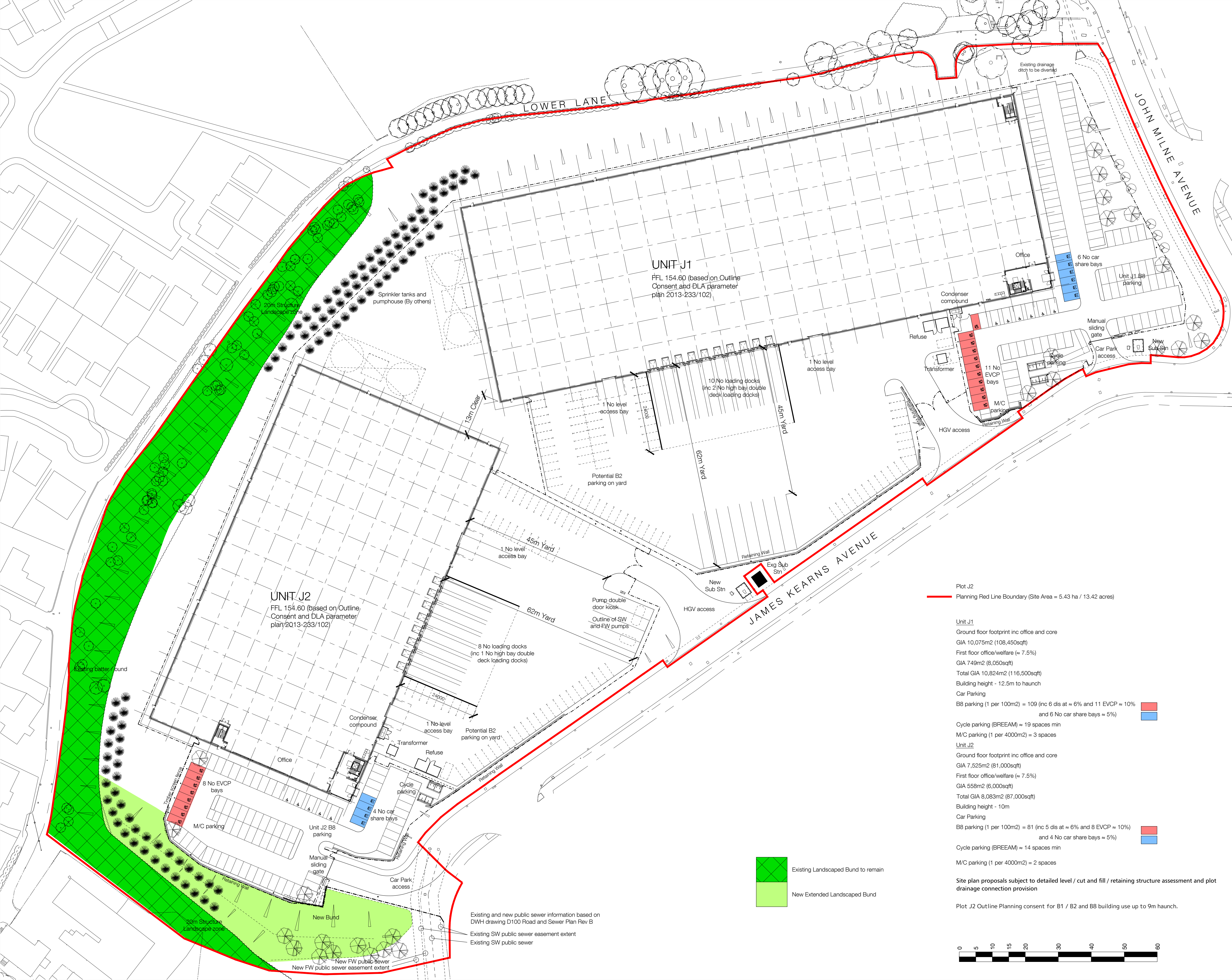
DOCUMENT NUMBER
KPJ DLA JJ XX DR A 90066

DOCUMENT PURPOSE
PRELIMINARY

STATUS
P11

REVISION

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Plot J2
Planning Red Line Boundary (Site Area = 5.43 ha / 13.42 acres)

Unit J1

Ground floor footprint inc office and core
GIA 10,075m² (108,450sqft)
First floor office/welfare (≈ 7.5%)
GIA 749m² (8,050sqft)
Total GIA 10,824m² (116,500sqft)
Building height - 12.5m to haunch
Car Parking
B8 parking (1 per 100m²) = 109 (inc 6 dis at ≈ 6% and 11 EVCP ≈ 10%
and 6 No car share bays ≈ 5%)

Cycle parking (BREEAM) = 19 spaces min
M/C parking (1 per 4000m²) = 3 spaces

Unit J2

Ground floor footprint inc office and core
GIA 7,525m² (81,000sqft)
First floor office/welfare (≈ 7.5%)
GIA 558m² (6,000sqft)
Total GIA 8,083m² (87,000sqft)
Building height - 10m
Car Parking
B8 parking (1 per 100m²) = 81 (inc 5 dis at ≈ 6% and 8 EVCP ≈ 10%)
and 4 No car share bays ≈ 5%)

Cycle parking (BREEAM) = 14 spaces min

M/C parking (1 per 4000m²) = 2 spaces

Site plan proposals subject to detailed level / cut and fill / retaining structure assessment and plot
drainage connection provision

Plot J2 Outline Planning consent for B1 / B2 and B8 building use up to 9m haunch.

Existing Landscaped Bund to remain
New Extended Landscaped Bund

