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LEGEND

Application boundary (4.75ha)

Proposed vehicular access

Access for pedestrians and cycle

Pedestrian link

6m easement for below drainage pipe - only highways and landscaping in this area

Residential Development area to include C3 residential uses (up to 2 storey), roads, parking, open space, Sustainable Urban Drainage Systems and landscaping (3.03ha)

Green Infrastructure including public open space, landscape planting, areas of play, ecological enhancements and Sustainable Urban Drainage Systems (1.72 ha)

NOTES

NB1: Infrastructure

Elements of sit ewide infrastructure which are subject to detailed design proposals developed at Reserved Matters stage, will need to be incorporated within the public open space areas. There include:

Pumping stations,Electricity substations,Visitor parking,Other utilities provision i.e. telecoms, andFootpaths through public spaces.

REV. DESCRIPTION APP. DATE

LD̂DESIGN

PROJECT TITLE

TALBOT ROAD, GLOSSOP

DRAWING TITLE

Revised Parameter Plan

ISSUED BY Manchester T: 0161 359 5684

DATE 04/03/2026 DRAWN KRa

SCALE@A3 1:1250 CHECKED RFr

STATUS Draft APPROVED CC

DWG. NO 10592-LDA-XX-XX-DG-UD-3001-P01

No dimensions are to be scaled from this drawing.  
All dimensions are to be checked on site.  
Area measurements for indicative purposes only.

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Sources Ordnance Survey