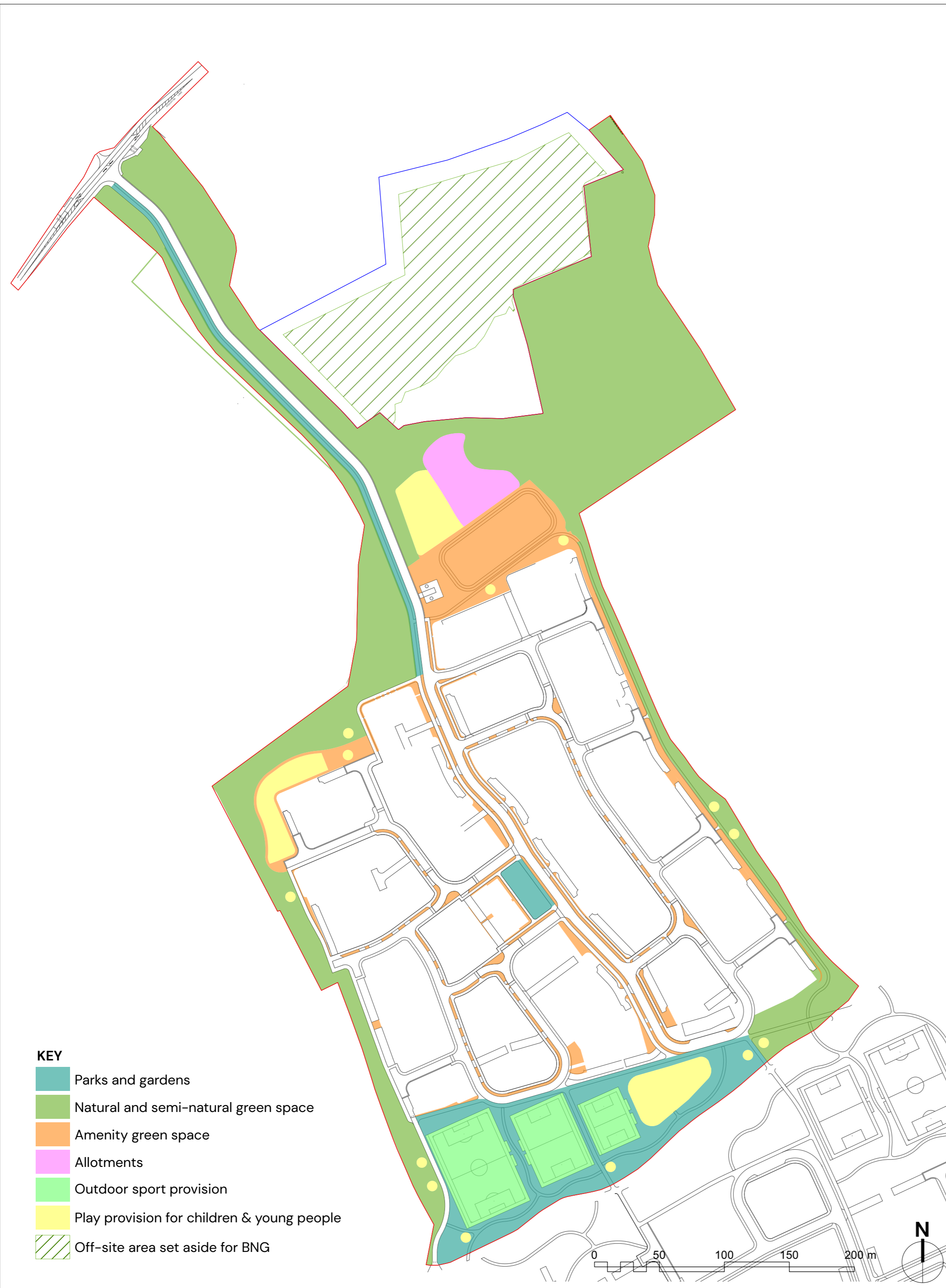


All Intellectual Property Rights (including but not limited to copyright) subsisting in or arising out of this drawing and the building works depicted are owned by Pegasus Planning Group Ltd (Pegasus Group) and may not be copied, adapted, disseminated, reproduced and/or otherwise used without a written licence. Pegasus Group accepts no liability for any use of this drawing other than for its original purpose and by the original client except in circumstances where approval for use has been provided by Pegasus Group in writing. Use only written dimensions. Drawing prepared for planning application purposes only. Do not scale (or use) for construction, sales or any other purpose. Any queries to be reported to Pegasus Group for clarification. Copyright © Pegasus Planning Group Limited [2025]. Use of this drawing is subject to the Terms & Conditions available @ pegasusgroup.co.uk



- KEY**
- Parks and gardens
  - Natural and semi-natural green space
  - Amenity green space
  - Allotments
  - Outdoor sport provision
  - Play provision for children & young people
  - Off-site area set aside for BNG

Open Space Typology	Typology Description	Potential: Open Space Plan (m <sup>2</sup> )	Estimated: Turley Assessment (m <sup>2</sup> )		City of York Council (m <sup>2</sup> )
		Application Site	Application Site	Committee Report (Site)	
<b>Parks &amp; gardens</b>	Local and neighbourhood parks. Accessible, high quality opportunities for informal recreation and community events. Identifiable & attractive pedestrian and cycling routes with outdoor seating.	12,890	1,533	1,621	
<b>Natural &amp; semi-natural green space</b>	Natural and semi-natural greenspaces, including urban woodland comprising a variety of habitats and green infrastructure. Multi-functional green spaces which are biodiverse, support wildlife, retain & protect habitat, managed to maximise biodiversity	61,406	18,144	19,183	
<b>Amenity green space</b>	Spaces neither laid out nor managed for a specific function such as a park, public playing field or recreation ground; nor managed as a natural or semi-natural habitat. Opportunities for informal activities close to home or work or for the enhancement of the appearance of residential or other areas. Comprising high quality, well maintained landscaping contributing to character and placemaking.	14,026	12,352	13,059	
<b>Allotments</b>	Areas for local community to grow edible plants such as allotments, community gardens, orchards etc. Providing opportunities for those people who wish to do so, to grow their own produce as part of the long term promotion of sustainability, health and social inclusion.	2,617	2,470	2,612	
<b>Provision for children &amp; young people</b>	Areas designed primarily for play and social interaction involving children and young people.	6,268	5,878	6,215	
<b>Outdoor Sports Facilities</b>	Natural or artificial surfaces either publicly or privately owned used for sport and recreation	8,466	15,163	16,031	

Reference: Social Value Assessment: Land south of Stockton Lane, and north of Bad Bargain Lane, York. Turley August 2025  
 City of York Committee Report: Ref:24/02302/OUTM Application at: Land to the South of Sugar Hill Farm Stockton Lane York, 8th May 2025

**Open Space Plan**  
 Land South of Stockton Lane, York

Client: Taylor Wimpey  
 DRWG No: P24-0000\_EN\_0002  
 SHEET: S1 of 1 REV: D  
 Drawn by : LB Approved by: KC  
 Date: 01/15/2025  
 Scale: 1:2,500 @ A2

Rev	Date	By	Note
D	09.01.26	LB	Revised layout
C	20.08.25	LB	Minor amendments
B	09.08.25	LB	Revised in line with Illustrative Landscape Masterplan
A	01.08.25	LB	Revised layout
-	15.01.25	LB	First Issue

