

House Type E2 DUPLEX - Gross Internal Area		
Area Type	Proposed Area	DoHPCLG Area Min.
Ground Floor	55.9 m ²	45 m ²
First Floor	48.0 m ²	
Grand Total	103.95 m ²	90.0 m ²

House Type E2 DUPLEX - Space Provision & Room Sizes		
Area Type	Proposed Area	DoHPCLG Area Min.
Aggregate Bedroom Area	33.4 m ²	31.5 m ²
Aggregate Living Area	33.1 m ²	34.0 m ²

House Type E2 DUPLEX - Storage Provision		
Area Type	Proposed Area	DoHPCLG Area Min.
Storage	11.3 m ²	9.0 m ²

House Type E2 APARTMENT - Gross Internal Area		
Area Type	Proposed Area	DoHPCLG Area Min.
Grand Total	50.7 m ²	45.0 m ²

House Type E2 APARTMENT - Space Provision & Room Sizes		
Area Type	Proposed Area	DoHPCLG Area Min.
Aggregate Bedroom Area	13.2 m ²	11.4 m ²
Aggregate Living Area	24.7 m ²	23.0 m ²

House Type E2 APARTMENT - Storage Provision		
Area Type	Proposed Area	DoHPCLG Area Min.
Storage	3.0 m ²	3.0 m ²

Unit Number: 173-174|200-201|293-294|319-320|421-422|423-424|437-438|466-467

NOTES ON FINISHES:

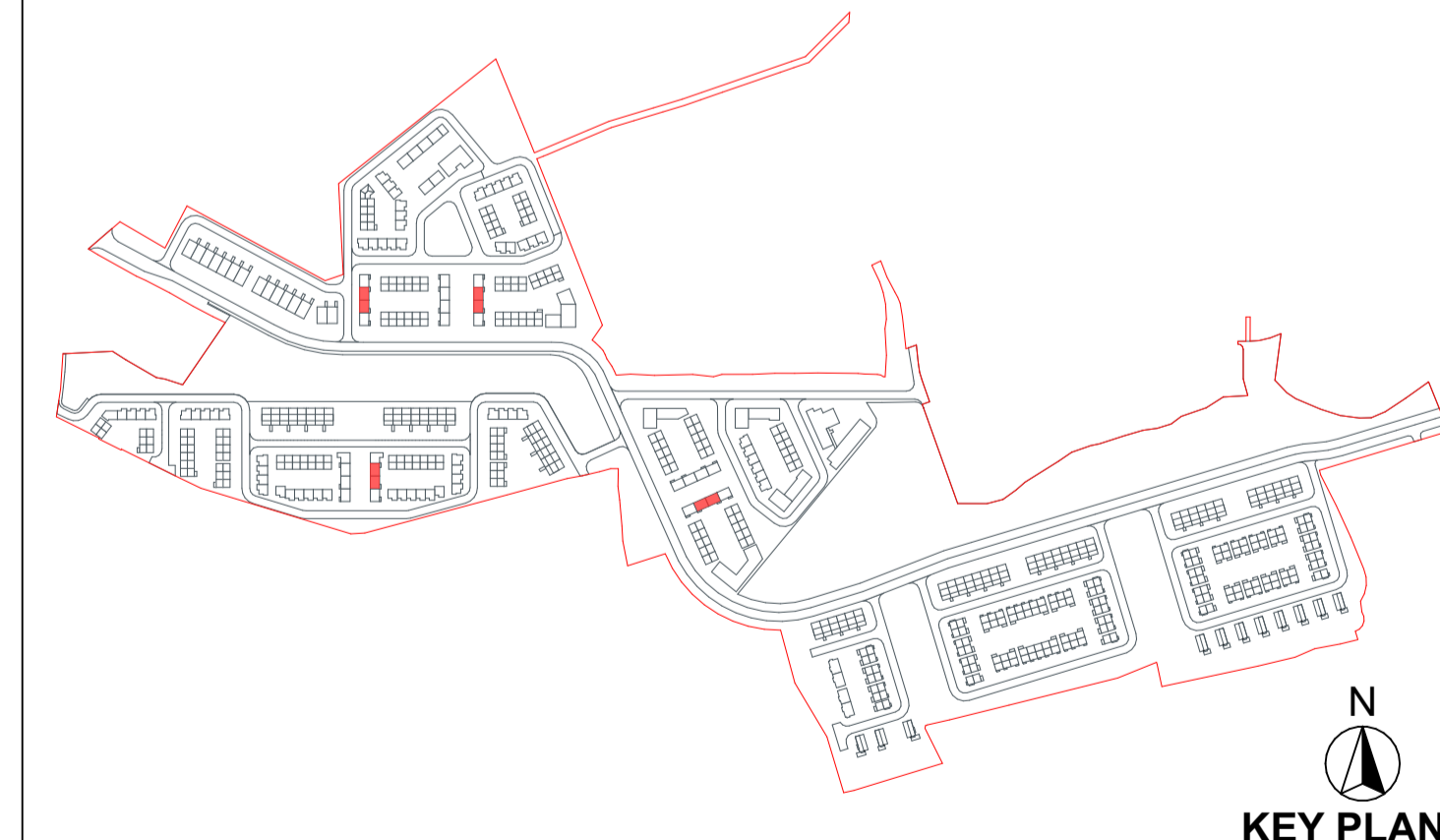
ROOF: SELECTED METAL CLADDING OR SIMILAR APPROVED

WALLS: SELECTED CLAY BRICKWORK WHERE INDICATED OTHERWISE SELECTED SELF-COLOURED RENDER OR SELECTED RAL COLOUR METAL CLADDING WHERE INDICATED

JOINERY: ALL WINDOWS AND DOORS, FRAMES AND LEAFS TO BE ALUMINIUM POWDER COATED TO APPROVED COLOUR OR UPVC OR PAINTED TIMBER TO APPROVED COLOUR. OBSCURE GLAZING WHERE INDICATED TO SENSITIVE WINDOWS.

RAINWATER GOODS: GUTTERS, DOWNPIPES AND FIXINGS TO BE UPVC OR ALUMINIUM POWDER COATED TO SELECTED COLOUR TO MATCH METAL CLADDING.

Notes:
Refer to Site Plan for finished floor levels to survey datum, orientation and handing of type for each unit.
Do not scale from this drawing.
Use figured dimensions only.
All errors and omissions to be reported to the Architect.
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Transmit at Set ID	Transmit Set Date	Change ID	Comments
01	26/06/2024	01	Issue For Planning

RIAI Planning Application

DAVEY + SMITH ARCHITECTS

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Layout ID: 2205-Oldcourt-PLA-HT E2 LHS-01

Project: LRD -Development at Oldcourt- House Type E2 LHS

Drawing Name: Proposed plans, elevations and section

Scale: 1:100
Job No: 2205
Series: Planning
Date: 30/07/2024
Status: 98
Revision: 01

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