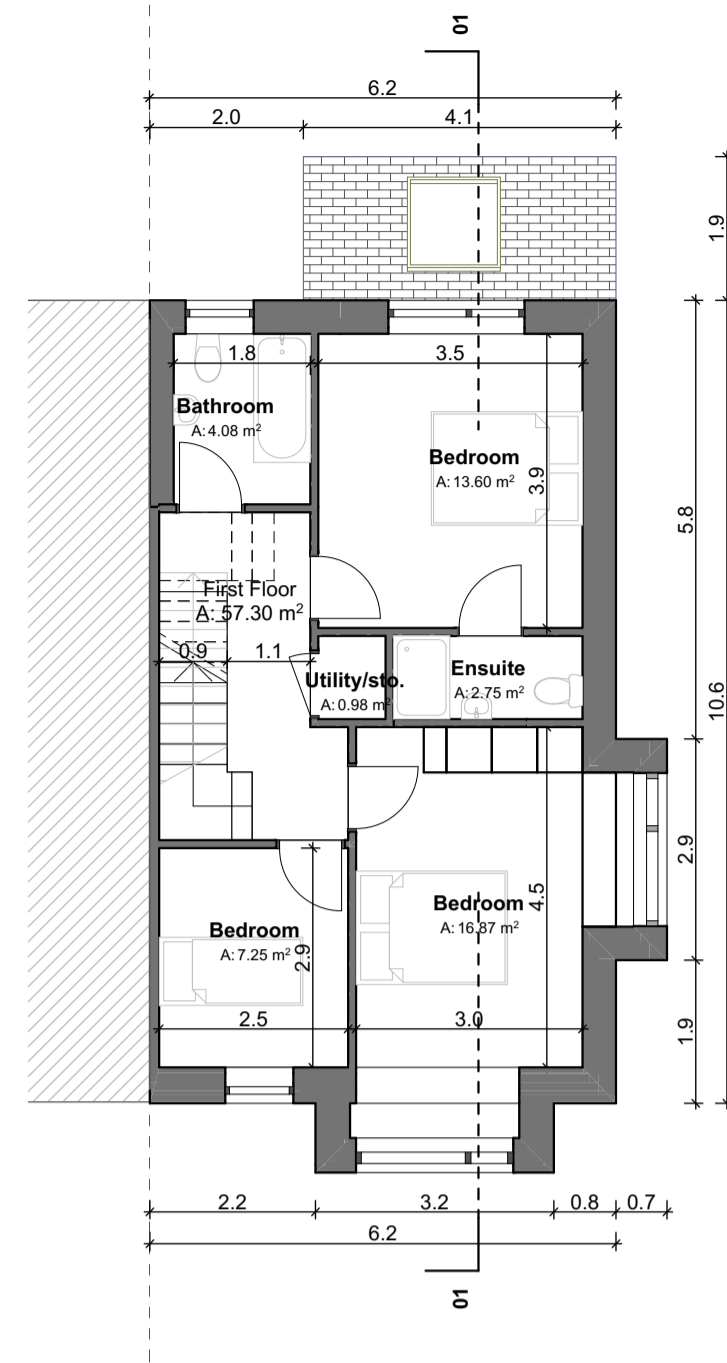
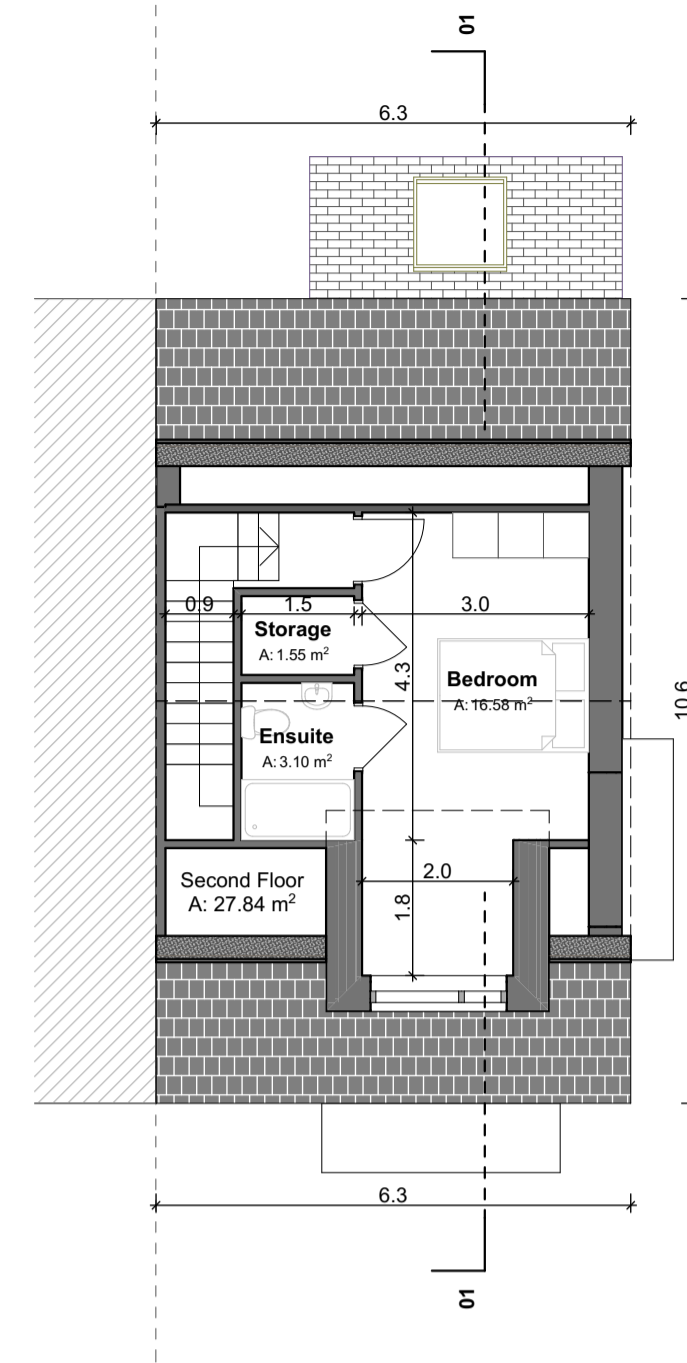


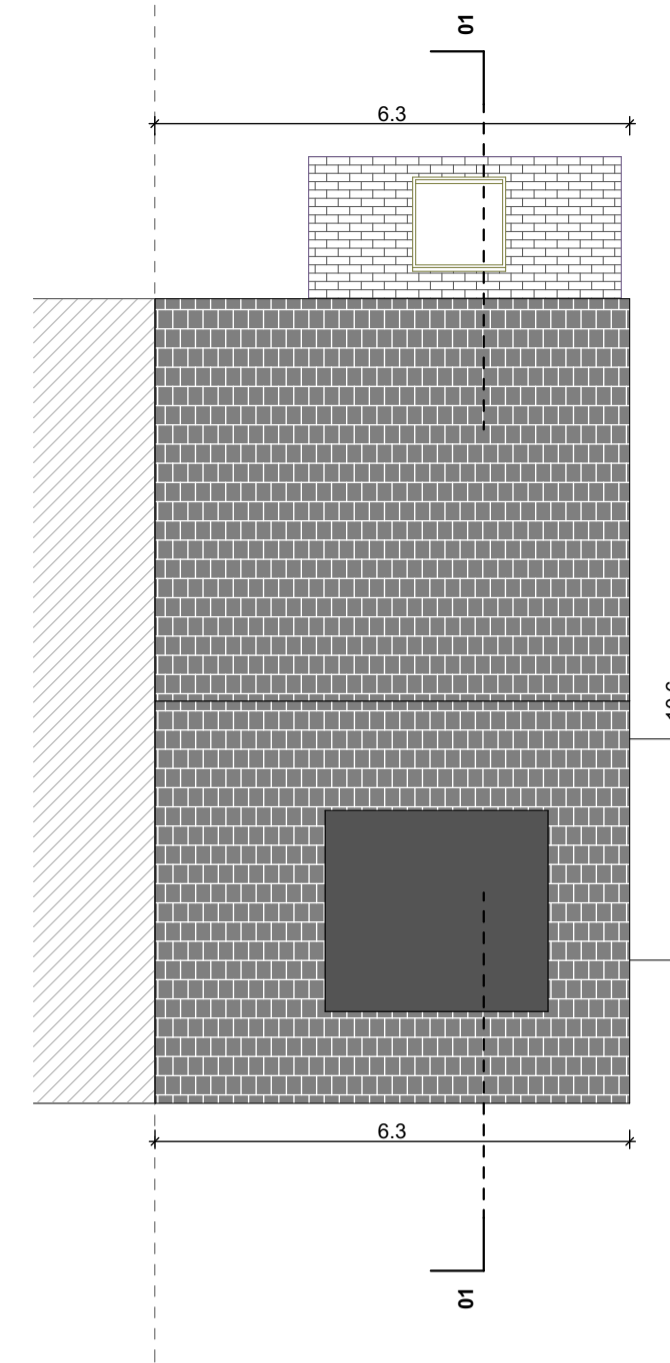
GF Ground Floor
SCALE 1:100



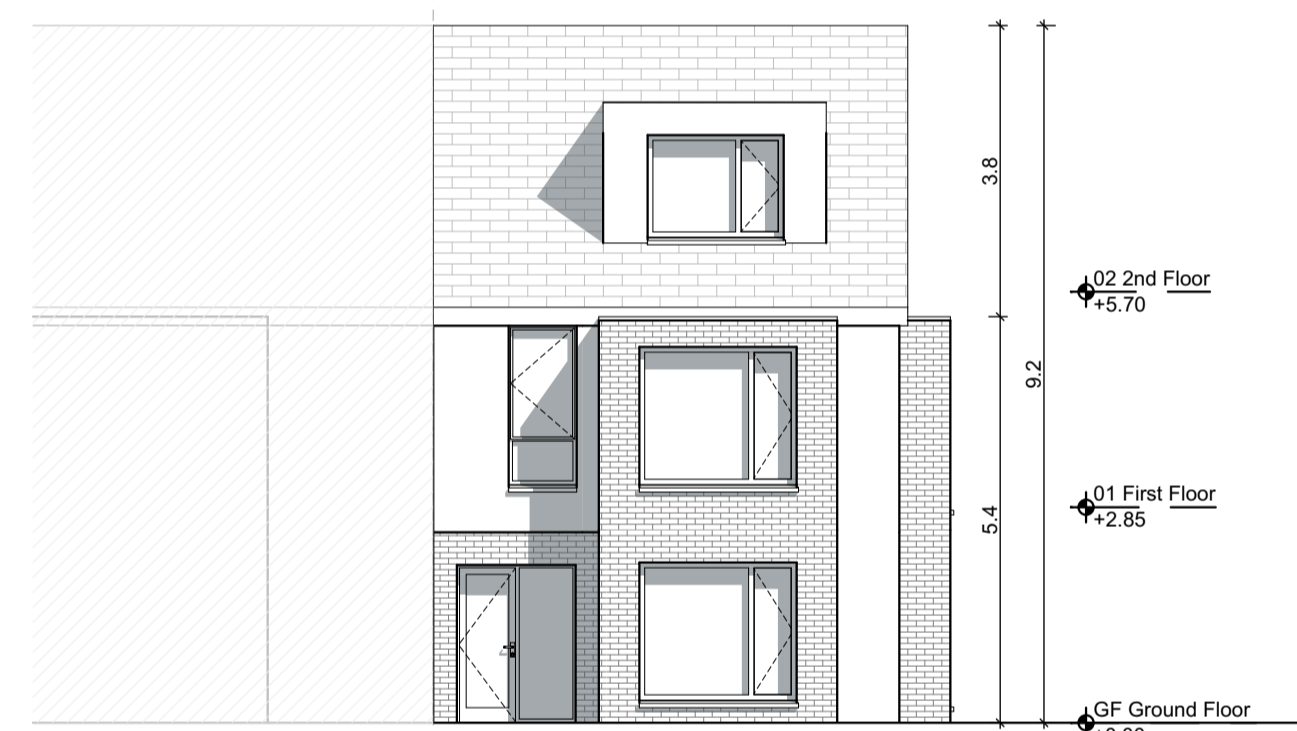
01 First Floor
SCALE 1:100



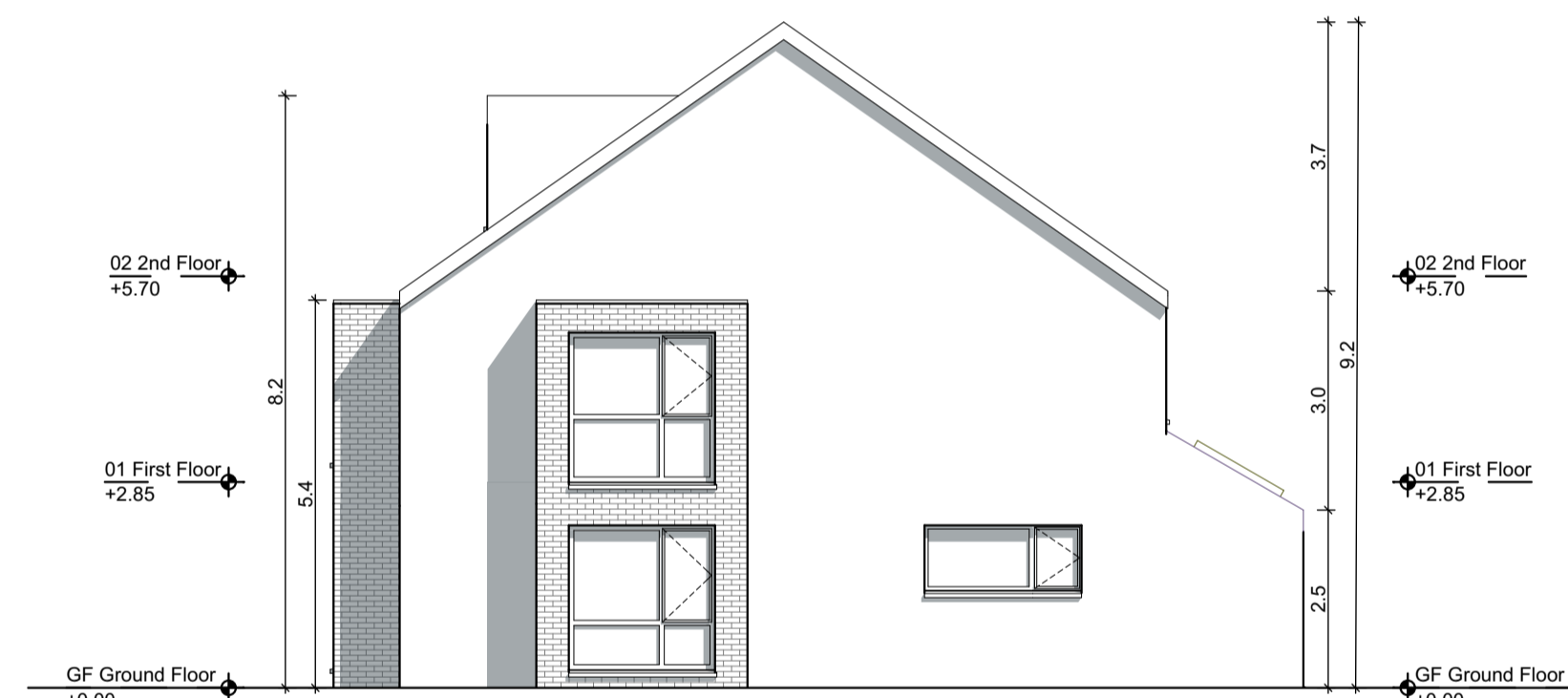
02 2nd Floor
SCALE 1:100



Roof Level
SCALE 1:100



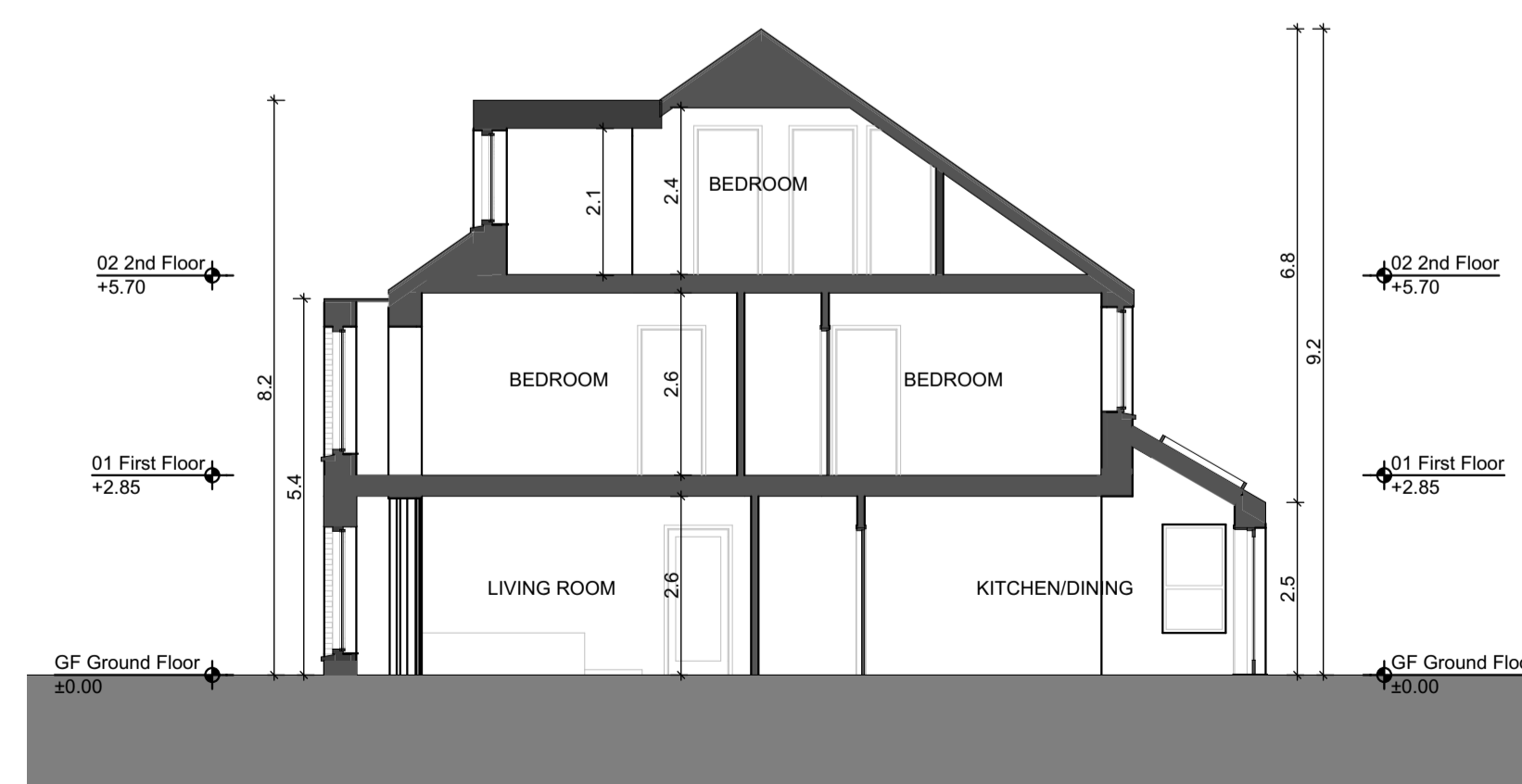
Front Elevation
SCALE 1:100



Side Elevation
SCALE 1:100



Rear Elevation
SCALE 1:100



Section 01
SCALE 1:100

House Type B3 RHS - Gross Internal Area		
Area Type	Proposed Area	DoHPCLG Area Min.
Ground Floor	64.0 m ²	
First Floor	57.3 m ²	
Second Floor	27.8 m ²	
Grand Total	149.1 m ²	120.0 m ²

House Type B3 RHS - Space Provision & Room Sizes		
Area Type	Proposed Area	DoHPCLG Area Min.
Aggregate Bedroom Area	54.3 m ²	43.0 m ²
Aggregate Living Area	45.6 m ²	40.0 m ²
Main Living Area	20.5 m ²	15.0 m ²

House Type B3 RHS - Storage Provision		
Area Type	Proposed Area	DoHPCLG Area Min.
Storage	6.4 m ²	6.0 m ²

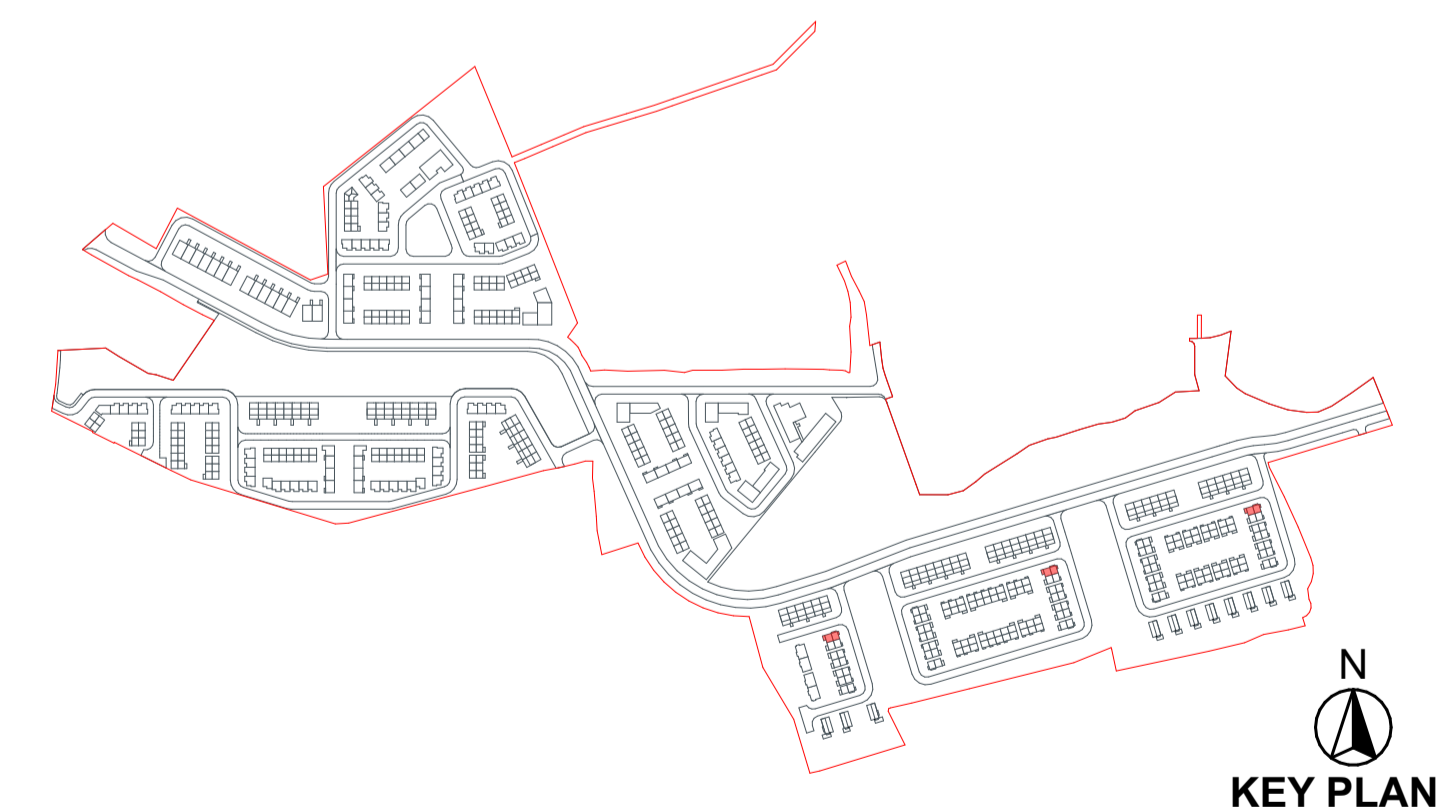
Unit Number: 33, 106, 143

- NOTES ON FINISHES:**
- ROOF:** TO BE FINISHED IN SLATE OR CONCRETE ROOF TILES IN SELECTED COLOUR OR SIMILAR APPROVED
- WALLS:** SELECTED CLAY BRICKWORK WHERE INDICATED OTHERWISE SELECTED SELF-COLOURED RENDER
- 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 ROOF SLATES.

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.
This drawing is to be read in conjunction with relevant consultant's drawings.
This drawing is for planning purposes only and not for construction.
This drawing or design may not be reproduced without permission.



Transmittal at Set ID	Transmittal Set Date	Change ID	Comments

	Planning Application		Scale: 1:100
			Job No: 2205
			Series: Planning
			Date: 08/08/2024
			Status: Revision:

DAVEY + SMITH ARCHITECTS (INC) THE SEAPORT BUILDING, 44-45 CLONTARF ROAD, CLONTARF, DUBLIN 3 | PH: 01 2447838 | EMAIL: info@davey-smith.com | WEB: www.davey-smith.com

Layout ID: **2205-Oldcourt-PLA-HT B3 RHS**

Project: **LRD - Development at Oldcourt**

Drawing Name: **Proposed Plans, Elevations & Sections**

THIS DRAWING TO BE READ IN CONJUNCTION WITH RELEVANT CONSULTANT'S DRAWINGS. NOTIFY ARCHITECTS OF ANY DISCREPANCIES. CHECK DIMENSIONS ON-SITE. USE FIGURE DIMENSIONS ONLY. COPYRIGHT RESERVED FOR DAVEY + SMITH ARCHITECTS LTD.