

Site Statistics Summary

Residential Units

DWELLING TYPE	Bedrooms	Bedspaces	Quantity	Mix %	Bedspaces Quantity
HOUSE TYPE					
2 BED HOUSE	2	4	20	5.5	80
3 BED HOUSE	3	5	75	20.5	375
4 BED HOUSE	4	6	77	21.0	462
5 BED HOUSE	5	8	12	3.3	96
TOTAL HOUSE			184		1013
APARTMENT TYPE					
1 BED OWN DOOR APARTMENT	1	2	12	3.3	24
1 BED APARTMENT	1	2	16	4.4	32
2 BED OWN DOOR APARTMENT	2	4	36	9.8	144
2 BED APARTMENT	2	4	82	22.4	328
3 BED OWN DOOR DUPLEX	3	5	36	9.8	180
TOTAL APARTMENT			182		708
OVERALL TOTAL			366	100	1721

Bedroom Mix	No.	%	m ² overall	Typology Mix	No.	%
1-bedroom	28	7.7	1494.2			
2-bedroom	138	37.7	11349.7	Mid Terrace Housing	34	9.3
3-bedroom	111	30.3	12900.2	End Terrace/Semi Det.	149	40.7
4-bedroom	77	21.0	10446.2	Detached	1	0.3
5-bedroom	12	3.3	2342.4	Total Housing	184	50.3
Total	366	100.0	38532.7	1 bed apt	16	4.4
Internal Common Spaces (Apartment Blocks 1, 2, 3)			984.6	1 bed own door apt	12	3.3
Total Residential Development			39517.3	2 bed apt	82	22.4
				2 bed own door apt	36	9.8
				3 bed own door duplex	36	9.8
				Total Apartments/Duplexes	182	49.7
				Total	366	100.0

Creche

CRECHE PROVISIONS			Req. No of Adults	Per No of Children	No of Children	Total Provided m ²	Total Adults
150 dwellings= 20 childcare spaces (366 UNITS - 49 Children)							
Full Time/Part Time	0-1 Years		1	3	14	52	5
	1-2 Years		1	5	17	48.8	3
	2-6 Years		1	7	18	42.3	3
	Total				49		11
Total (SQ.M)						143.1	
Circulation/WC/Ancillary						172.9	
Total Gross Internal Floor Area						316	

Application Site Area (Red Line Boundary)	114424 m ²	11.442	ha
Net Developable Area (Omitting Spine Road)	96778 m ²	9.678	ha
Gross Floor Area of Development (Residential + Creche)	39833.3 m ²	3.983	ha
Plot Ratio Gross	0.35		
Plot Ratio Net	0.41		

Public Open Space

Public Open Space 01	6546 m ²	0.655	ha
Public Open Space 02	2515 m ²	0.252	ha
Public Open Space 03	1747 m ²	0.175	ha
Public Open Space 04	1489 m ²	0.149	ha
Public Open Space 05	1424 m ²	0.142	ha
Public Open Space 06	1216 m ²	0.122	ha
Public Open Space 07	896 m ²	0.090	ha
Public Open Space 08	292 m ²	0.029	ha
Total Public Open Space	16125 m²	1.613	ha
% of Net Developable Area	16.662 %		

Density Gross	31.99 dwellings per ha
Density Net*	37.82 dwellings per ha

*Based on Net Developable Area

CAR PARKING

Housing	368	Spaces
Own Door Duplexes and Apartments	219	Spaces
Creche	18	
Total	605	Spaces