

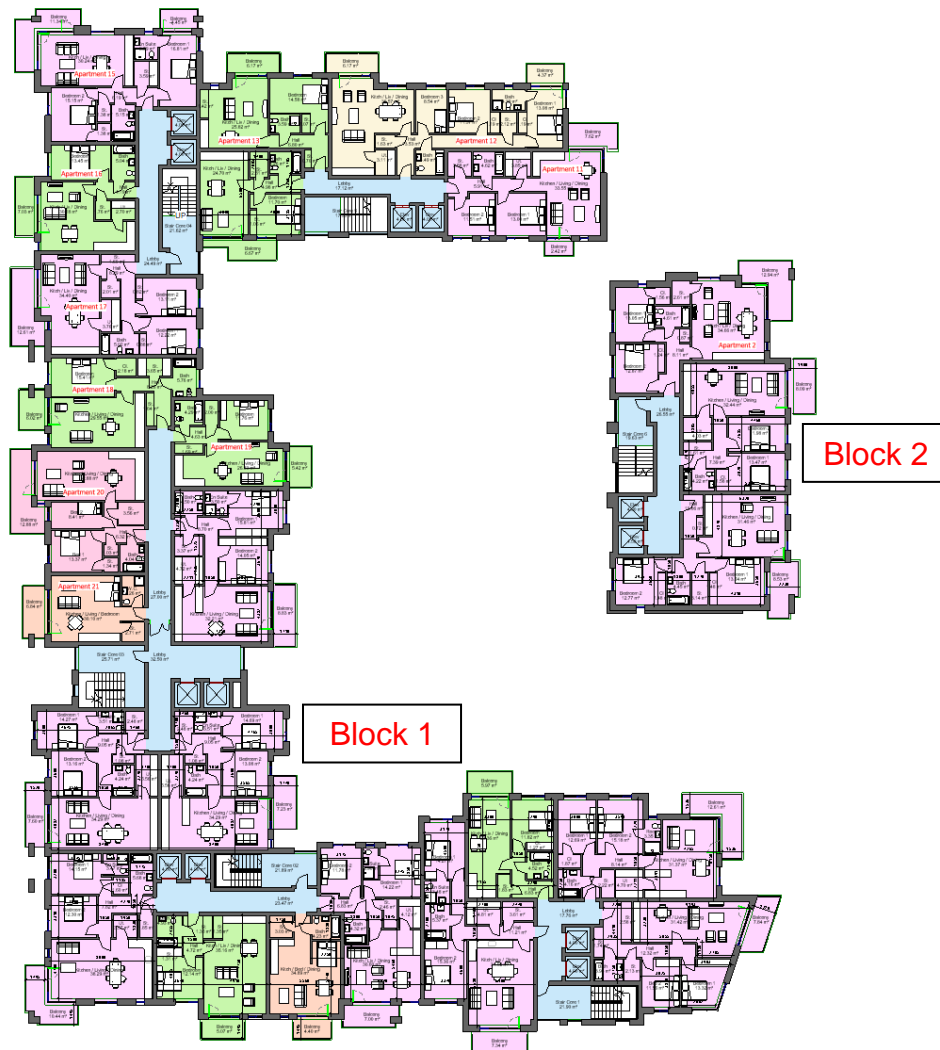
## APARTMENT TYPES; Sector 8a

Proposed Development:

Residential Development,  
Baldoye, Co. Dublin

Client:

Lismore Homes Developments



CCH Architects Limited  
Lacken House, Dublin Road, Kilkenny, R95 KF34

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E-mail [info@cch-architects.com](mailto:info@cch-architects.com)

Regd Office: Lacken House, Dublin Road, Kilkenny, R95 KF34

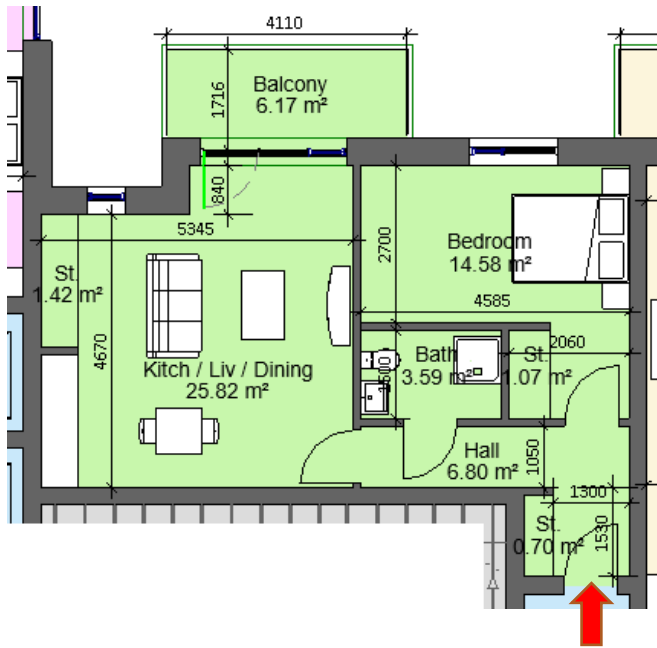
Registration No. 514202

Managing Director ; Arthur Hickey, B.Arch, Dip.Arb, FRIAI, FMCI Arb  
Company Secretary: Lynda Hickey, MIA

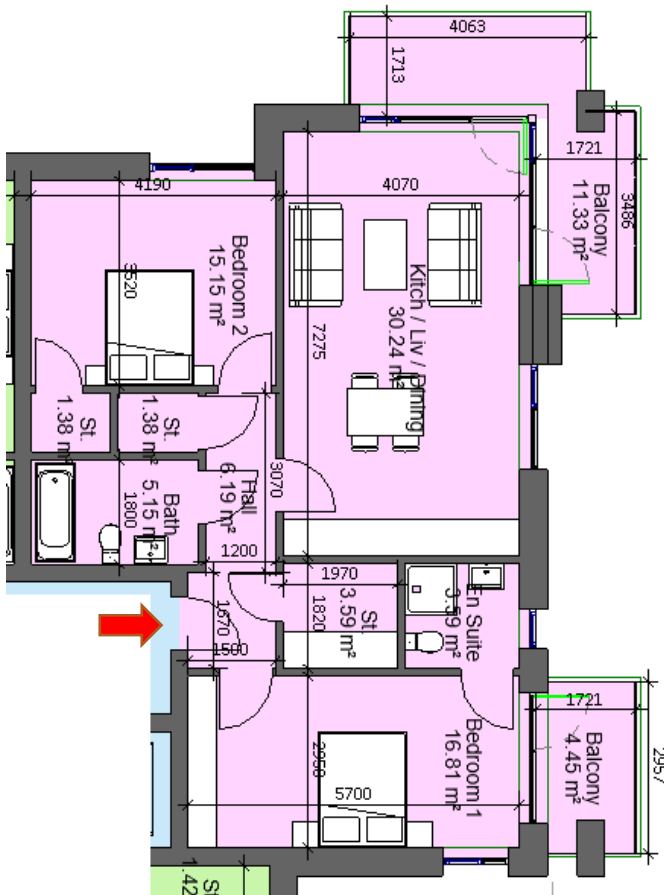
VAT Registration No 3190919G



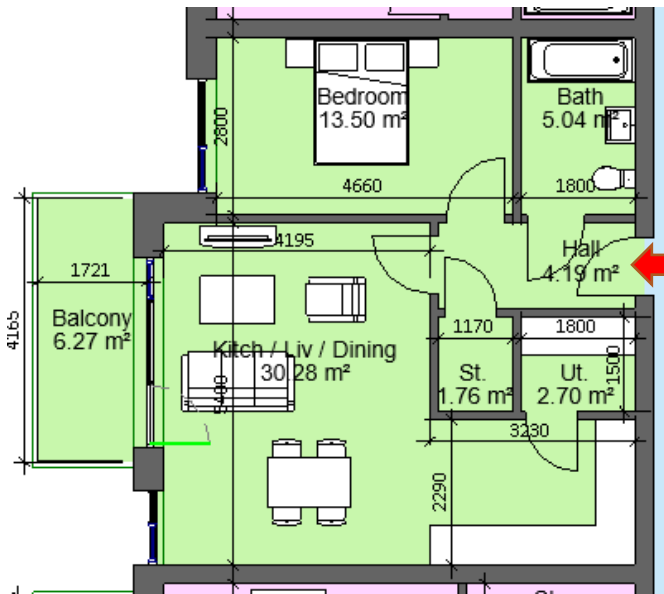




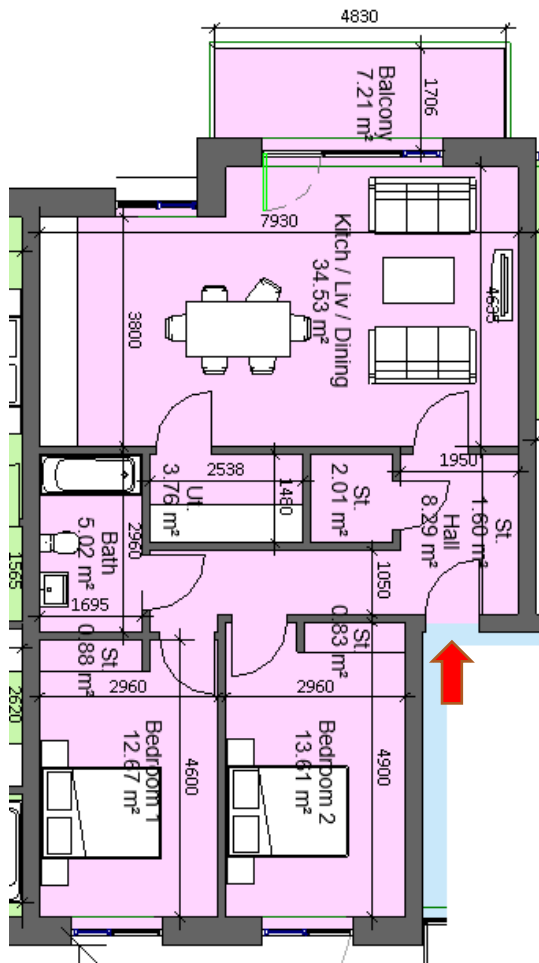
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 3, 13, 35, 57, 79, 101, 115  |                |           |
| 1 Bed 2 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 45sq.m         | 56.05sq.m |
| Total Kitchen / Living / Dining                 | 23sq.m         | 25.82sq.m |
| Bedroom 1                                       | 11.4sq.m       | 14.58sq.m |
| Agg. Storage                                    | 3sq.m          | 3.19sq.m  |
| Private Open Space                              | 5sq.m          | 6.17sq.m  |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | YES       |



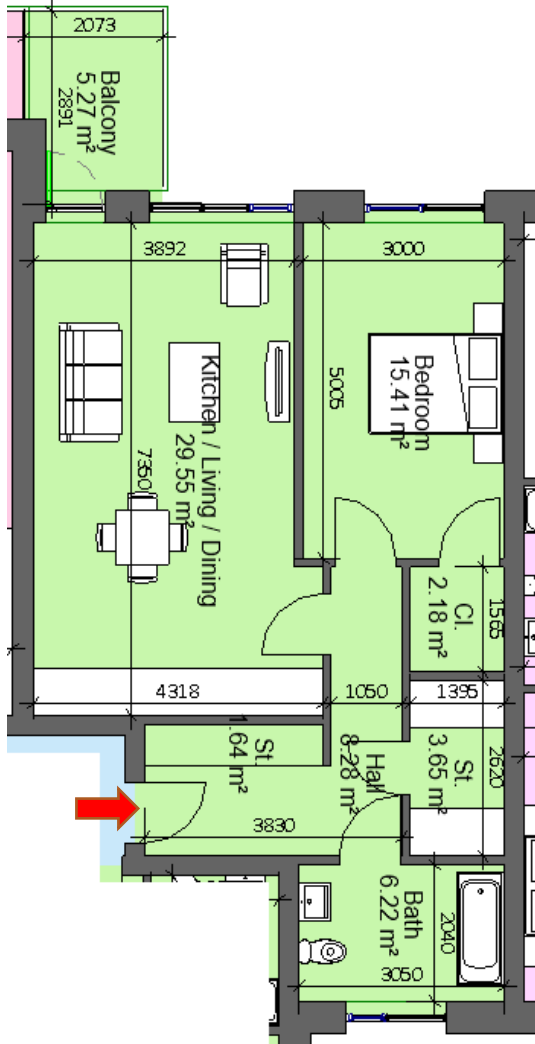
| Sector 8A  |                |           |
|--|----------------|-----------|
| Block 1, Apartment 4, 15, 37, 59, 81, 103, 117, 120, 123, 126, 129 |                |           |
| 2 Bed 4 Person   |                |           |
| Total Area   | Min. req. area | Proposed  |
| Total Apartment Area   | 73sq.m         | 86.87sq.m |
| Total Kitchen / Living / Dining / Bedroom                          | 30sq.m         | 30.24sq.m |
| Bedroom 1  | 13sq.m         | 16.81sq.m |
| Bedroom 2  | 11.4sq.m       | 15.15sq.m |
| Agg. Bedroom Area  | 24.4sq.m       | 31.96sq.m |
| Agg. Storage   | 6sq.m          | 6.35sq.m  |
| Private Open Space   | 7sq.m          | 15.78sq.m |
| Dual Aspect  |                | YES       |
| Floor area 10% greater than minimum floor area?                    |                | YES       |



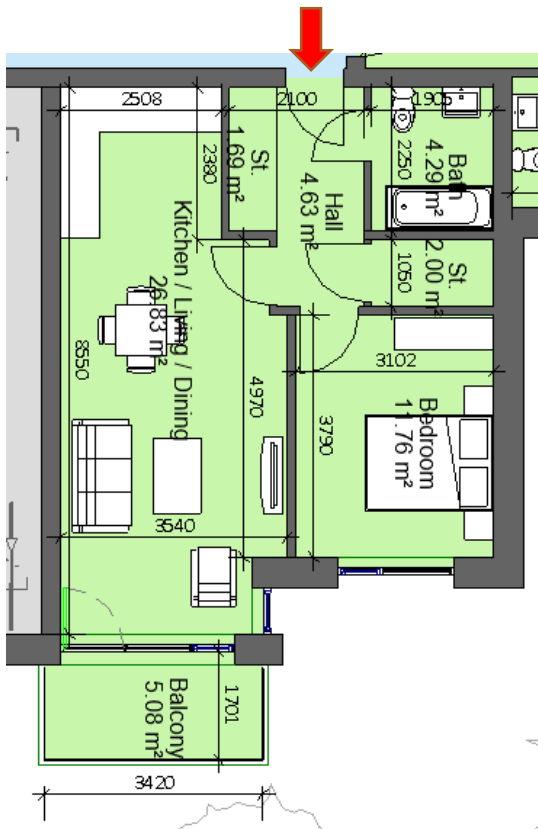
| Sector 8A  |                |           |
|--|----------------|-----------|
| Block 1, Apartment 5, 16, 38, 60, 82, 104, 118, 121, 124, 127, 130 |                |           |
| 1 Bed 2 Person   |                |           |
| Total Area   | Min. req. area | Proposed  |
| Total Apartment Area   | 45sq.m         | 59.4sq.m  |
| Total Kitchen / Living / Dining                                    | 23sq.m         | 30.18sq.m |
| Bedroom 1  | 11.4sq.m       | 13.5sq.m  |
| Agg. Storage   | 3sq.m          | 4.46sq.m  |
| Private Open Space   | 5sq.m          | 6.27sq.m  |
| Dual Aspect  |                | NO        |
| Floor area 10% greater than minimum floor area?                    |                | YES       |



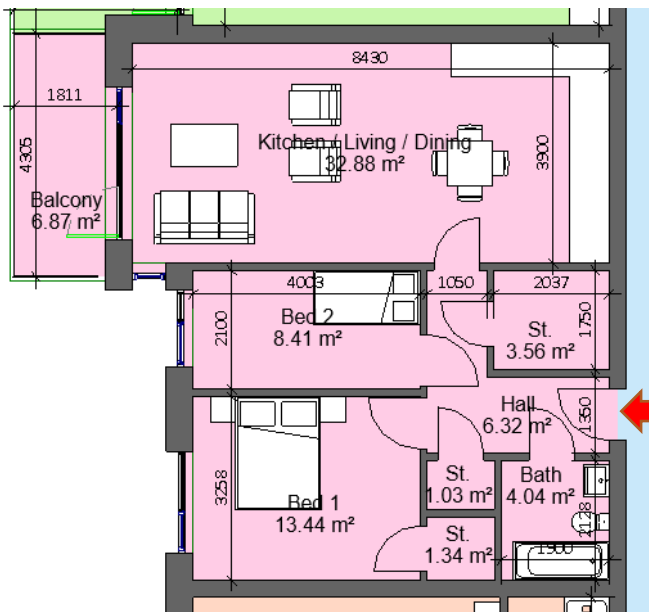
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 6, 17, 39, 61, 83, 105       |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 86.68sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 34.4sq.m  |
| Bedroom 1                                       | 13sq.m         | 13.61sq.m |
| Bedroom 2                                       | 11.4sq.m       | 12.67sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 26.28sq.m |
| Agg. Storage                                    | 6sq.m          | 9.08sq.m  |
| Private Open Space                              | 7sq.m          | 7.21sq.m  |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



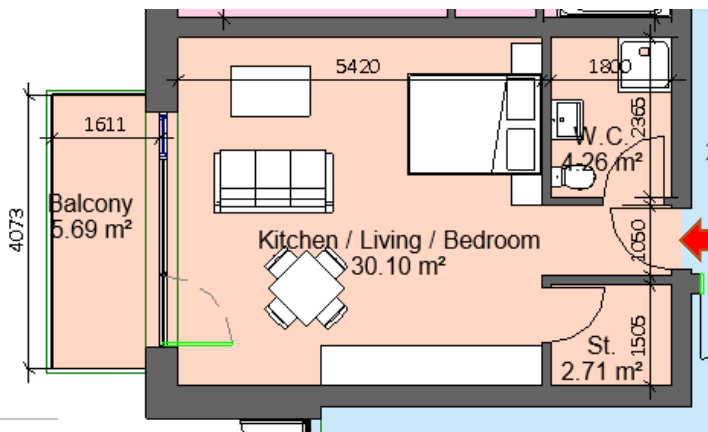
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 7, 18, 40, 62, 84, 106       |                |           |
| 1 Bed 2 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 45sq.m         | 69.48sq.m |
| Total Kitchen / Living / Dining                 | 23sq.m         | 29.55sq.m |
| Bedroom 1                                       | 11.4sq.m       | 15.41sq.m |
| Agg. Storage                                    | 3sq.m          | 7.47sq.m  |
| Private Open Space                              | 5sq.m          | 5.27sq.m  |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



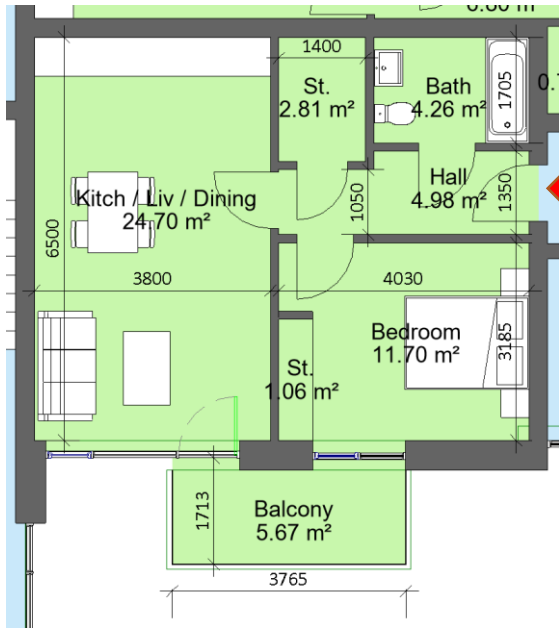
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 8, 19, 42, 64, 85, 107       |                |           |
| 1 Bed 2 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 45sq.m         | 53.38sq.m |
| Total Kitchen / Living / Dining                 | 23sq.m         | 26.83sq.m |
| Bedroom 1                                       | 11.4sq.m       | 11.76sq.m |
| Agg. Storage                                    | 3sq.m          | 3.69sq.m  |
| Private Open Space                              | 5sq.m          | 5.08sq.m  |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | YES       |



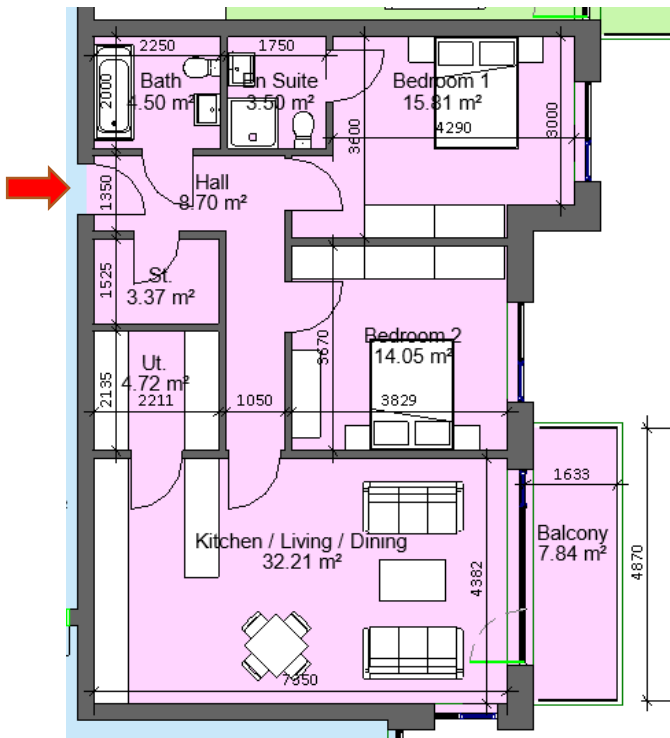
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 9, 20, 41, 63, 86, 108       |                |           |
| 2 Bed 3 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 63sq.m         | 74.17sq.m |
| Total Kitchen / Living / Dining                 | 28sq.m         | 32.88sq.m |
| Bedroom 1                                       | 13sq.m         | 13.37sq.m |
| Bedroom 2                                       | 7.1sq.m        | 8.41sq.m  |
| Agg. Bedroom Area                               | 20.1sq.m       | 21.78sq.m |
| Agg. Storage                                    | 5sq.m          | 5.93sq.m  |
| Private Open Space                              | 6sq.m          | 6.87sq.m  |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | YES       |



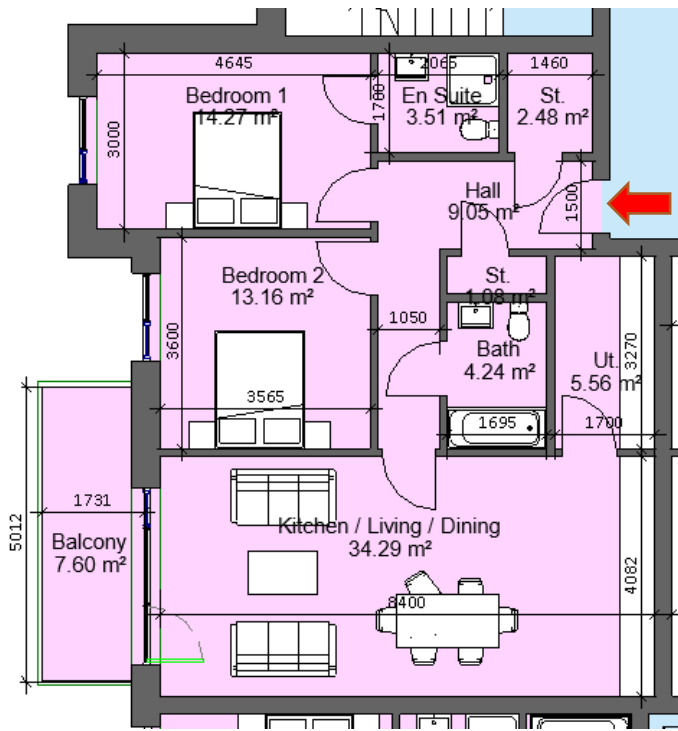
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 10, 21, 43, 65, 87, 109      |                |           |
| Studio Apartment                                |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 37sq.m         | 38.07sq.m |
| Total Kitchen / Living / Dining / Bedroom       | 30sq.m         | 30.41sq.m |
| Agg. Storage                                    | 3sq.m          | 3sq.m     |
| Private Open Space                              | 4sq.m          | 5.69sq.m  |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | NO        |



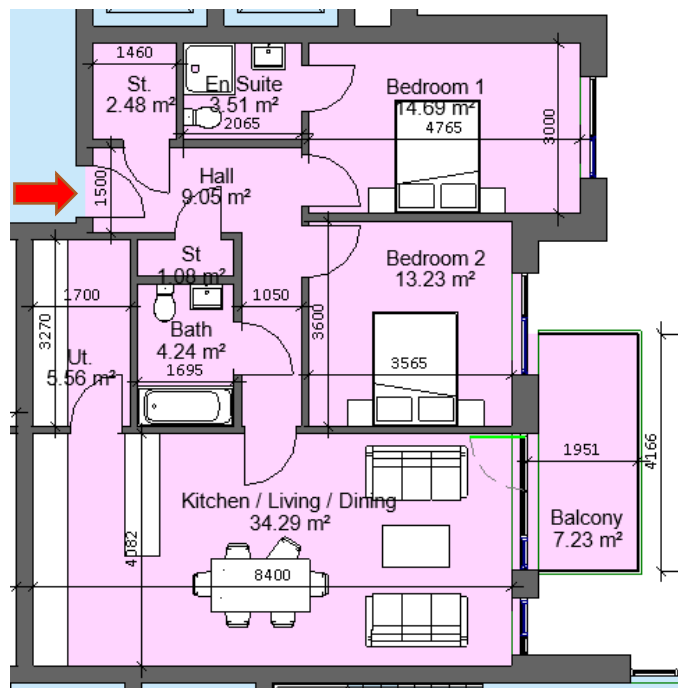
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 14, 36, 58, 80, 102, 116     |                |           |
| 1 Bed 2 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 45sq.m         | 51.74sq.m |
| Total Kitchen / Living / Dining                 | 23sq.m         | 24.7sq.m  |
| Bedroom 1                                       | 11.4sq.m       | 11.7sq.m  |
| Agg. Storage                                    | 3sq.m          | 3.87sq.m  |
| Private Open Space                              | 5sq.m          | 5.67sq.m  |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | YES       |



| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 22, 44, 66, 88, 110          |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 91.16sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 32.21sq.m |
| Bedroom 1                                       | 13sq.m         | 15.81sq.m |
| Bedroom 2                                       | 11.4 sq.m      | 14.05sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 29.86sq.m |
| Agg. Storage                                    | 6sq.m          | 8.09sq.m  |
| Private Open Space                              | 7sq.m          | 7.84sq.m  |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | YES       |



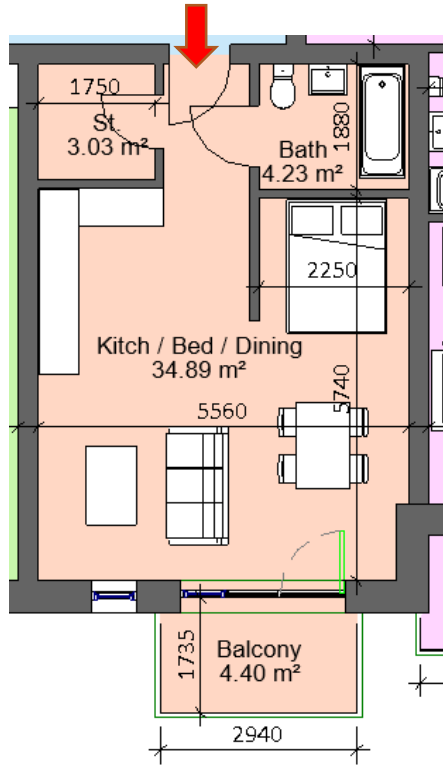
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 23, 45, 67, 89, 111          |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 91.52sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 34.29sq.m |
| Bedroom 1                                       | 13sq.m         | 14.27sq.m |
| Bedroom 2                                       | 11.4sq.m       | 13.16sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 27.43sq.m |
| Agg. Storage                                    | 6sq.m          | 9.12sq.m  |
| Private Open Space                              | 7sq.m          | 7.60sq.m  |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | YES       |



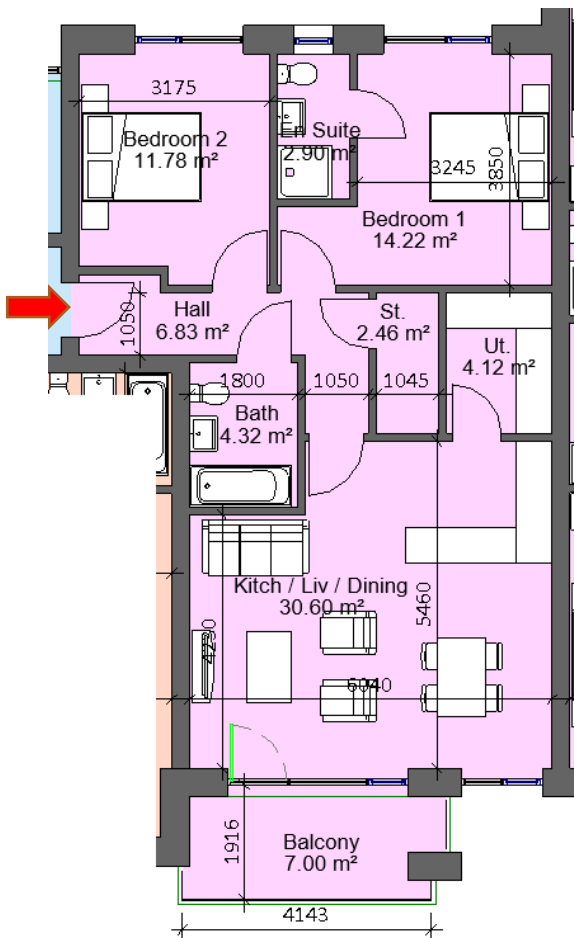
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 24, 46, 68, 90, 112          |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 91.88sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 34.29sq.m |
| Bedroom 1                                       | 13sq.m         | 14.69sq.m |
| Bedroom 2                                       | 11.4sq.m       | 13.08sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 27.77sq.m |
| Agg. Storage                                    | 6sq.m          | 9.12sq.m  |
| Private Open Space                              | 7sq.m          | 7.23sq.m  |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | YES       |



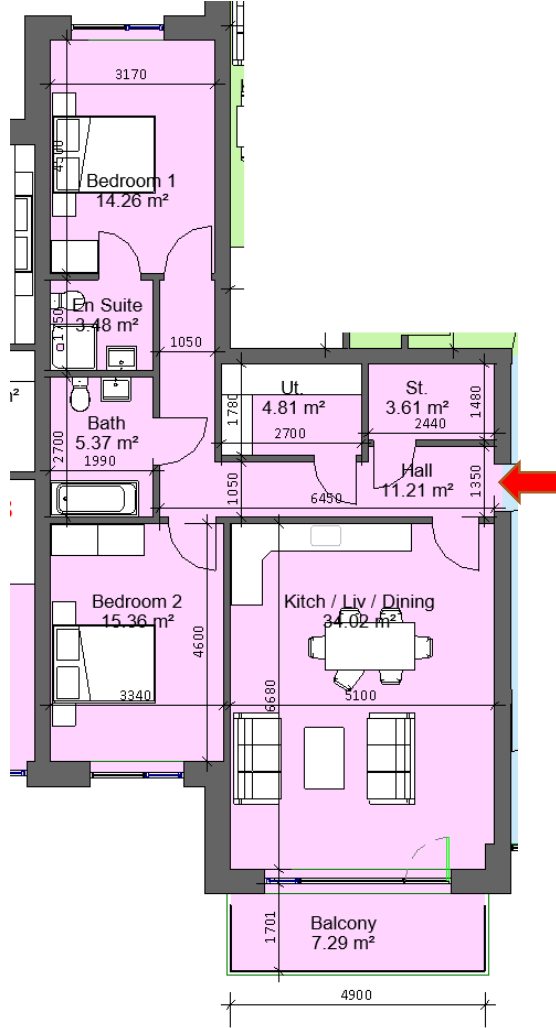




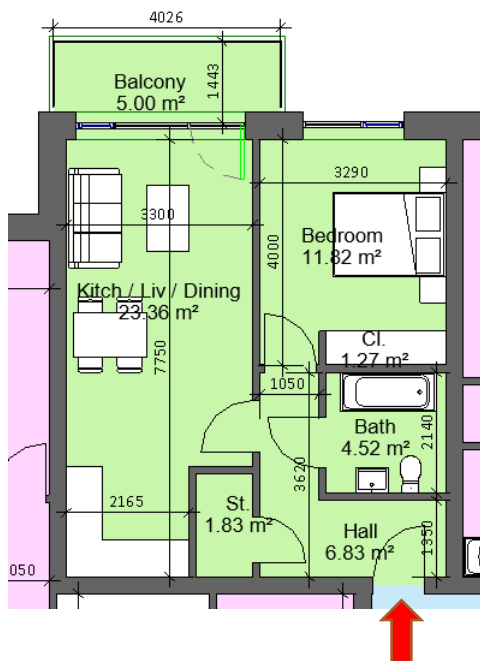
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 27, 49, 71, 93               |                |           |
| Studio Apartment                                |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 37sq.m         | 42.88sq.m |
| Total Kitchen / Living / Dining / Bedroom       | 30sq.m         | 34.89sq.m |
| Agg. Storage                                    | 3sq.m          | 3.03sq.m  |
| Private Open Space                              | 4sq.m          | 4.4sq.m   |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | YES       |



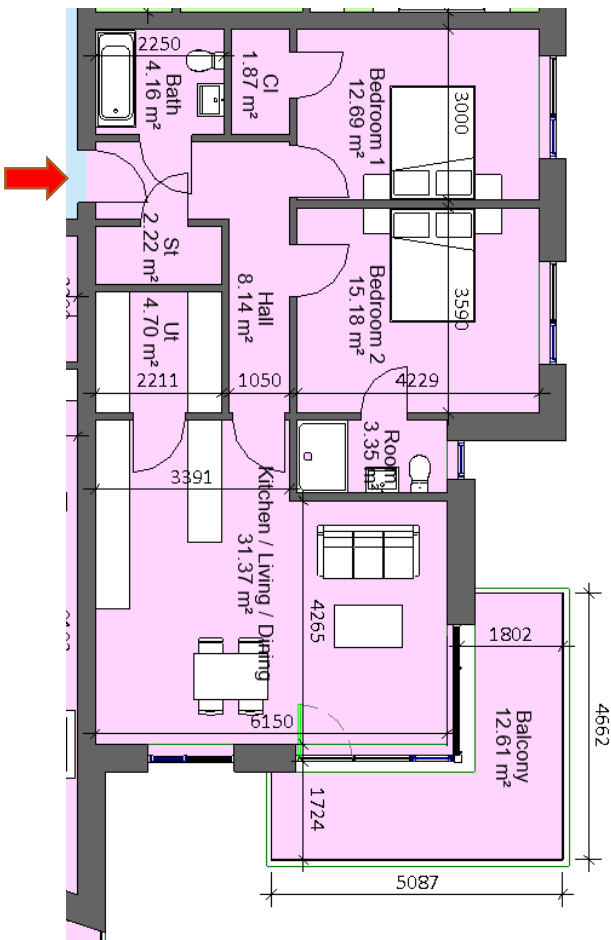
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 28, 50, 72, 94               |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 81.25sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 30.6sq.m  |
| Bedroom 1                                       | 13sq.m         | 14.22sq.m |
| Bedroom 2                                       | 11.4 sq.m      | 11.78sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 26sq.m    |
| Agg. Storage                                    | 6sq.m          | 6.58sq.m  |
| Private Open Space                              | 7sq.m          | 7sq.m     |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



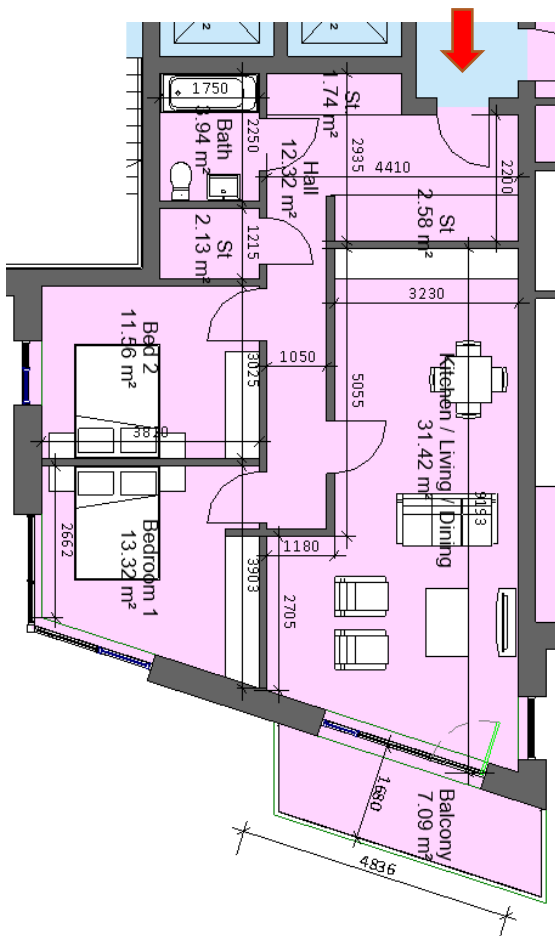
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 29, 51, 73, 95               |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 96.24sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 34.02sq.m |
| Bedroom 1                                       | 13sq.m         | 14.27sq.m |
| Bedroom 2                                       | 11.4sq.m       | 15.36sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 29.63sq.m |
| Agg. Storage                                    | 6sq.m          | 8.42sq.m  |
| Private Open Space                              | 7sq.m          | 7.29sq.m  |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



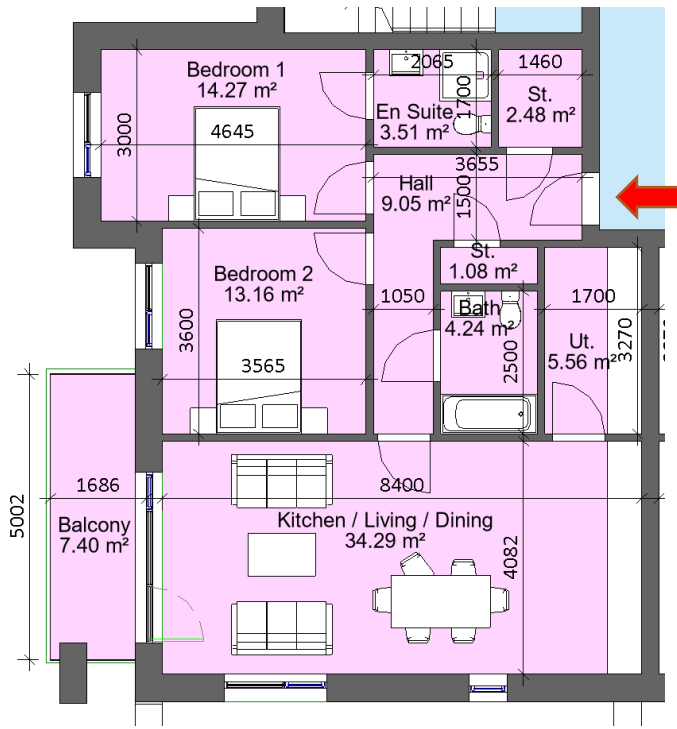
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 30, 52, 74, 96               |                |           |
| 1 Bed 2 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 45sq.m         | 52.08sq.m |
| Total Kitchen / Living / Dining                 | 23sq.m         | 23.36sq.m |
| Bedroom 1                                       | 11.4sq.m       | 11.82sq.m |
| Agg. Storage                                    | 3sq.m          | 3.1sq.m   |
| Private Open Space                              | 5sq.m          | 5sq.m     |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | YES       |



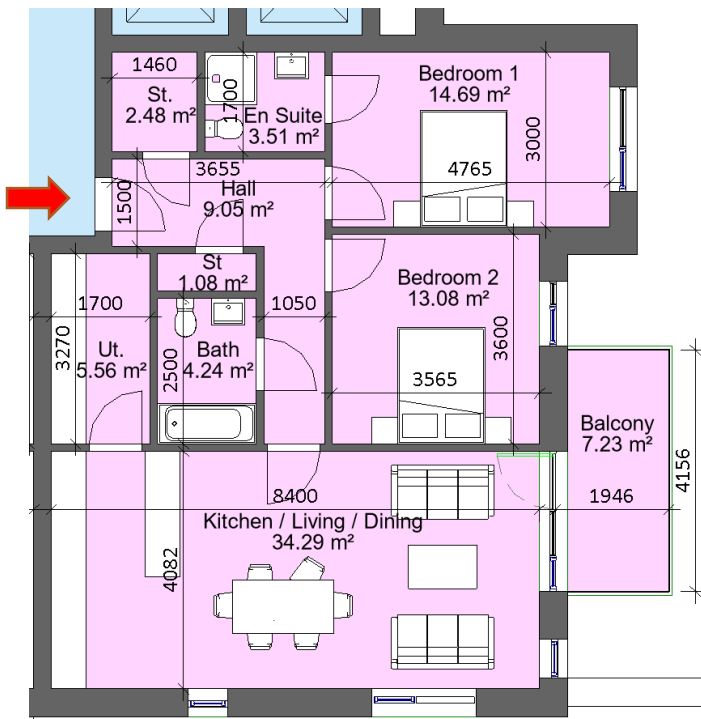
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 31, 53, 75, 97               |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 87.75sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 31.37sq.m |
| Bedroom 1                                       | 13sq.m         | 15.18sq.m |
| Bedroom 2                                       | 11.4sq.m       | 12.69sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 27.87sq.m |
| Agg. Storage                                    | 6sq.m          | 8.79sq.m  |
| Private Open Space                              | 7sq.m          | 12.61sq.m |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



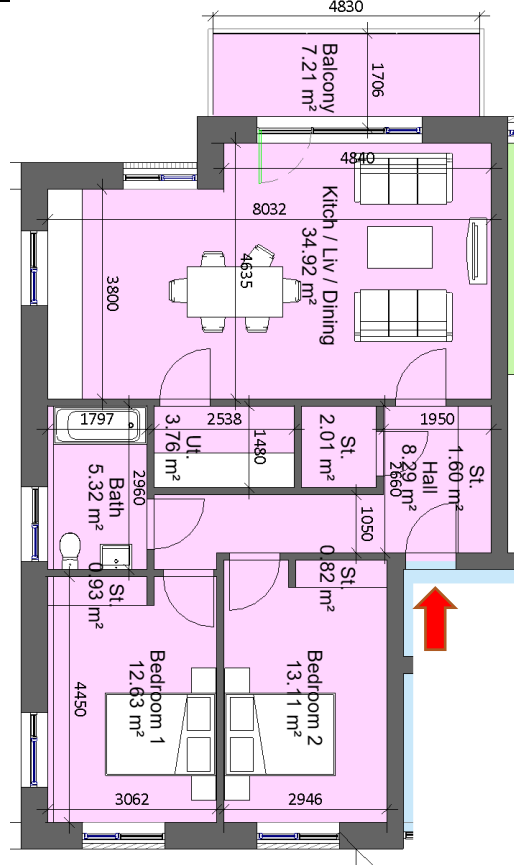
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 32, 54, 76, 98               |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 81.91sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 31.42sq.m |
| Bedroom 1                                       | 13sq.m         | 13.32sq.m |
| Bedroom 2                                       | 11.4sq.m       | 11.56sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 24.88sq.m |
| Agg. Storage                                    | 6sq.m          | 6.45sq.m  |
| Private Open Space                              | 7sq.m          | 7.09sq.m  |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



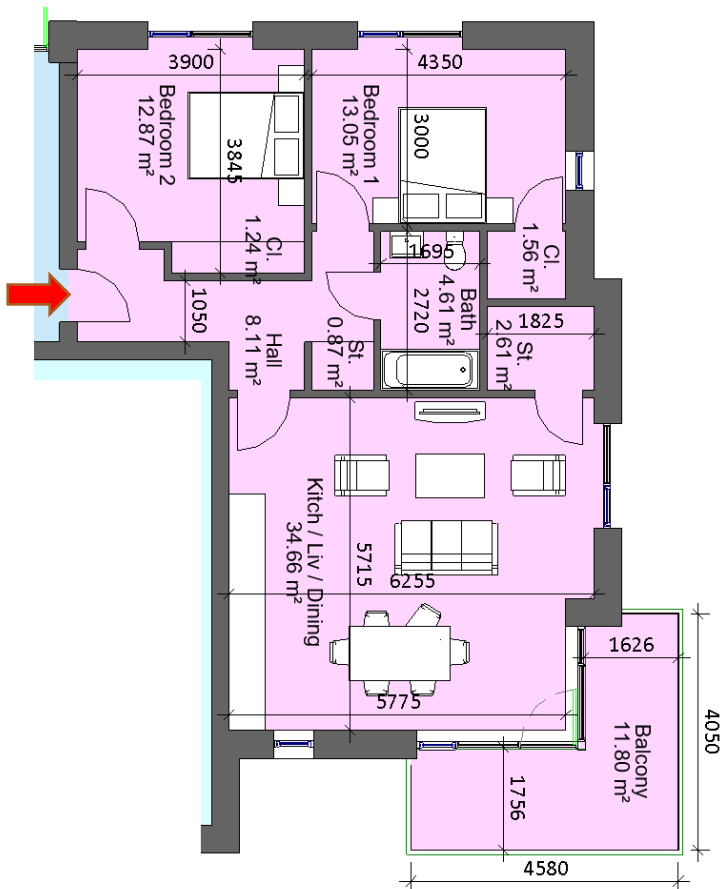
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 111                          |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 91.52sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 34.29sq.m |
| Bedroom 1                                       | 13sq.m         | 14.27sq.m |
| Bedroom 2                                       | 11.4sq.m       | 13.16sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 27.43sq.m |
| Agg. Storage                                    | 6sq.m          | 9.12sq.m  |
| Private Open Space                              | 7sq.m          | 7.4sq.m   |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



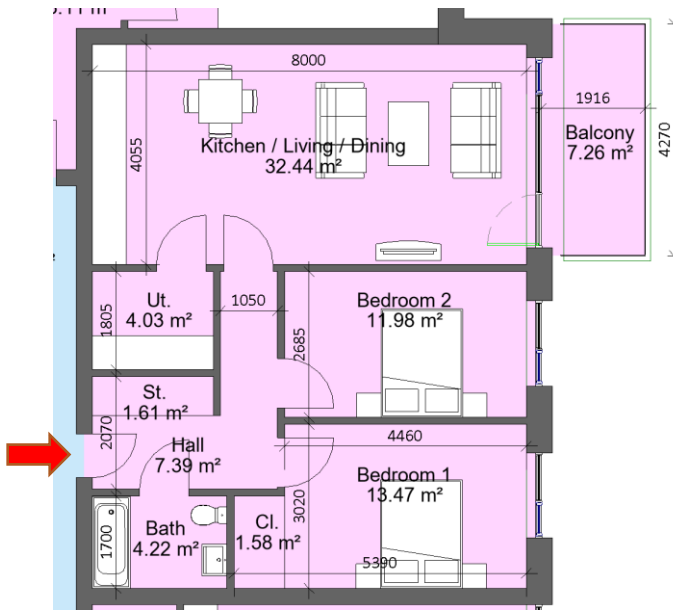
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 112                          |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 91.88sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 34.29sq.m |
| Bedroom 1                                       | 13sq.m         | 14.69sq.m |
| Bedroom 2                                       | 11.4 sq.m      | 13.08sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 27.77sq.m |
| Agg. Storage                                    | 6sq.m          | 9.12sq.m  |
| Private Open Space                              | 7sq.m          | 7.23sq.m  |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



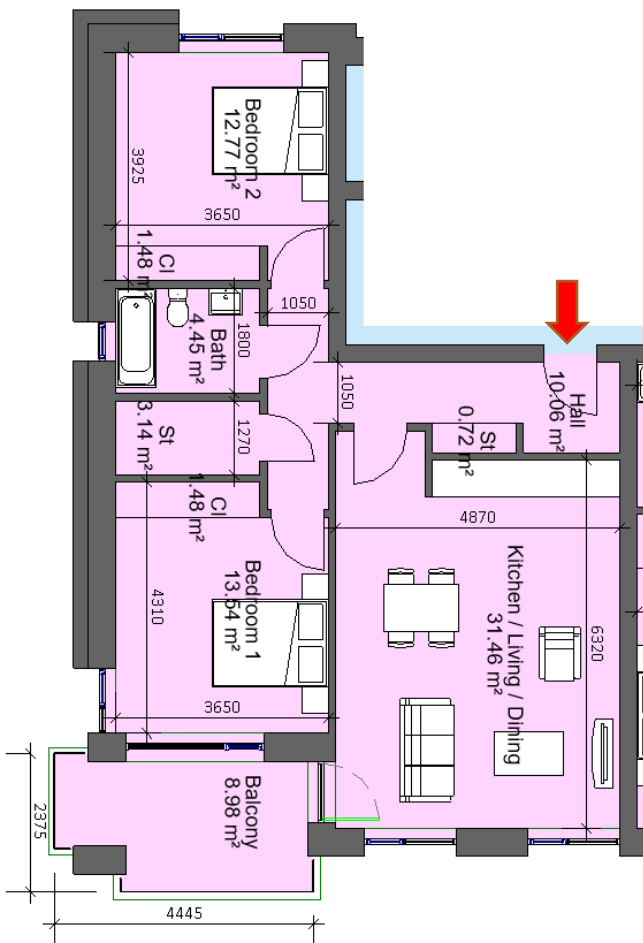
| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 1, Apartment 119,122, 125, 128, 131       |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 86.93sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 34.79sq.m |
| Bedroom 1                                       | 13sq.m         | 13.11sq.m |
| Bedroom 2                                       | 11.4sq.m       | 12.63sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 25.74sq.m |
| Agg. Storage                                    | 6sq.m          | 9.12sq.m  |
| Private Open Space                              | 7sq.m          | 7.21sq.m  |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 2, Apartment 1, 2, 5, 8, 11               |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 83.04sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 34.66sq.m |
| Bedroom 1                                       | 13sq.m         | 13.05sq.m |
| Bedroom 2                                       | 11.4sq.m       | 12.87sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 25.92sq.m |
| Agg. Storage                                    | 6sq.m          | 6.28sq.m  |
| Private Open Space                              | 7sq.m          | 11.8sq.m  |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |



| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 2, Apartment 3, 6, 9, 12                  |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 80.16sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 32.44sq.m |
| Bedroom 1                                       | 13sq.m         | 13.47sq.m |
| Bedroom 2                                       | 11.4sq.m       | 11.98sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 25.45sq.m |
| Agg. Storage                                    | 6sq.m          | 7.22sq.m  |
| Private Open Space                              | 7sq.m          | 7.26sq.m  |
| Dual Aspect                                     |                | NO        |
| Floor area 10% greater than minimum floor area? |                | NO        |



| Sector 8A                                       |                |           |
|---|----------------|-----------|
| Block 2, Apartment 4, 7, 10, 13                 |                |           |
| 2 Bed 4 Person                                  |                |           |
| Total Area                                      | Min. req. area | Proposed  |
| Total Apartment Area                            | 73sq.m         | 82.48sq.m |
| Total Kitchen / Living / Dining                 | 30sq.m         | 31.46sq.m |
| Bedroom 1                                       | 13sq.m         | 13.54sq.m |
| Bedroom 2                                       | 11.4sq.m       | 12.77sq.m |
| Agg. Bedroom Area                               | 24.4sq.m       | 26.31sq.m |
| Agg. Storage                                    | 6sq.m          | 6.82sq.m  |
| Private Open Space                              | 7sq.m          | 8.98sq.m  |
| Dual Aspect                                     |                | YES       |
| Floor area 10% greater than minimum floor area? |                | YES       |