



HOUSING QUALITY STATEMENT - SECTOR 8A

Project:		GA2; Proposed Residential Development at Baldoye								CLIENT				Job Number							
										Lismore Homes Ltd				20003							
Contact:		CCH Architects, Lacken House, Dublin Road, Kilkenny, R95 KF34 E: info@cch-architects.com T: 056 776 1591								BALN5-CCH-00-ZZ-REP-A-232 (P03)				PLANNING							
										UNIT No.	DESCRIPTION	BEDROOMS	OCCUPANCY	MINIMUM UNIT SIZE REQUIRED (sqm)	OVERALL FLOOR AREA (sqm)	AGG. LIVING AREA REQUIRED (sqm)	AGG. LIVING AREA (sqm)	BEDROOM 1 (sqm)	BEDROOM 2 (sqm)	BEDROOM 3 (sqm)	AGG. BEDROOM AREA REQUIRED (sqm)
SECTOR 8A BLOCK 1																					
1	APARTMENT	2	4 PERSON	73	79.2	30	33.6	13	11.5		24.4	24.5	6	7.4	7	10.1	YES	S / E		NO	
2	APARTMENT	3	5 PERSON	90	106.9	34	36.6	13.1	11.6	8.5	31.5	33.2	9	9.3	9	10.54	YES	E		YES	
3	APARTMENT	1	2 PERSON	45	56.1	23	25.8	14.6			11.4	14.6	3	3.2	5	6.2	NO	NE		YES	
4	APARTMENT	2	4 PERSON	73	86.5	30	30.3	16.8	15.2		24.4	32	6	6.4	7	15.8	YES	N		YES	
5	APARTMENT	1	2 PERSON	45	59.4	23	30.2	13.5			11.4	13.5	3	4.5	5	6.3	NO	NW		YES	
6	APARTMENT	2	4 PERSON	73	86.7	30	34.4	13.6	12.7		24.4	26.3	6	9.1	7	7.2	YES	NW / SE		YES	
7	APARTMENT	1	2 PERSON	45	69.5	23	29.6	15.4			11.4	15.4	3	7.5	5	5.3	YES	NW / SE		YES	
8	APARTMENT	1	2 PERSON	45	53.4	23	26.8	11.8			11.4	11.8	3	3.7	5	5.1	NO	SE		YES	
9	APARTMENT	2	3 PERSON	63	74.2	28	32.9	13.4	8.4		20.1	21.8	5	5.9	6	6.9	NO	NW		YES	
10	STUDIO APARTMENT	1	1 PERSON	37	38.1	30	30.4	Combined with living area					3	3	4	5.7	NO	NW		NO	
11	APARTMENT	2	4 PERSON	73	79.2	30	33.6	13	11.5		24.4	24.5	6	7.4	7	10.1	YES	S / E		NO	
12	APARTMENT	3	5 PERSON	90	106.9	34	36.6	13.1	11.6	8.5	31.5	33.2	9	9.3	9	10.54	YES	E		YES	
13	APARTMENT	1	2 PERSON	45	56.1	23	25.8	14.6			11.4	14.6	3	3.2	5	6.2	NO	NE		YES	
14	APARTMENT	1	2 PERSON	45	51.7	23	24.7	11.7			11.4	11.7	3	3.9	5	5.7	NO	SW		YES	
15	APARTMENT	2	4 PERSON	73	86.5	30	30.3	16.8	15.2		24.4	32	6	6.4	7	15.8	YES	N		YES	
16	APARTMENT	1	2 PERSON	45	59.4	23	30.2	13.5			11.4	13.5	3	4.5	5	6.3	NO	NW		YES	
17	APARTMENT	2	4 PERSON	73	85.8	30	34.4	13.1	12.2		24.4	25.3	6	9.1	7	7.2	YES	NW / SE		YES	
18	APARTMENT	1	2 PERSON	45	69.02	23	29.6	15.4			11.4	15.4	3	7.5	5	5.3	YES	NW / SE		YES	
19	APARTMENT	1	2 PERSON	45	53.4	23	26.8	11.8			11.4	11.8	3	3.7	5	5.1	NO	SE		YES	
20	APARTMENT	2	3 PERSON	63	74.2	28	32.9	13.4	8.4		20.1	21.8	5	5.9	6	6.9	NO	NW		YES	
21	STUDIO APARTMENT	1	1 PERSON	37	38.1	30	30.4	Combined with living area					3	3	4	5.7	NO	NW		NO	
22	APARTMENT	2	4 PERSON	73	91.2	30	32.2	15.8	14.1		24.4	29.9	6	8.1	7	7.84	NO	SE		YES	
23	APARTMENT	2	4 PERSON	73	91.5	30	34.3	14.3	13.2		24.4	27.5	6	9.1	7	7.6	NO	NW		YES	
24	APARTMENT	2	4 PERSON	73	91.9	30	34.3	14.7	13.1		24.4	27.8	6	9.1	7	7.2	NO	SE		YES	
25	APARTMENT	2	4 PERSON	73	91.8	30	38.3	14.2	12.3		24.4	26.5	6	7.1	7	10.44	YES	W		YES	
26	APARTMENT	1	2 PERSON	45	62.9	23	35.2	12.1			11.4	12.1	3	4	5	5.1	NO	SW		NO	
27	STUDIO APARTMENT	1	1 PERSON	37	42.9	30	34.9	Combined with living area					3	3	4	4.4	NO	SW		YES	
28	APARTMENT	2	4 PERSON	73	81.3	30	30.6	14.2	11.8		24.4	26	6	6.6	7	7	YES	NE / SW		YES	
29	APARTMENT	2	4 PERSON	73	96.24	30	34	15.4	14.3		24.4	29.7	6	8.4	7	7.3	YES	NE / SW		YES	
30	APARTMENT	1	2 PERSON	45	52.1	23	23.4	11.8			11.4	11.8	3	3.1	5	5	NO	NE		YES	
31	APARTMENT	2	4 PERSON	73	87.8	30	31.4	15.2	12.7		24.4	27.9	6	8.8	7	12.6	YES	E		YES	
32	APARTMENT	2	4 PERSON	73	81.9	30	31.4	13.3	11.6		24.4	24.9	6	6.5	7	7.1	YES	S		YES	
33	APARTMENT	2	4 PERSON	73	79.2	30	33.6	13	11.5		24.4	24.5	6	7.4	7	10.1	YES	S / E		NO	
34	APARTMENT	3	5 PERSON	90	106.9	34	36.6	13.1	11.6	8.5	31.5	33.2	9	9.3	9	10.54	YES	E		YES	
35	APARTMENT	1	2 PERSON	45	56.1	23	25.8	14.6			11.4	14.6	3	3.2	5	6.2	NO	NE		YES	
36	APARTMENT	1	2 PERSON	45	51.7	23	24.7	11.7			11.4	11.7	3	3.9	5	5.7	NO	SW		YES	
37	APARTMENT	2	4 PERSON	73	86.5	30	30.3	16.8	15.2		24.4	32	6	6.4	7	16.5	YES	N		YES	
38	APARTMENT	1	2 PERSON	45	59.4	23	30.2	13.5			11.4	13.5	3	4.5	5	6.3	NO	NW		YES	
39	APARTMENT	2	4 PERSON	73	85.8	30	34.4	13.1	12.2		24.4	25.3	6	9.1	7	7.2	YES	NW / SE		YES	
40	APARTMENT	1	2 PERSON	45	69.02	23	29.6	15.4			11.4	15.4	3	7.5	5	5.3	YES	NW / SE		YES	
41	APARTMENT	2	3 PERSON	63	74.2	28	32.9	13.4	8.4		20.1	21.8	5	5.9	6	6.9	NO	NW		YES	
42	APARTMENT	1	2 PERSON	45	53.4	23	26.8	11.8			11.4	11.8	3	3.7	5	5.1	NO	SE		YES	
43	STUDIO APARTMENT	1	1 PERSON	37	38.1	30	30.4	Combined with living area					3	3	4	5.7	NO	NW		NO	
44	APARTMENT	2	4 PERSON	73	91.2	30	32.2	15.8	14.1		24.4	29.9	6	8.1	7	7.84	NO	SE		YES	
45	APARTMENT	2	4 PERSON	73	91.5	30	34.3	14.3	13.2		24.4	27.5	6	9.1	7	7.4	NO	NW		YES	
46	APARTMENT	2	4 PERSON	73	91.9	30	34.3	14.7	13.1		24.4	27.8	6	9.1	7	7.2	NO	SE		YES	
47	APARTMENT	2	4 PERSON	73	91.8	30	38.3	14.2	12.3		24.4	26.5	6	7.1	7	10.4	YES	W		YES	
48	APARTMENT	1	2 PERSON	45	62.9	23	35.2	12.1			11.4	12.1	3	4	5	5.1	NO	SW		NO	
49	STUDIO APARTMENT	1	1 PERSON	37	42.9	30	34.9	Combined with living area					3	3	4	4.4	NO	SW		YES	
50	APARTMENT	2	4 PERSON	73	81.3	30	30.6	14.2	11.8		24.4	26	6	6.6	7	6.9	YES	NE / SW		YES	
51	APARTMENT	2	4 PERSON	73	96.24	30	34	15.4	14.3		24.4	29.7	6	8.4	7	7.3	YES	NE / SW		YES	
52	APARTMENT	1	2 PERSON	45	52.1	23	23.4	11.8			11.4	11.8	3	3.1	5	5	NO	NE		YES	
53	APARTMENT	2	4 PERSON	73	87.8	30	31.4	15.2	12.7		24.4	27.9	6	8.8	7	14	YES	E		YES	
54	APARTMENT	2	4 PERSON	73	81.9	30	31.4	13.3	11.6		24.4	24.9	6	6.5	7	7.1	YES	S		YES	
55	APARTMENT	2	4 PERSON	73	79.2	30	33.6	13	11.5		24.4	24.5	6	7.4	7	10.1	YES	S / E		NO	
56	APARTMENT	3	5 PERSON	90	106.9	34	36.6	13.1	11.6	8.5	31.5	33.2	9	9.3	9	10.54	YES	E		YES	
57	APARTMENT	1	2 PERSON	45	56.1	23	25.8	14.6			11.4	14.6	3	3.2	5	6.2	NO	NE		YES	
58	APARTMENT	1	2 PERSON	45	51.7	23	24.7	11.7			11.4	11.7	3	3.9	5	5.7	NO	SW		YES	
59	APARTMENT	2	4 PERSON	73	86.5	30	30.3	16.8	15.2		24.4	32	6	6.4	7	16.5	YES	N		YES	
60	APARTMENT	1	2 PERSON	45	59.4	23	30.2	13.5			11.4	13.5	3	4.5	5	6.3	NO	NW		YES	
61	APARTMENT	2	4 PERSON	73	85.8	30	34.4	13.1	12.2		24.4	25.3	6	9.1	7	7.2	YES	NW / SE		YES	
62	APARTMENT	1	2 PERSON	45	69.02	23	29.6	15.4			11.4	15.4	3	7.5	5	5.3	YES	NW / SE		YES	
63	APARTMENT	2	3 PERSON	63	74.2	28	32.9	13.4	8.4		20.1	21.8	5	5.9	6	6.9	NO	NW		YES	
64	APARTMENT	1	2 PERSON	45	53.4	23	26.8	11.8			11.4	11.8	3	3.7	5	5.1	NO	SE		YES	

