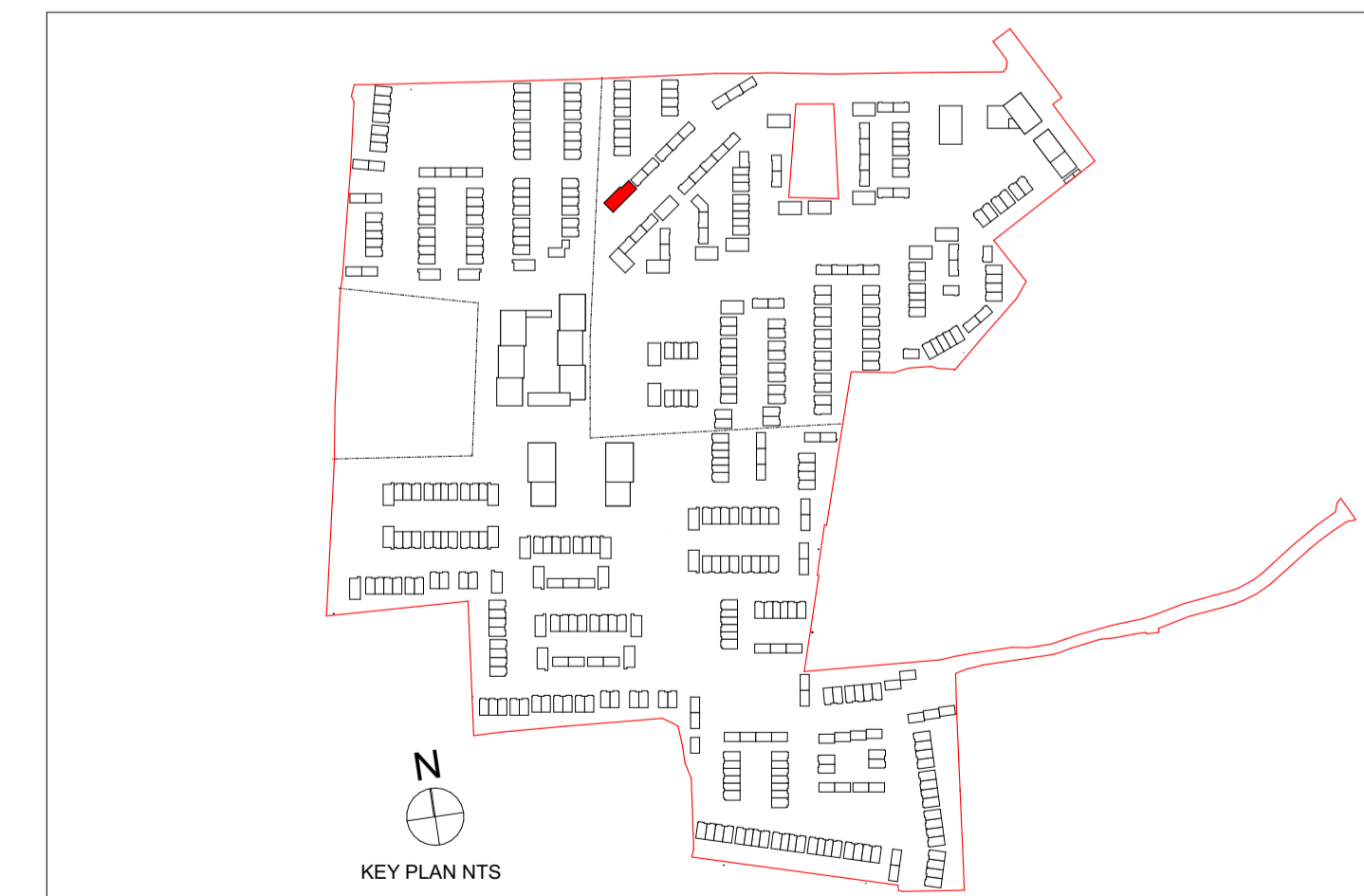


FOR ORIENTATION AND HANDING
PLEASE REFER TO SITE PLAN



F-O & G COMBINATION

(4 x 2 BED APARTMENTS) TGFA: 418.3 m²

RIAI Planning Application **DAVEY + SMITH ARCHITECTS**

DAVEY+SMITH ARCHITECTS 13 SEAPORT BUILDING, 44/45 CLONTARF ROAD, CLONTARF, DUBLIN 3 PH: 01 2447638 EMAIL: info@davey-smith.com WEB: www.davey-smith.com	Scale: 1:100
Layout ID: D2101 - UT13	Job No: D2101
Project: Ashbourne SHD	Series: Planning
Drawing Name: TYPE G & F-O Combination - Proposed Plans, Elevations & Sections	Date: 31/08/2022
	Status: Planning

Typical Apartment Internal Areas:

Zone Name	Calculated Area
BIN STORE	7.39
Bathroom	4.74
Bedroom 01	13.05
Bedroom 01	13.08
Bedroom 02	11.46
Bedroom 02	11.94
Ensuite	2.77
Kitchen/Living/Dining	32.81
Stairs	22.96

Apartment Areas		
Home Story Name	Related Zone Name	Calculated Area
Ground Floor	APT01	84.86
Ground Floor	APT04	42.50
First Floor	APT02	84.86
First Floor	APT04 (Continued)	36.31
Second floor	APT03	109.87

NOTES ON FINISHES:

ROOF: TO BE FINISHED IN SLATE OR CONCRETE ROOF TILES IN SELECTED COLOUR OR SIMILAR APPROVED

DORMER: DORMER WINDOWS TO BE FINISHED IN METAL ZINC CLADDING 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.