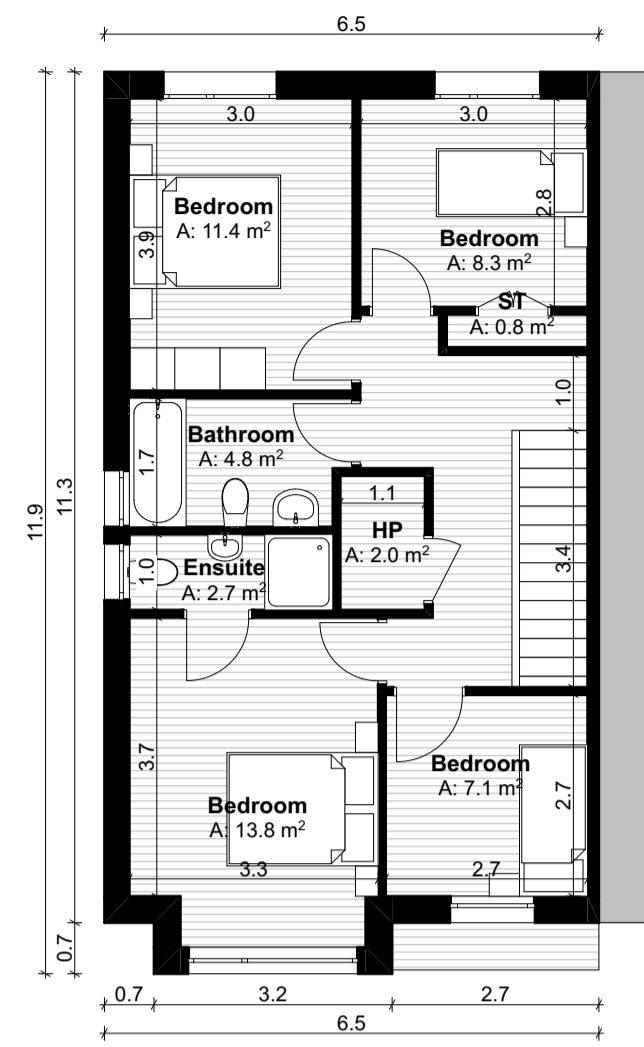
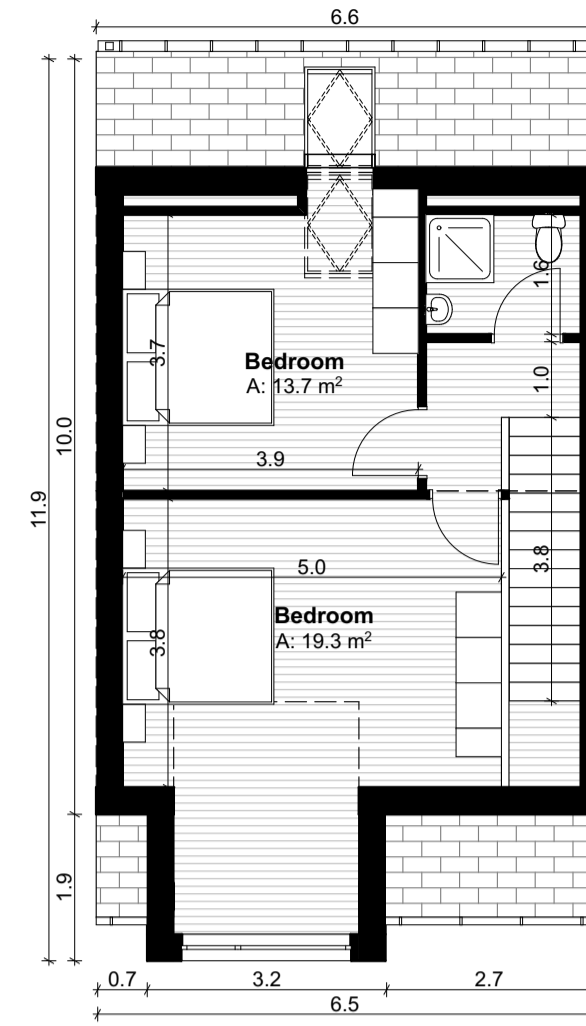


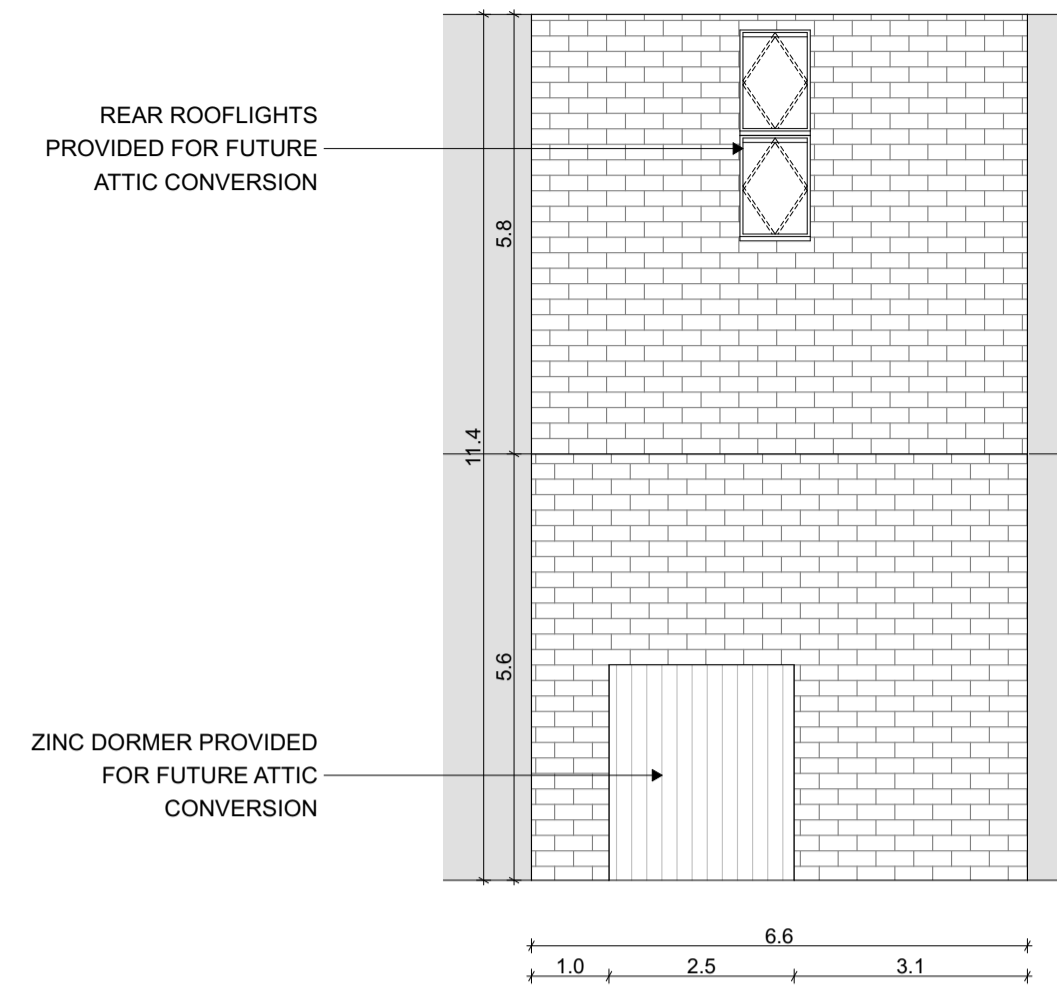
Ground Floor Plan
SCALE 1:100
GFA: 65.6 m²



First Floor Plan
SCALE 1:100
GFA: 65.6 m²



Future Attic Conversion Layout
SCALE 1:100



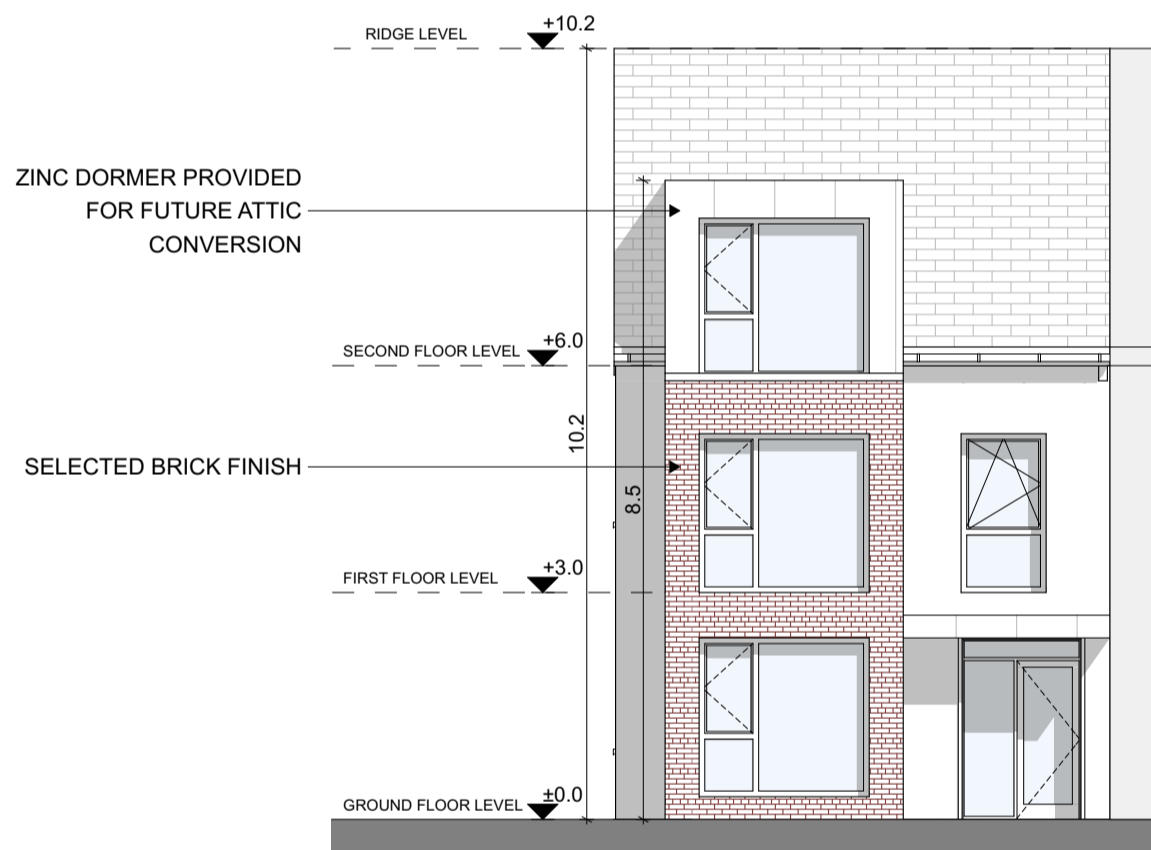
Roof Plan
SCALE 1:100

Notes

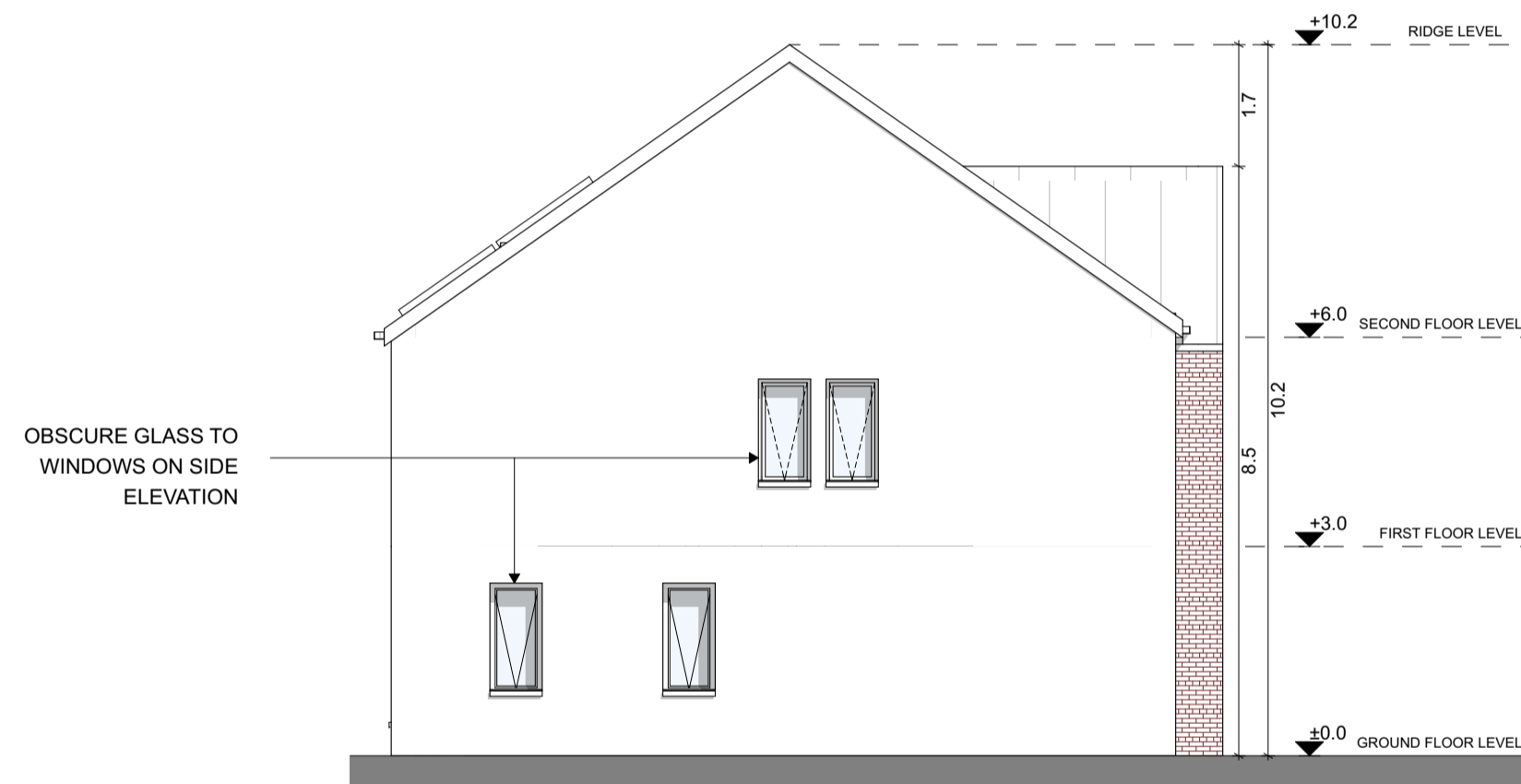
Do not scale from this drawing.
Use figured dimensions only.
All errors and omissions to be reported to the Architect.
This drawing is to be read in conjunction with relevant consultant's drawings.
All dimensions are in millimetres and all levels are in meters to match Datums unless otherwise noted.

This drawing is for planning purposes only and not for construction.
This drawing or design may not be reproduced without permission.

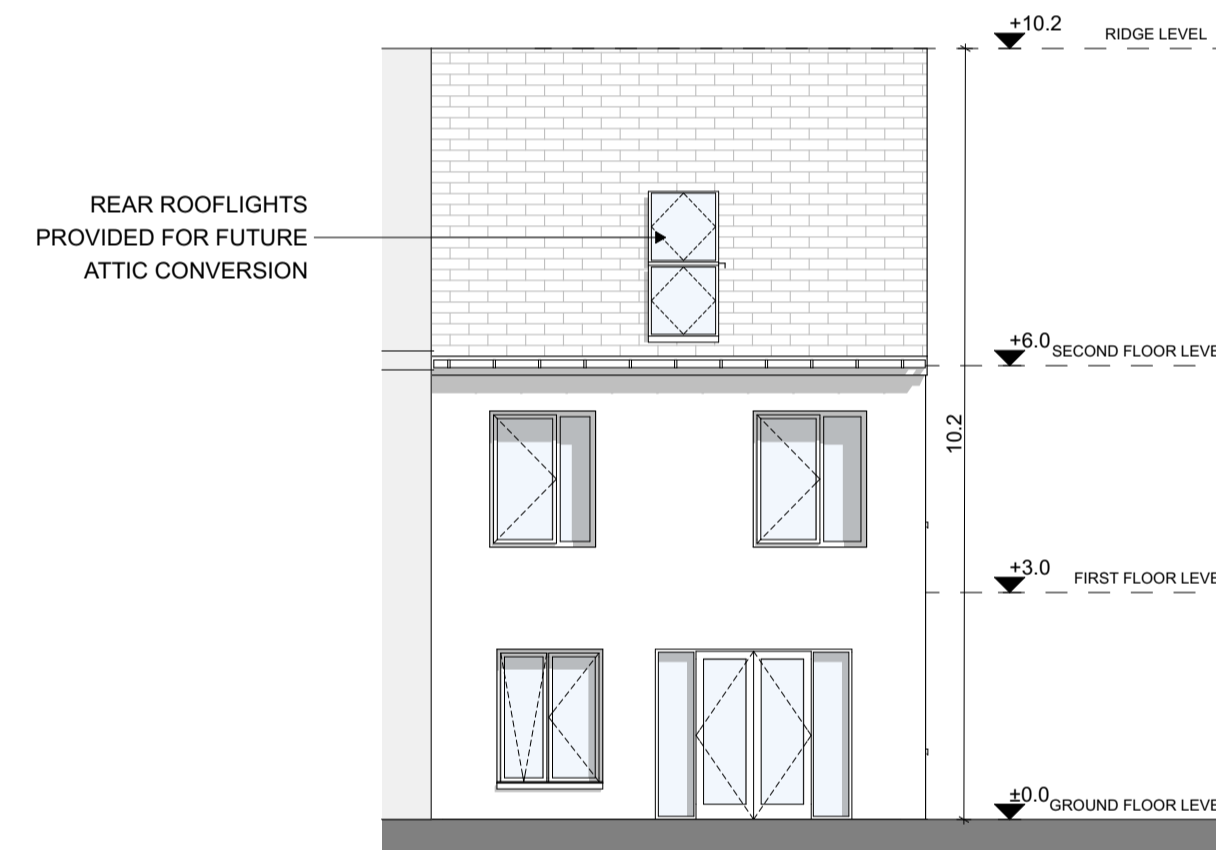
NOTES ON FINISHES:	
ROOF:	TO BE FINISHED IN SLATE OR CONCRETE ROOF TILES IN SELECTED COLOUR OR SIMILAR APPROVED
DORMER:	DORMER WINDOWS TO BE FINISHED IN METAL ZINC CLADDING IN SELECTED COLOUR OR SIMILAR APPROVED
WALLS:	SELECTED CLAY BRICKWORK WHERE INDICATED OTHERWISE SELECTED SELF-COLOURED RENDER
JOINERY:	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.



Front Elevation
SCALE 1:100



Side Elevation
SCALE 1:100



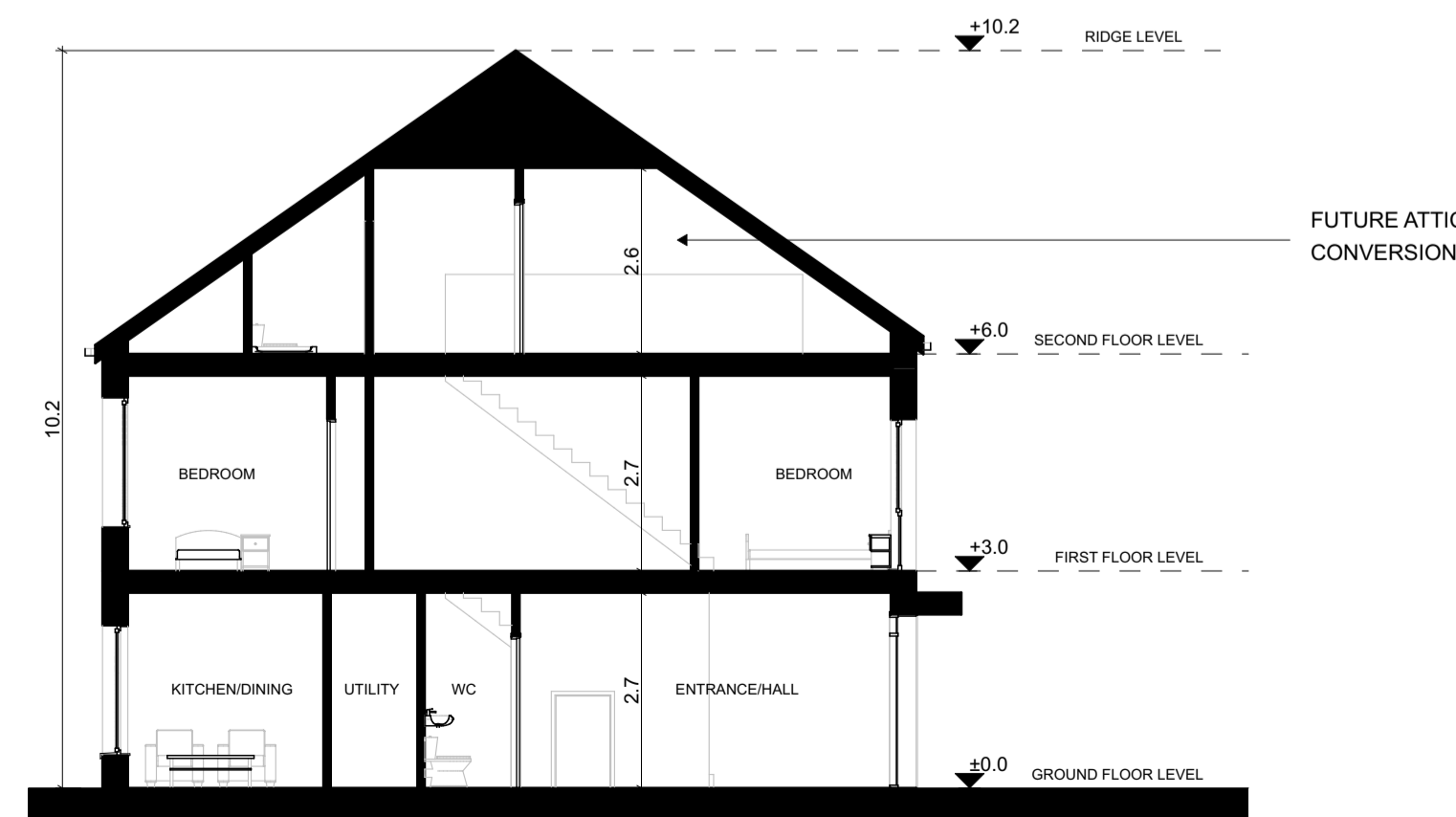
Rear Elevation
SCALE 1:100

House Type - A - Gross Internal Area		
Area Type	Proposed Area	DoHPCLG Area Min.
Ground Floor	65.6 m²	
First Floor	65.6 m²	
Grand Total	131.2 m²	110.0 m²

House Type - A - Space Provision & Room Sizes		
Area Type	Proposed Area	DoHPCLG Area Min.
Aggregate Bedroom Area	40.6 m²	38.6 m² [4BED/6P HOUSE]
Aggregate Living Area	47.8 m²	40.0 m²
Main Living Area	18.4 m²	15.0 m²

House Type - A - Storage Provision		
Area Type	Proposed Area	DoHPCLG Area Min.
Storage	6.3 m²	6.0 m²

Refer to Site Plan for:
- Finished floor levels to survey datum
- Orientation
- Handing of type for each unit



Typical Section
SCALE 1:100

FOR ORIENTATION AND HANDING
PLEASE REFER TO SITE PLAN



A
(4 BED SEMI-DETACHED) TGFA: 131.2 m²

RAI 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 - UT01	Job No: D2101
Project: Ashbourne SHD	Series: Planning
Drawing Name: Type A - Proposed Floor Plans, Elevations and Section	Date: 31/08/2022
	Status: Planning

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