South Dublin Street & Backlands Regeneration Project

EIAR Volume III

Technical Drawings & Figures

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MGT0528-RPS-00-XX-DR-C-DR1001 - Drainage (Planning Issue)
MGT0528-RPS-00-XX-DR-C-UT1005 – Foul Sewer
MGT0528-RPS-00-XX-DR-C-UT1002 – Watermain Works
MGT0528-RPS-00-XX-DR-C-DR1003 - Attenuation Section
01 Rev A - Existing Sewers Sheet 1
02 Rev A - Existing Sewers Sheet 2
MGT0528-RPS-00-XX-DR-C-LA0001-01_Site Location_P02.02 (Planning Issue) MGT0528-RPS-00-XX-DR-C-LA0002-01_Topographical Survey_(Planning Issue) MGT0528-RPS-00-XX-DR-C-RM1001 - Road Markings (Planning Issue)
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Additional Plans & Images for lands outside application site (subject to separate planning process)
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A2156-CGDP West Edge Development - Proposed Plans & Elevations -200-101
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CGDP - Images
Alleyways - Images

CDG-DR-A-20-001 - Existing and Proposed Dublin Street Elevations (A2)

NOTES
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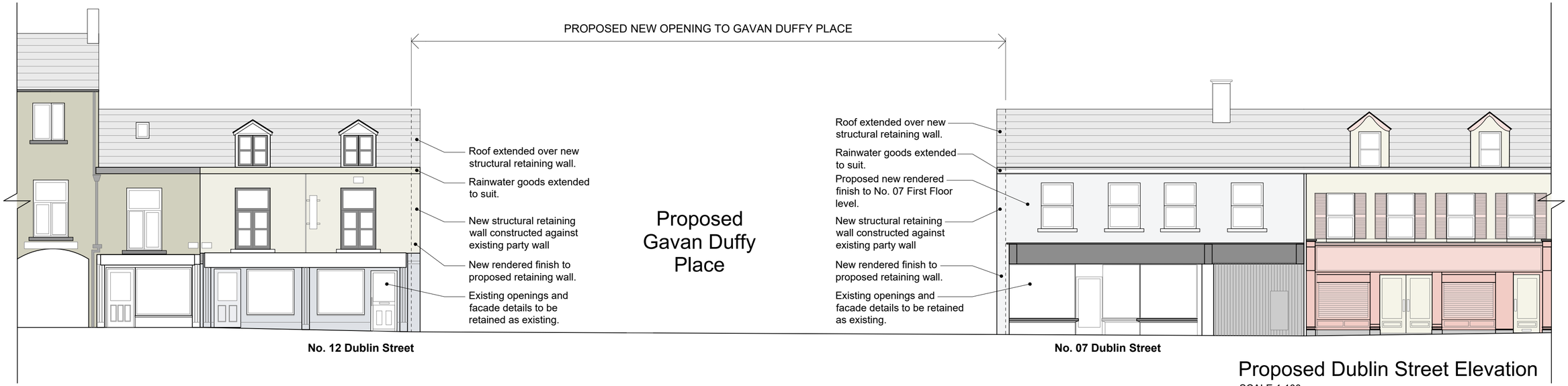
DO NOT SCALE THIS DRAWING.
All dimensions are in millimetres

EXISTING BUILDINGS TO BE DEMOLISHED
Dublin Street No. 08, 09, 10 and 11.



Existing Dublin Street Elevation
SCALE 1:100

PROPOSED NEW OPENING TO GAVAN DUFFY PLACE



No. 12 Dublin Street

No. 07 Dublin Street

Proposed Dublin Street Elevation
SCALE 1:100

revision	drawn	approved	date	description
-	-	-	-	-

Figured dimensions to be taken in preference to scaled dimensions. All dimensions are in millimetres.Site dimensions are to be checked prior to commencement of all work and discrepancies reported immediately. DO NOT SCALE THIS DRAWING. © Consarc Design Group Ltd

Notes:

ALL NEW SIGNAGE TO BE APPROVED UNDER SEPARATE PLANNING APPLICATIONS.

PROJECT MONAGHAN REGENERATION
JOB NO. 20-1950-C
TITLE EXISTING AND PROPOSED DUBLIN STREET ELEVATION
STATUS PLANNING
DWG No. CDG-DR-A-20-001 REVISION -
DRAWN MNN CHECKED - APPROVED - SCALE 1:100 SIZE A2 DATE DEC 21
File loc: J:\2020\20-1950-C Monaghan Regeneration\1. Consarc Drawings\1. Design\3. November 2021\Elevations dublin street

CONSARC

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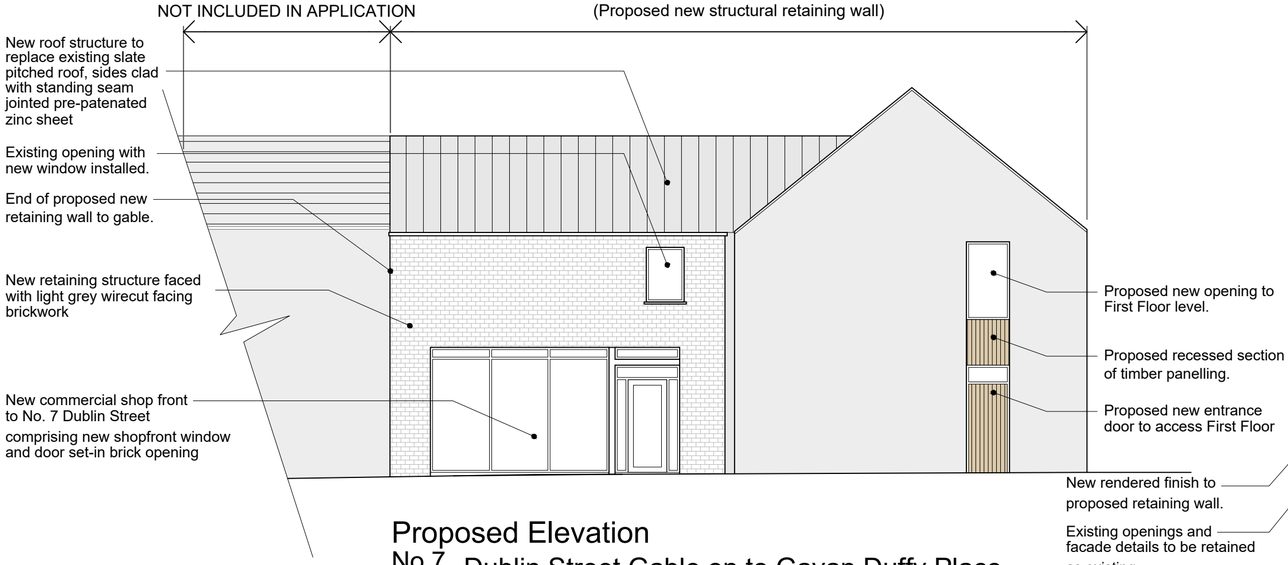
A2156

- Proposed Elevations

No.7 and No.12 Dublin Street -200-104

EXISTING RETURNS/
REAR OF BUILDING
NOT INCLUDED IN APPLICATION

PROPOSED GABLE ELEVATION AND REAR RETURN -
NO. 07 DUBLIN STREET ON TO GAVAN DUFFY PLACE
(Proposed new structural retaining wall)



Proposed Elevation
No.7 Dublin Street Gable on to Gavan Duffy Place
SCALE 1:100



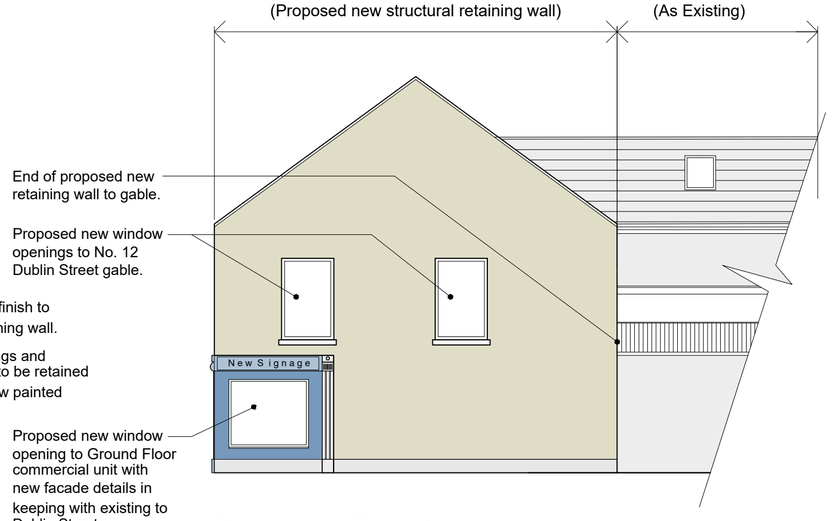
Proposed Elevation
No.7 Dublin Street
SCALE 1:100

PROPOSED GABLE ELEVATION AND REAR RETURN -
NO. 12 DUBLIN STREET ON TO GAVAN DUFFY PLACE
(Proposed new structural retaining wall)

EXISTING RETURNS/ REAR OF BUILDING
NOT INCLUDED IN APPLICATION
(As Existing)



Proposed Elevation
No.12 Dublin Street
SCALE 1:100



Proposed Elevation
No.12 Dublin Street Gable on to Gavan Duffy Place
SCALE 1:100

NOTES

1. All measurements shown are in metres, and all levels are to ordnance datum unless otherwise indicated
2. All Coordinates are to Irish Grid, unless otherwise noted.
3. ALL NEW SIGNAGE TO BE APPROVED UNDER SEPARATE PLANNING APPLICATIONS

Rev	Issue Date	Description	App
-	-	-	-

Status	PLANNING
Client	Monaghan County Council
Project	South Dublin Street Regeneration
Drawing	PROPOSED ELEVATIONS TO NO.7 AND NO.12 DUBLIN STREET
Scale	1:100@ A2

McAdam
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Drawn	Checked	Approved
moc	kos	moc
Date 28/11/23	Date 28/11/23	Date 28/11/23

Project Number	Drawing Number	Revision
A2180	200-104	-

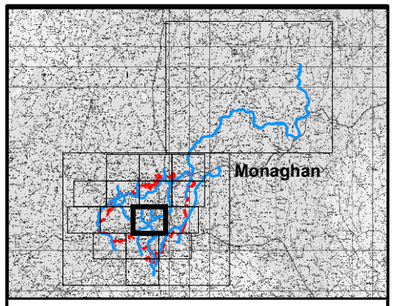
All dimensions are in metres. Figured dimensions to be taken in preference to scale dimensions. Dimensions to be checked on site. © 2021 McAdam Design Ltd.

Figure

5.1

CFRAM Flood Extents

Node Label	Water Level (OD) 10% AEP	Flow (m³/s) 10% AEP	Water Level (OD) 1% AEP	Flow (m³/s) 1% AEP	Water Level (OD) 0.1% AEP	Flow (m³/s) 0.1% AEP
0639M00319	56.24	0.53	56.38	0.91	56.53	1.41
0639M00285	54.57	2.27	54.87	3.70	55.23	5.07
0639M00270I	54.56	2.09	54.86	3.01	55.22	4.67
0639M00232J	52.96	1.90	53.43	3.07	54.68	9.52
0639M00223	52.84	2.00	53.35	2.81	54.67	5.06
0639M00184	52.58	N/A	53.18	N/A	54.14	N/A
0640M00062	56.01	0.36	56.19	0.63	57.03	1.01
0640M00000J	52.84	0.67	53.45	1.02	54.67	1.09
0642M00009	55.76	2.36	55.84	2.99	56.01	4.47
06MULL001	59.31	0.01	59.50	0.02	59.88	0.03
0641M00046bI	58.16	N/A	58.34	N/A	59.32	N/A
0641M00046eI	56.53	0.32	56.90	0.69	57.72	0.83



IMPORTANT USER NOTE:
THE VIEWER OF THIS MAP SHOULD REFER TO THE DISCLAIMER, GUIDANCE NOTES AND CONDITIONS OF USE THAT ACCOMPANY THIS MAP.

Legend

- 10% Fluvial AEP Event
- 1% Fluvial AEP Event
- 0.1% Fluvial AEP Event
- Modelled River Centreline
- AFA Extents
- Node Point
- Node ID Node Label

FINAL

REV:	NOTE:	DATE:

NORTH WESTERN NEAGH BANN CFRAM STUDY
CATCHMENT FLOOD RISK ASSESSMENT AND MANAGEMENT

OPW Oifig na nOibreacha Poiblí The Office of Public Works

RPS

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Map:	Monaghan Fluvial Flood Extents
Map Type:	EXTENT
Source:	FLUVIAL
Map Area:	HPW
Scenario:	CURRENT
Drawn By :	F.M.C. Date : 15 July 2016
Checked By :	E.H. Date : 15 July 2016
Approved By :	S.P. Date : 15 July 2016
Drawing No. :	N06MGN_EXFCD_F0_12
Map Series :	Page 12 of 17
Drawing Scale :	1:5,000 @A3

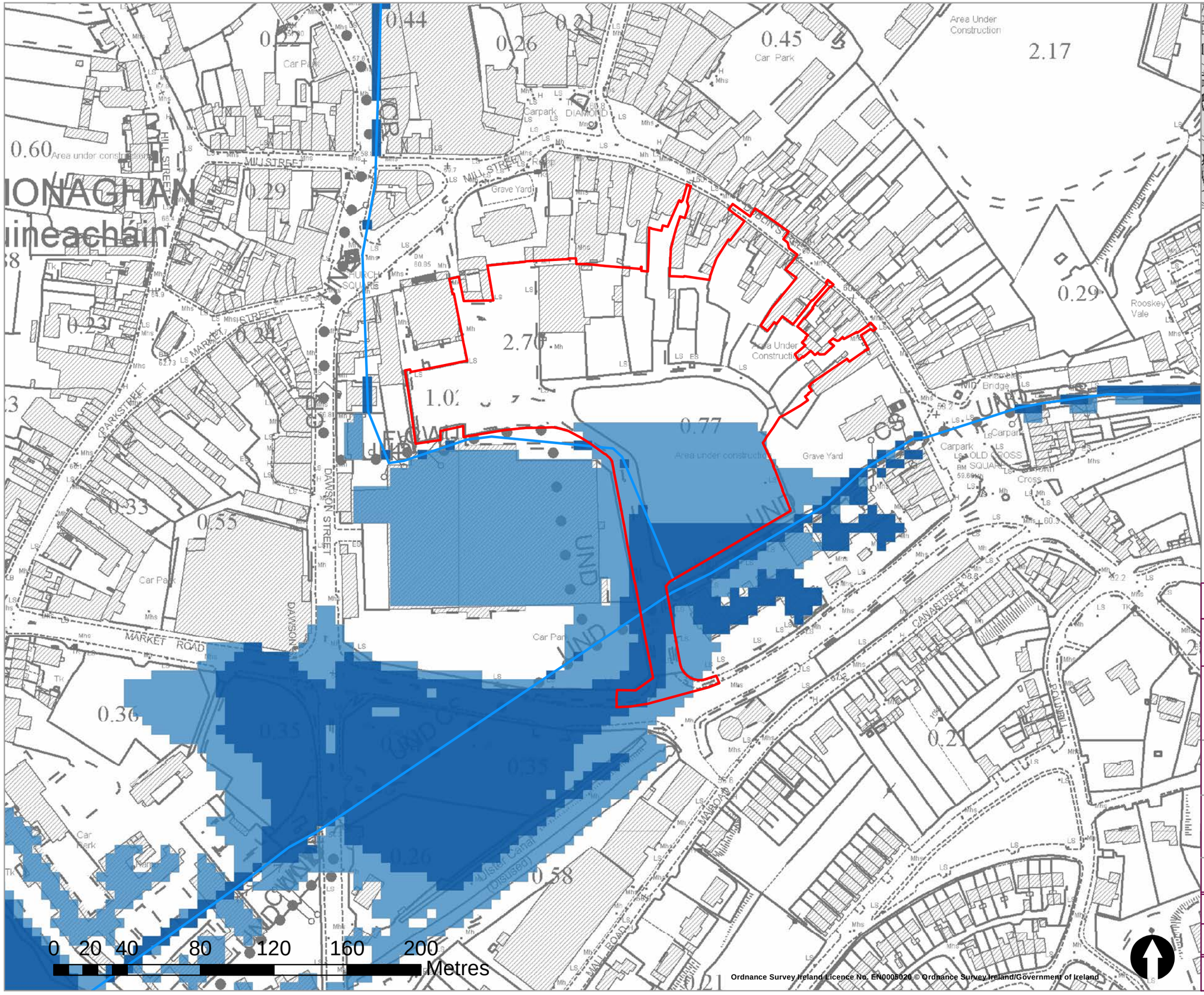
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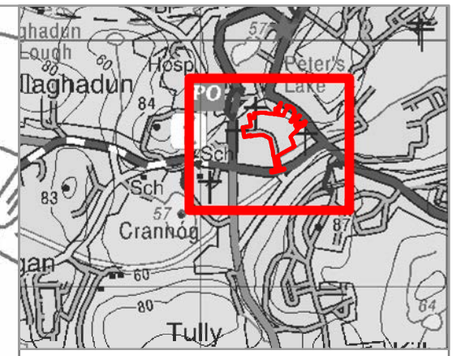
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Figure

5.2

Flood Zone Map





Legend

- Flood Zone A
- Flood Zone B
- Flood Zone C
- Site location Boundary
- River Centreline

rev	ammendments	drawn	date

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CLIENT

Monaghan County Council

PROJECT

Monaghan Public Realm FRA

TITLE

Flood Zone Map - Present Day

Project Number	Sheet Size	Drawing Scale
IBE1787	A3	1:2000

Drawing Number	Datum
101	Malin

Drawn by	Status	Revision
RC	D	--

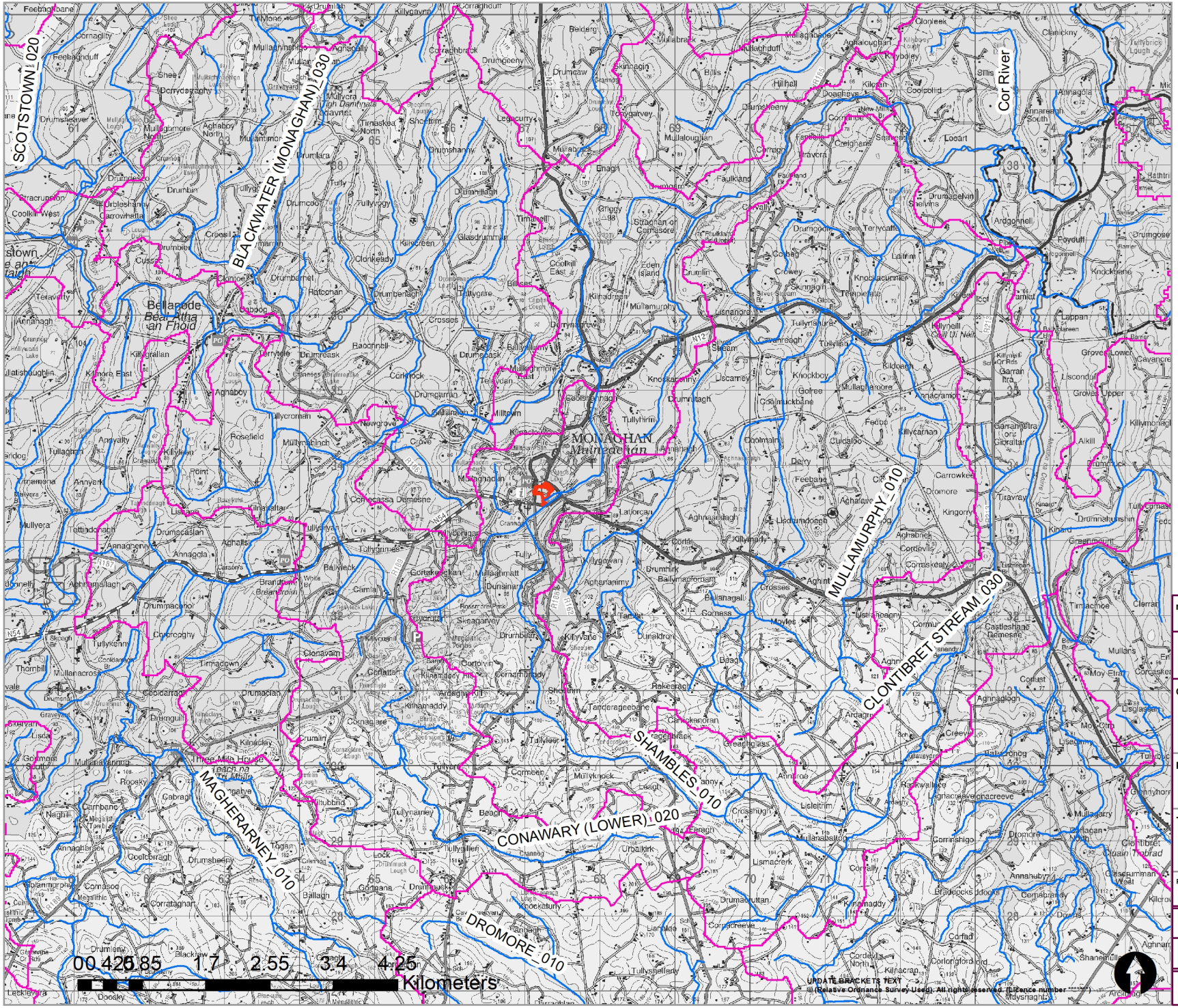
Checked By	Approved By	Date
DMcG	DMcG	09/03/21

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Figure

6.1

Site location in the Context of the WFD Sub Basins



Legend

- Monaghan_Backlands_Location
- WFD_River SubBasins
- WFD_River waterbodies

rev	ammendments	drawn	date

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CLIENT
Monaghan County Council

PROJECT
Monaghan Public Realm

TITLE
Figure 6.1 Site location in the context of the Water Framework Directive River Sub Basins

Project Number	Sheet Size	Drawing Scale
--	A4	1:68800

Drawing Number	Datum
--	--

Drawn by	Status	Revision
CM		

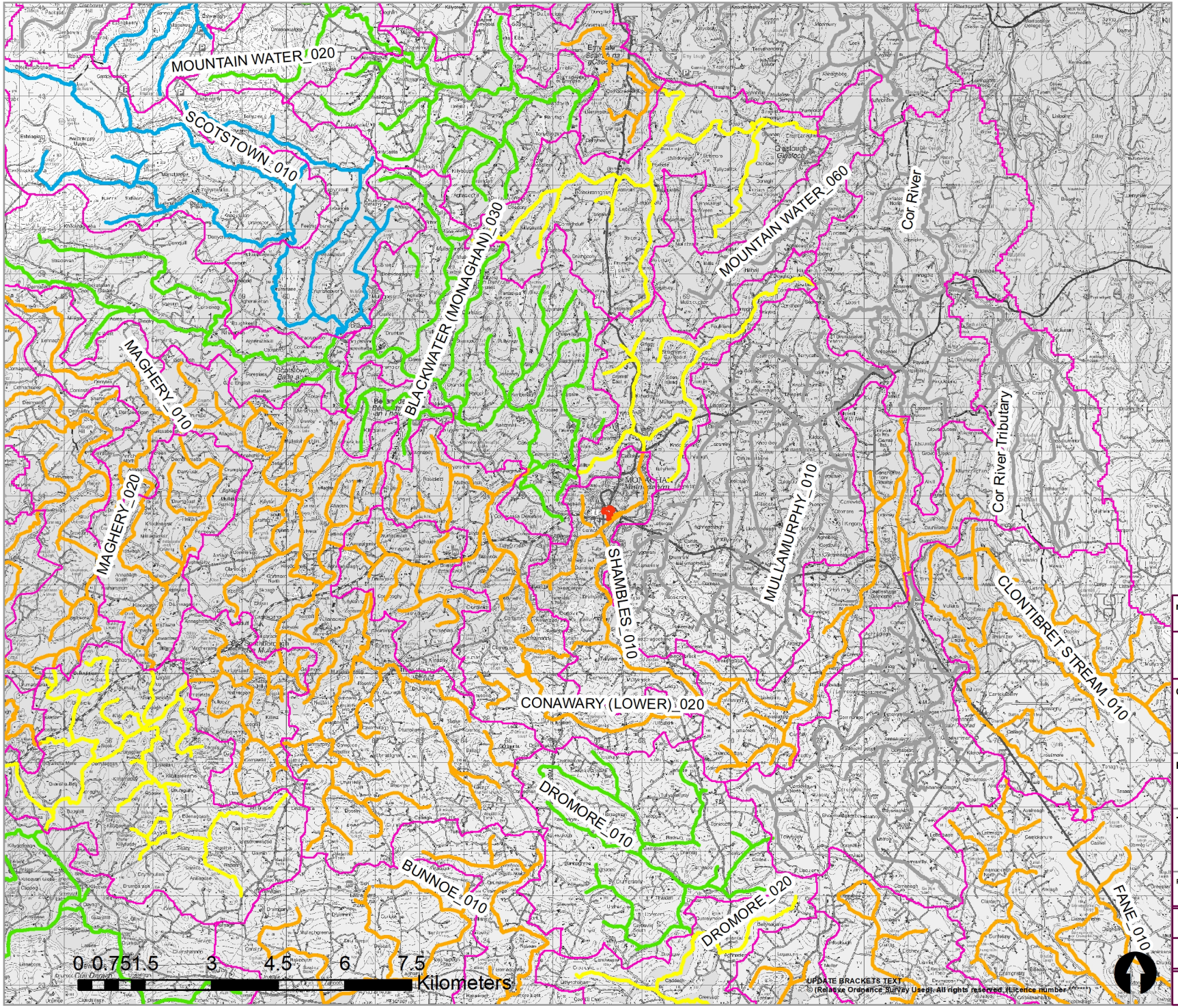
Checked By	Approved By	Date
MM	MM	01.12.21

UPDATE BRACKETS TEXT
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Figure

6.2

Water Framework Directive Water Body Status



Legend

- Monaghan_Backlands_Location
- WFD_River SubBasins

WFD_RiverWaterbodiesActive

WFD_Status_

- High
- Good
- Moderate
- Poor
- Bad
- Unassigned

rev	ammendments	drawn	date

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PROJECT
Monaghan Public Realm

TITLE
Figure 6.2 Water Framework Directive Water Body Status

Project Number	Sheet Size	Drawing Scale
--	A4	1:116249

Drawing Number	Datum
--	--

Drawn by	Status	Revision
CM		

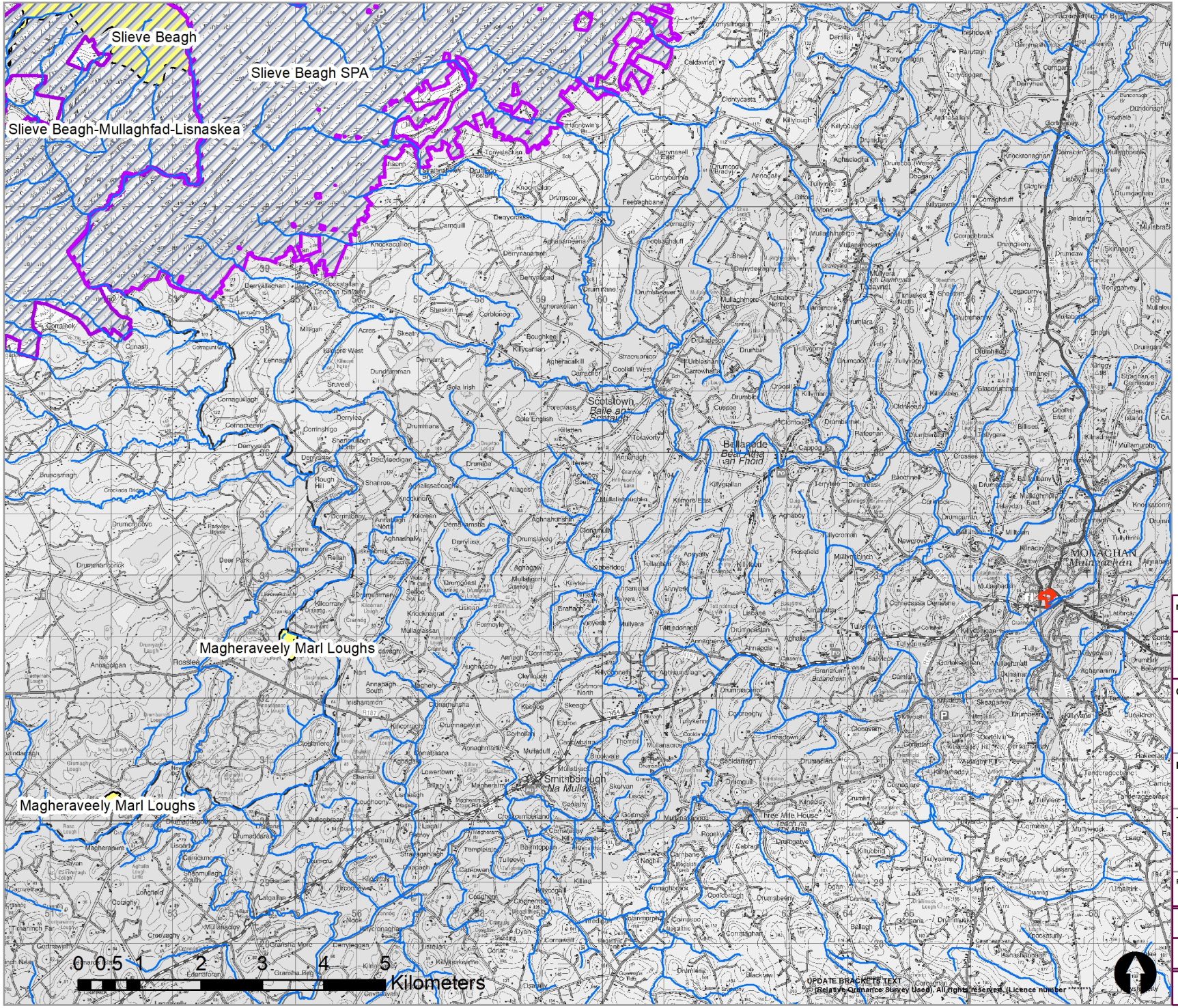
Checked By	Approved By	Date
MM	MM	01.12.21

UPDATE BRACKETS TEXT
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Figure

6.3

Natura 2000 Designated Sites



Legend

- Monaghan_Backlands_Location
- WFD_River waterbodies
- SAC
- SPA

rev	ammendments	drawn	date

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PROJECT
Monaghan Public Realm

TITLE
Figure 6.3 Natura 2000 Designated Sites

Project Number	Sheet Size	Drawing Scale
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Drawing Number	Datum
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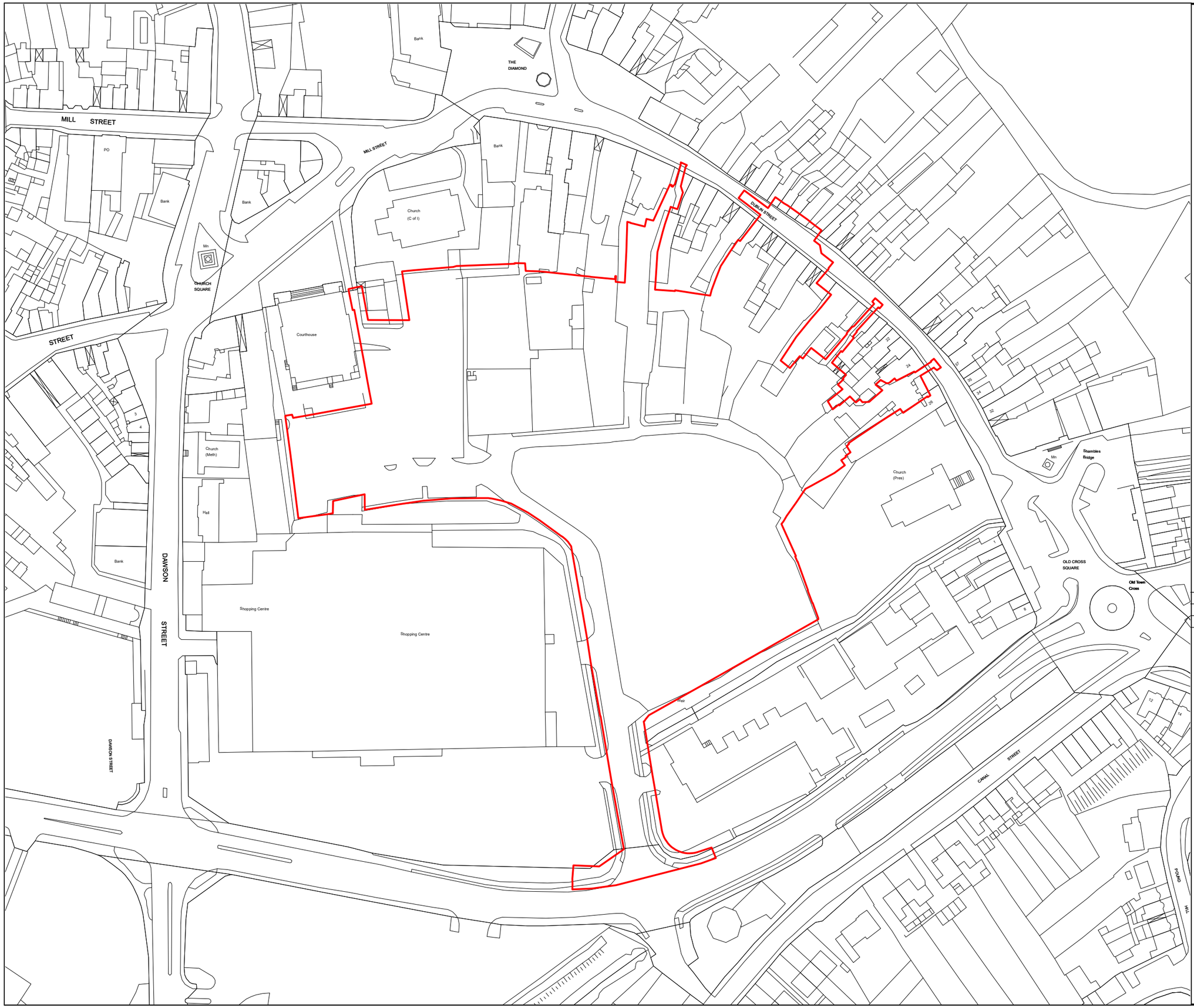
Drawn by	Status	Revision
CM		

Checked By	Approved By	Date
MM	MM	01.12.21

Figure

8.1

Study Area



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Note

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Ecological Study Area

Rev	Description	By	Ckd	Date

Elmwood House, 74 Boucher Road,
BELFAST, BT12 6RZ
T: 028 9066 7914

Monaghan County Council

Monaghan Town Centre

Ecological Study Area

Figure Number 8.1

Status	Scale @ A3	Date
Preliminary	**1:1250**	**12.03.21**

RPS Project Number
NI2162

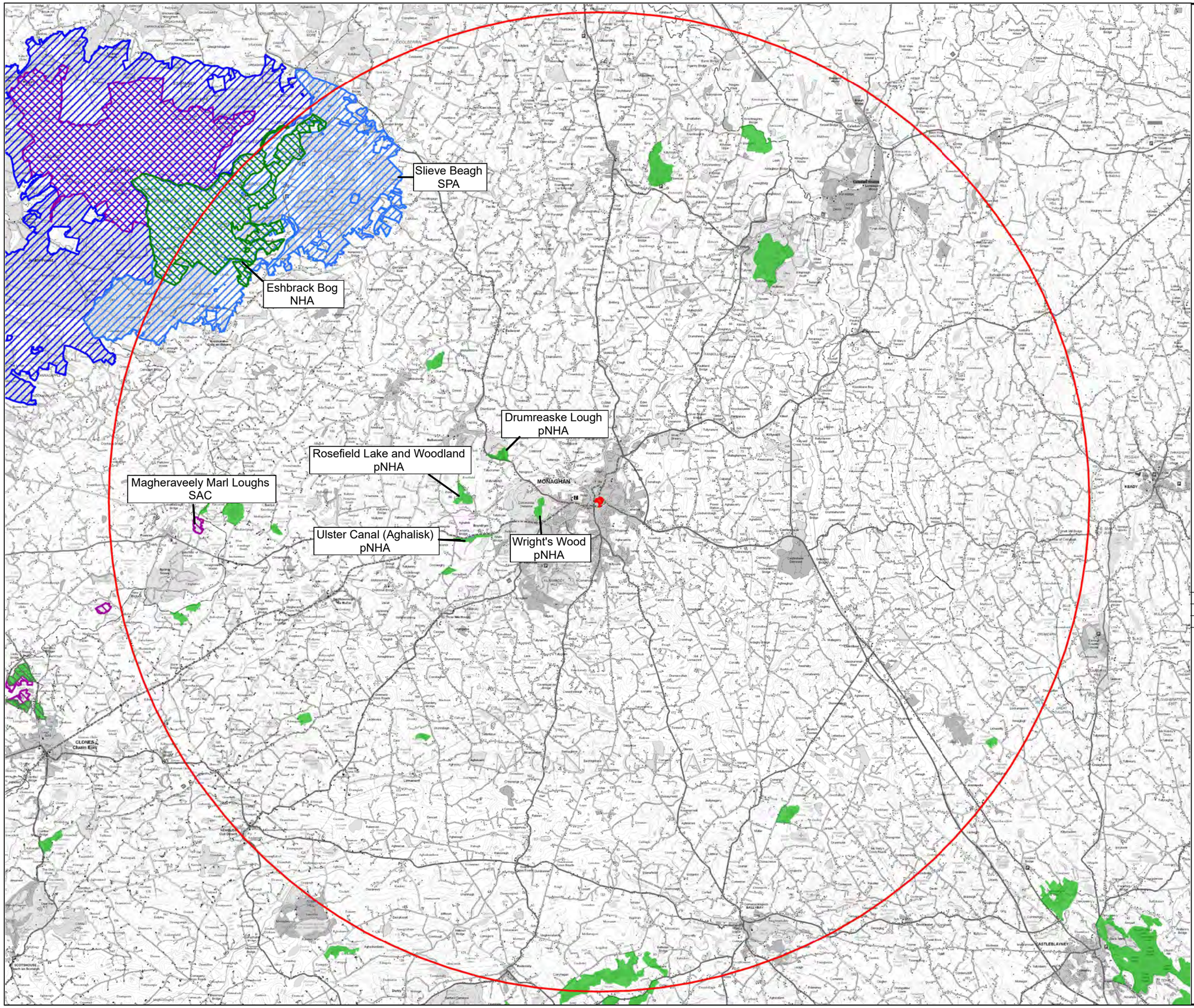
Revision
--

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Figure

8.2

Designated Sites



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- Site Location
- 15km Site Buffer
- SAC
- SPA
- NHA
- pNHA
- SAC (NI)
- SPA (NI)

Rev	Description	By	Ckd	Date

rps

Elmwood House, 74 Boucher Road,
BELFAST, BT12 6RZ
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Monaghan County Council

Monaghan Town Centre

Designated Sites and Features of Natural Heritage Importance

Figure Number 8.2

Status	Scale @ A3	Date
Preliminary	**1:1250**	**12.03.21**

RPS Project Number
NI2162

Revision
--

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N

Figure

8.3

Extended Phase 1 Survey



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- Site Boundary
- Scrub
- Broadleaved Scattered Trees
- Coniferous Scattered Trees
- Hedgerow
- Tall Ruderal
- Amenity Grassland
- Amenity Planting
- Recolonising Bare Ground
- Buildings
- Hardstanding
- Japanese Knotweed

Rev	Description	By	Ckd	Date

Elmwood House, 74 Boucher Road,
BELFAST, BT12 6RZ
T: 028 9066 7914

Monaghan County Council

Monaghan Town Centre

Extended Phase 1 Habitat Survey

Figure Number 8.3

Status	Scale @ A3	Date
Preliminary	**1:1250**	**12.03.21**

RPS Project Number	Revision
NI2162	**--**

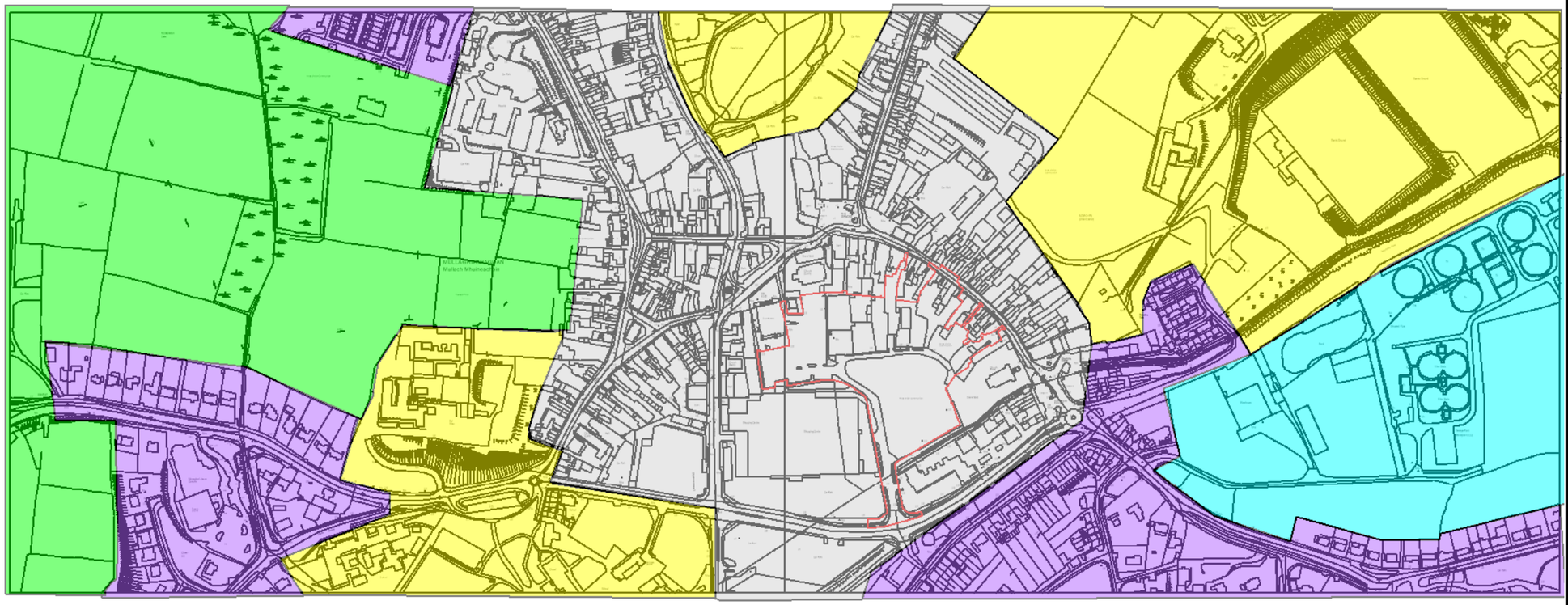
rpsgroup.com

N

Figure

14.2

Townscape Character Area



Proposed Development

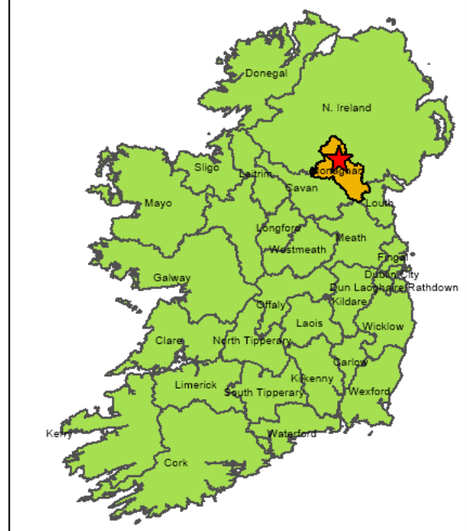
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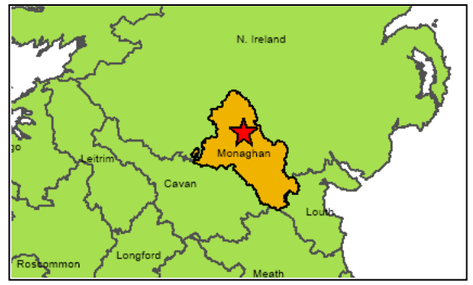
Town Centre Townscape

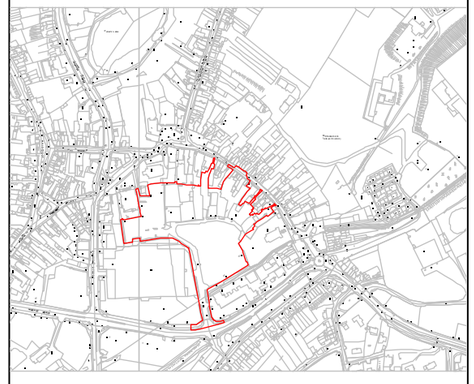
Industrial Townscape

Openspace & Institutional Townscape

Rural/ Urban Fringe







Scale 1:10,000 @ A3

Client

Monaghan County Council

General Notes

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iii) This drawing is the property of RPS, it is a project confidential classified document. It must not be copied used or its contents divulged without prior written consent. The needs and expectations of client and RPS must be considered when working with this drawing.

(iv) Information including topographical survey, geotechnical investigation and utility detail used in the design have been provided by others.

(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn / Chk	Amendments / Issues	App
P01	24.03.21	MG / MF	FOR INFORMATION	MF

rps

Model File Identifier
N/A

Scale
NTS @ A3

Created on
MARCH 2021

Sheets
01 of 01

Project MONAGHAN TOWN- DUBLIN STREET REGENERATION PROJECT

Title
TOWNSCAPE CHARACTER AREAS

File Identifier
MGTO528-RPS-00-XX-DR-C-IX0002

Drawing No.

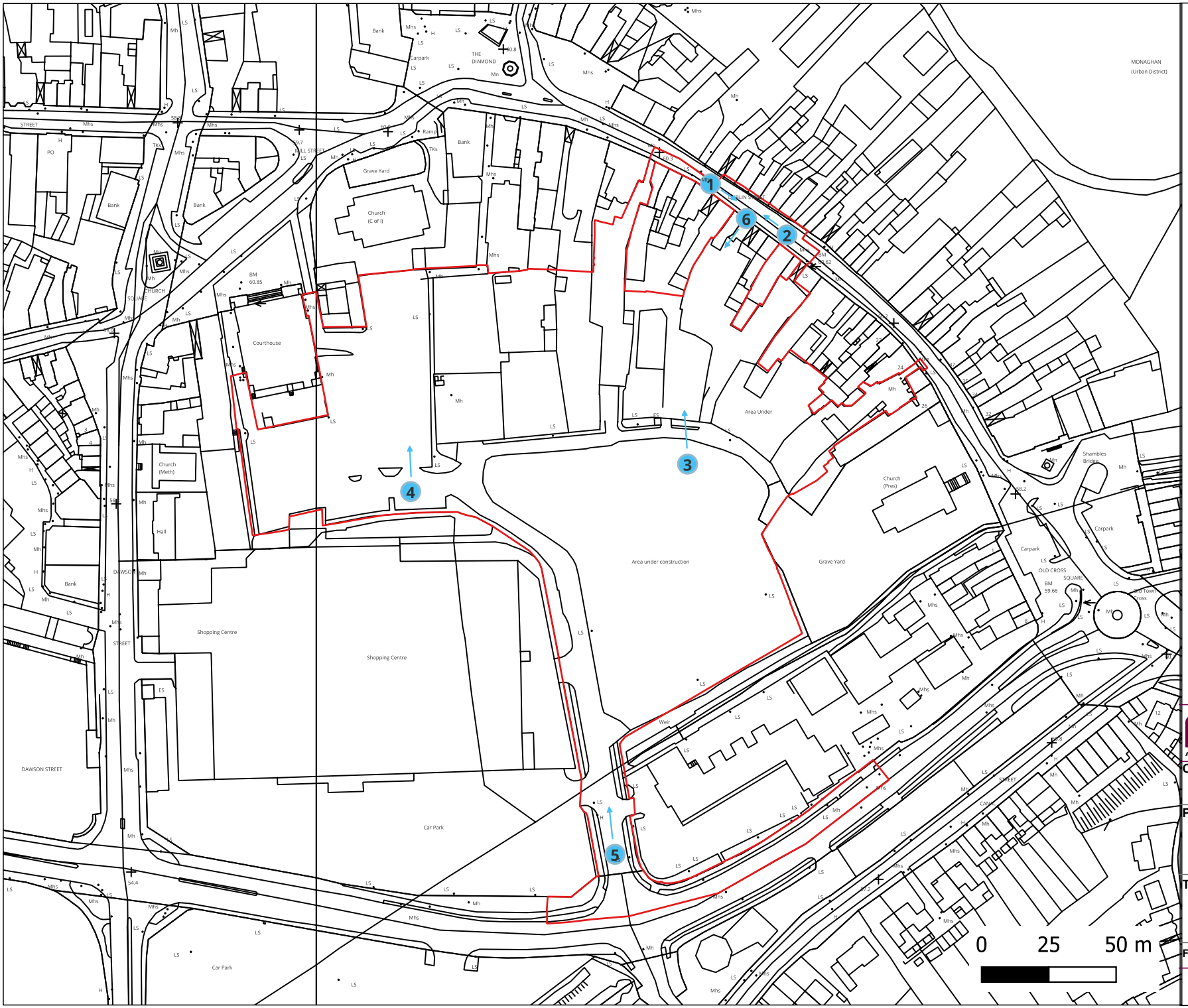
Status
D1

Rev
P01

Figure

14.3

Viewpoint Locations



Legend

- Site_Boundary
- Viewpoint Location

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Client: Monaghan County Counci

Project: Monaghan Town Centre

Title: Viewpoint Locations

Figure No. 14.3

Project No.	Date	Revision
NI2162	04/12/2023	-

Figure

14.4a

Viewpoint 01 Dublin Street Looking East Existing View



Existing view

Figure 14.4a	Job Ref:	NI2162	Title: Viewpoint 01 Dublin Street looking east Existing View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council
	Issued by:	PM			
	Checked by:	RH/SM			
	Date:	Dec 2023			

Figure

14.4b

Viewpoint 01 Dublin Street Looking East Proposed View



Proposed view

Figure 14.4b	Job Ref:	NI2162	Title: Viewpoint 01 Dublin Street looking east Proposed View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council	rps
	Issued by:	PM				
	Checked by:	RH/SM				
	Date:	Dec 2023				

Figure

14.5a

Viewpoint 02 Dublin Street Looking West Existing View



Existing view

Figure 14.5a	Job Ref:	NI2162	Title: Viewpoint 02 Dublin Street looking west Existing View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council
	Issued by:	PM			
	Checked by:	RH/SM			
	Date:	Dec 2023			

Figure

14.5b

Viewpoint 02 Dublin Street Looking West Proposed View



Proposed view

Figure 14.5b	Job Ref:	NI2162	Title: Viewpoint 02 Dublin Street looking west Proposed View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council
	Issued by:	PM			
	Checked by:	RH/SM			
	Date:	Dec 2023			

Figure

14.6a

Viewpoint 03 Farney Road Towards Gavan Duffy Place Existing View



Existing view

Figure 14.6a	Job Ref:	NI2162	Title: Viewpoint 03 Farney Road towards Gavan Duffy Place Existing View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council	
	Issued by:	PM				
	Checked by:	RH/SM				
	Date:	Dec 2023				

Figure

14.6b

Viewpoint 03 Farney Road Towards Gavan Duffy Place Proposed View



Proposed view

Figure 14.6b	Job Ref:	NI2162	Title: Viewpoint 03 Farney Road towards Gavan Duffy Place Proposed View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council	rps
	Issued by:	PM				
	Checked by:	RH/SM				
	Date:	Dec 2023				

Figure

14.7a

Viewpoint 04 Towards Courthouse Car Park Existing View



Existing view

Figure 14.7a	Job Ref:	NI2162	Title: Viewpoint 04 Toward Courthouse Car Park Existing View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council	rps
	Issued by:	PM				
	Checked by:	RH/SM				
	Date:	Dec 2023				

Figure

14.7b

Viewpoint 04 Towards Courthouse Car Park Proposed View



Proposed view

Figure 14.7b	Job Ref:	NI2162	Title: Viewpoint 04 Toward Courthouse Car Park Proposed View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council	rps
	Issued by:	PM				
	Checked by:	RH/SM				
	Date:	Dec 2023				

Figure

14.8a

Viewpoint 05 Castle Road Existing View



Existing view

Figure 14.8a	Job Ref:	NI2162	Title:	Viewpoint 05 Castle Road Existing View	Project:	Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council
	Issued by:	PM					
	Checked by:	RH/SM					
	Date:	Dec 2023					

Figure

14.8b

Viewpoint 05 Castle Road Proposed View



Proposed view

Figure 14.8b	Job Ref:	NI2162	Title: Viewpoint 05 Castle Road Proposed View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council	rps MAKING COMPLEX EASY
	Issued by:	PM				
	Checked by:	RH/SM				
	Date:	Dec 2023				

Figure

14.9

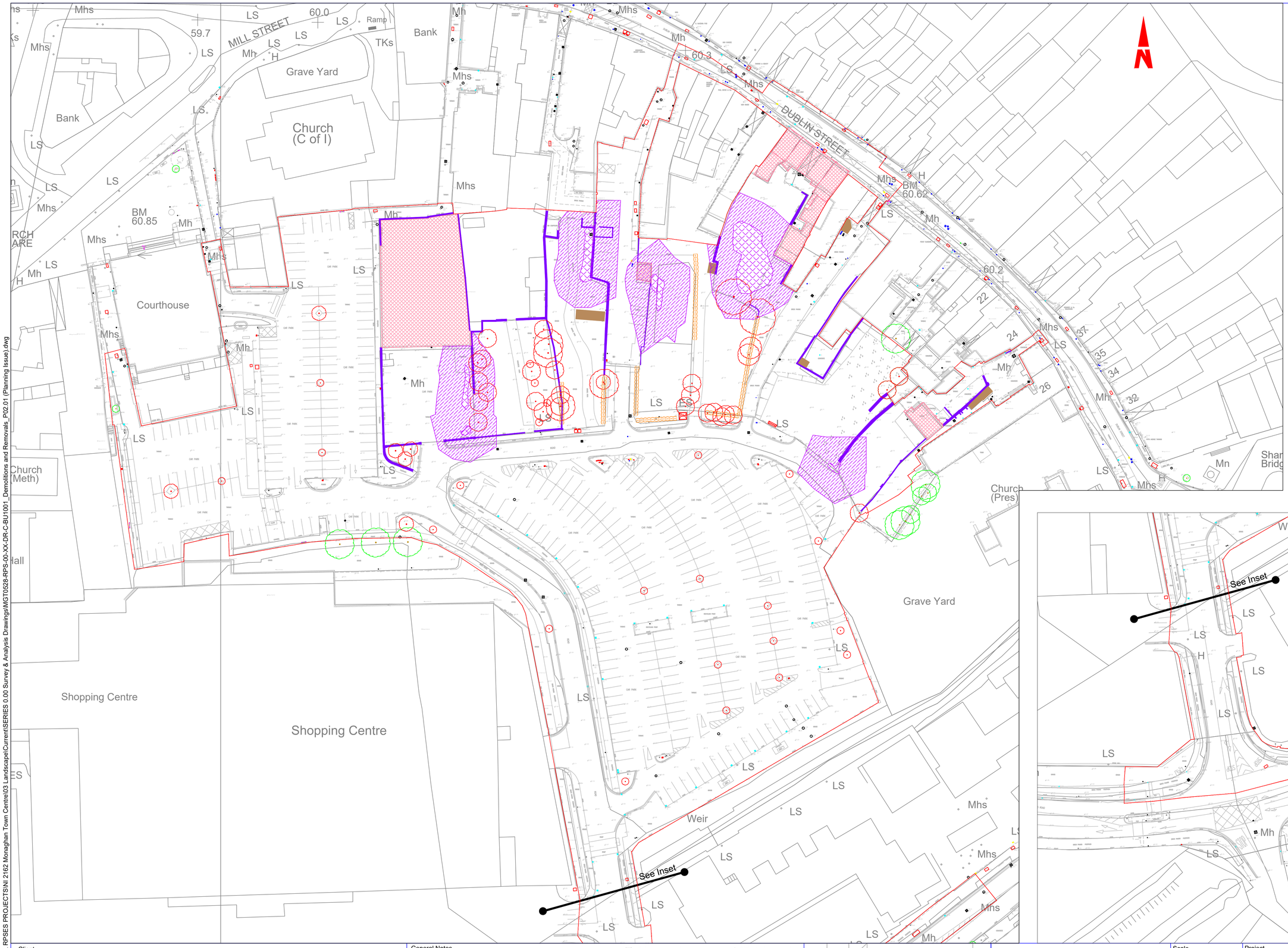
Viewpoint 06 Dublin Street towards Gavan Duffy Place to backlands Proposed View



Proposed view

Figure 14.9	Job Ref:	NI2162	Title: Viewpoint 05 Town Centre Proposed View	Project: Monaghan Town Centre	Client: Comhairle Contae Mhuineacháin Monaghan County Council	rps MAKING COMPLEX EASY
	Issued by:	PM				
	Checked by:	RH/SM				
	Date:	Dec 2023				

MGT0528-RPS-00-XX-DR-C-BU1001_ Demolitions and Removals_ P02.01 (Planning Issue)



\\Belf-ish-01\70\Projects\ALL RPSES PROJECTS\NI 2162 Monaghan Town Centre\03 Landscape\Current\SERIES 0.00 Survey & Analysis Drawings\MGT0528-RPS-00-XX-DR-C-BU1001_Demolitions and Removals_P02.01 (Planning Issue).dwg

Client

Monaghan County Council

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Rev	Date	Drn Chk	Amendment / Issue	App
P02.03	Aug.'22	SA MF	PLANNING ISSUE	RH
P02.02	Jun.'22	SA MF	Issued for Review	-
P02.01	Dec.'21	SA AMcF	Issued for Review	-

Model File Identifier: -

Scale: 1:500 @ A1, 1:1000 @ A3

Created on: February 2020

Sheets: 01 of 01

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: Demolitions and Removals

File Identifier: MGT0528-RPS-00-XX-DR-C-BU1001 -01

Status: S3

Rev: P02.03

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MGT0528-RPS-00-XX-DR-C-CS1014 - Long Sections (Planning Issue)

LEGEND

PLANNING BOUNDARY

N

BM
60.85

Courthouse

LONG SECTION 2 - NORTH TO SOUTH

LONG SECTION 3 - NORTH TO SOUTH

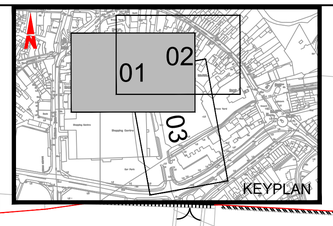
LONG SECTION 4 - NORTH TO SOUTH

CHURCH WALK

COURT HOUSE

LONG SECTION 1 - EAST TO WEST

COURTHOUSE SQUARE



0.00m 10m 20m 30m 40m 50m
Scale Bar

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\CS\MGT0528-RPS-00-XX-DR-C-CS1014 - Long Sections.dwg

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Client

Comhairle Contae Mhuineacháin
Monaghan County Council

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Rev	Date	Drn / Chk	Amendment / Issue	App
P02	07.02.22	MG / MF	FOR PLANNING	MF
P01	16.12.21	MG / MF	FOR PLANNING	MF

rps

Model File Identifier: MGT0528-RPS-00-XX-DR-C-SK0007

Scale: 1:250 @ A1, 1:500 @ A3

Created on: DECEMBER 2021

Sheets: 01 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

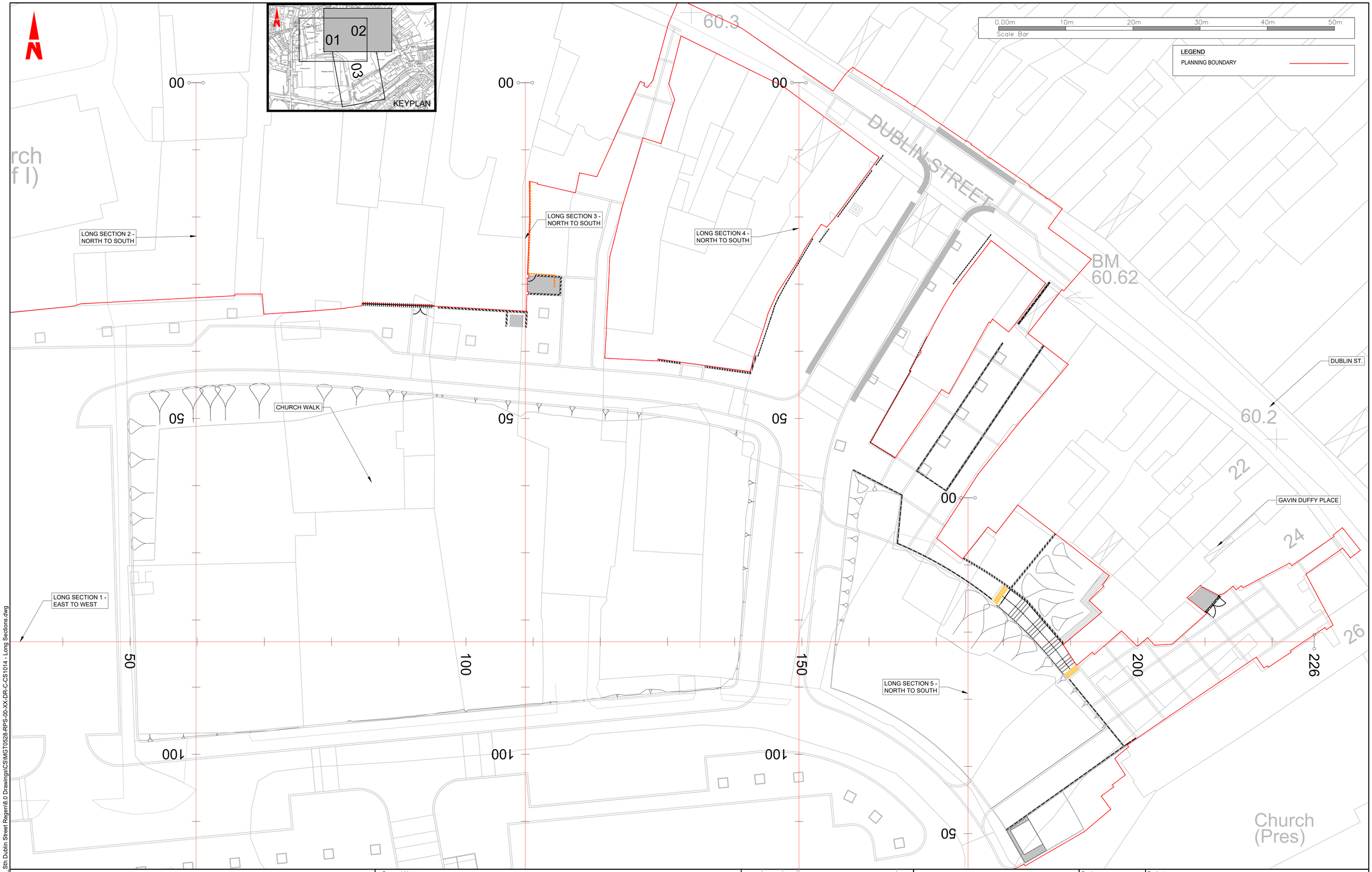
Title: LONG SECTIONS THROUGH SITES PLAN

File Identifier: MGT0528-RPS-00-SS-DR-C-CS1014

Drawing No.: CS1014

Status: S3

Rev: P02



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Client

Comhairle Contae Mhuineacháin
Monaghan County Council

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Rev	Date	Drn / Chk	Amendment / Issue	App
P02	07.02.22	MG / MF	FOR PLANNING	MF
P01	16.12.21	MG / MF	FOR PLANNING	MF

RPS

Model File Identifier: MGT0528-RPS-00-XX-DR-C-SK0007

Scale: 1:250 @ A1, 1:500 @ A3

Created on: DECEMBER 2021

Sheets: 02 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: LONG SECTIONS THROUGH SITES PLAN

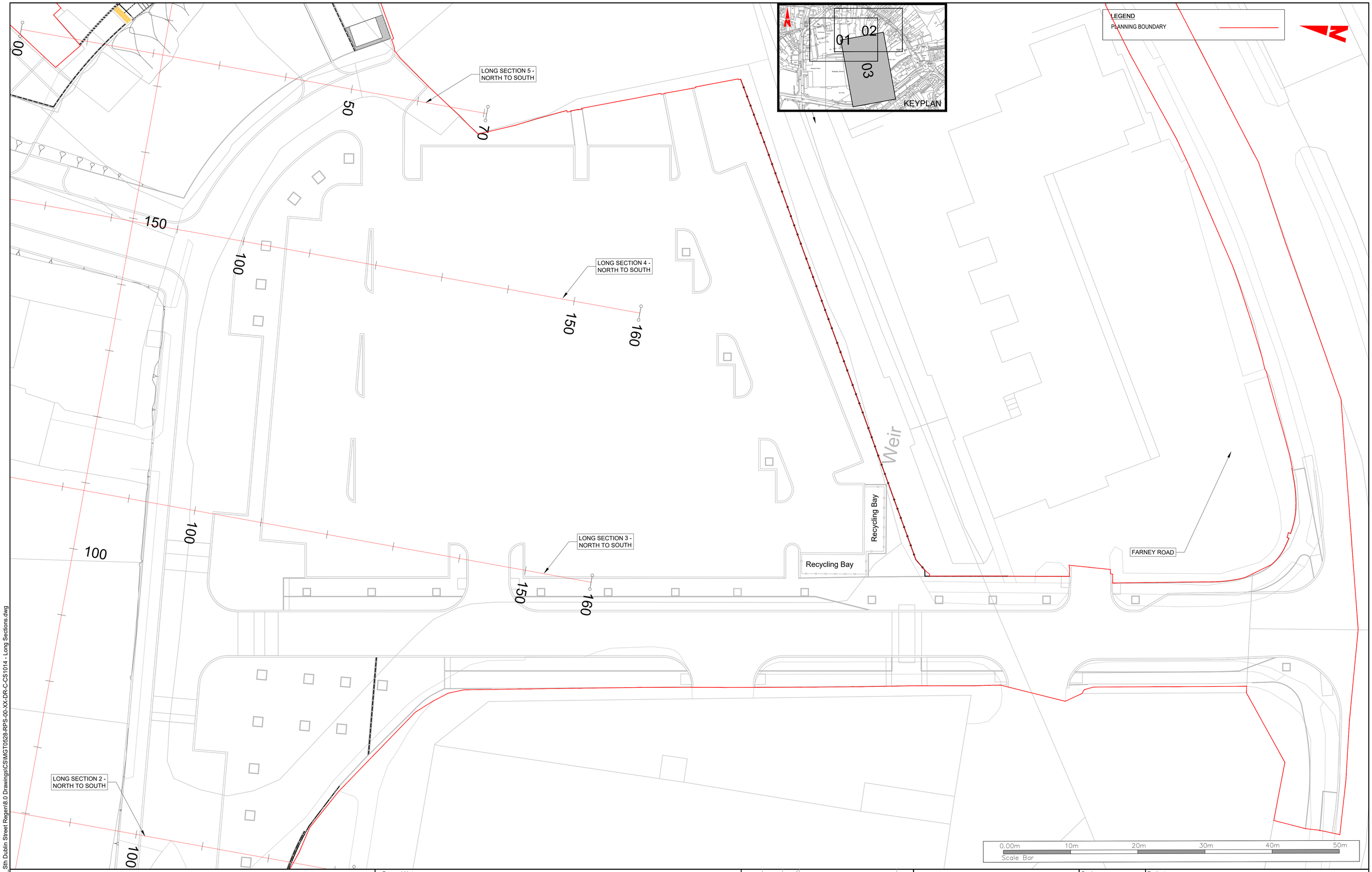
File Identifier: MGT0528-RPS-00-SS-DR-C-CS1014

Drawing No.: CS1014

Status: S3

Rev: P02

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T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\CS\MGT0528-RPS-00-XX-DR-C-CS1014 - Long Sections.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

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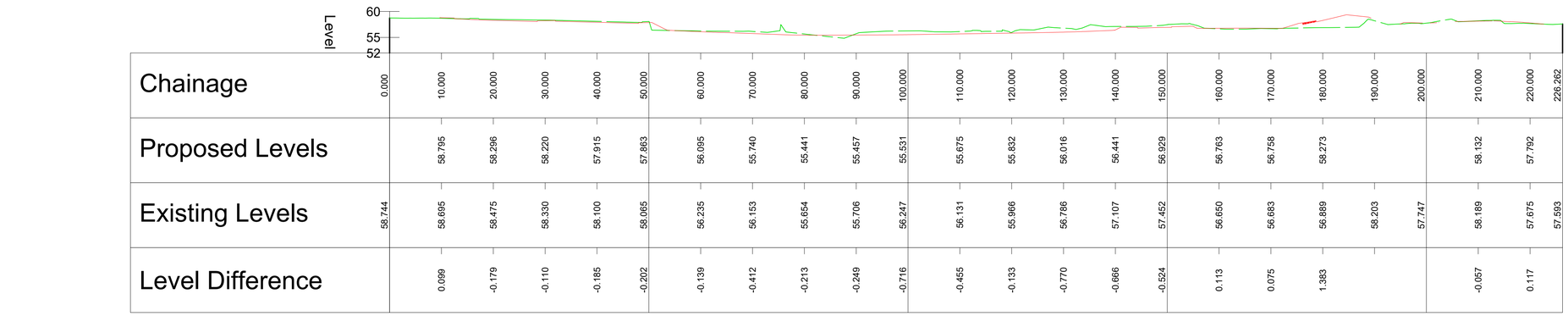
Rev	Date	Drn	Chk	Amendment / Issue	App
P02	07.02.22	MG	MF	FOR PLANNING	MF
P01	16.12.21	MG	MF	FOR PLANNING	MF

rps

Model File Identifier	MGT0528-RPS-00-XX-DR-C-SK0007
File Identifier	MGT0528-RPS-00-SS-DR-C-CS1014
Scale	1:250 @ A1 1:500 @ A3
Created on	DECEMBER 2021
Sheets	03 of 08
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	LONG SECTIONS THROUGH SITES PLAN
Drawing No.	CS1014
Status	S3
Rev	P02

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LONG SECTION 1 - EAST TO WEST
SCALE: H 1:500,V 1:500. DATUM: 52.000



Chainage	0.000	10.000	20.000	30.000	40.000	50.000	60.000	70.000	80.000	90.000	100.000	110.000	120.000	130.000	140.000	150.000	160.000	170.000	180.000	190.000	200.000	210.000	220.000	226.262
Proposed Levels		58.795	58.296	58.220	57.915	57.863	56.095	55.740	55.441	55.457	55.531	55.675	55.832	56.016	56.441	56.929	56.763	56.758	58.273			58.132	57.792	
Existing Levels	58.744	58.695	58.475	58.330	58.100	58.065	56.235	56.153	55.654	55.706	56.247	56.131	55.966	56.786	57.107	57.452	56.650	56.683	56.889	58.203	57.747	58.189	57.675	57.593
Level Difference		0.099	-0.179	-0.110	-0.185	-0.202	-0.139	-0.412	-0.213	-0.249	-0.716	-0.455	-0.133	-0.770	-0.666	-0.524	0.113	0.075	1.383			-0.057	0.117	

LEGEND:

PROPOSED LEVEL

EXISTING LEVEL

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

General Notes

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Rev	Date	Drn / Chk	Amendment / Issue	App
P02	07.02.22	MG / MF	FOR PLANNING	MF
P01	16.12.21	MG / MF	FOR PLANNING	MF

Model File Identifier: MGT0528-RPS-00-XX-DR-C-SK0007

Scale: 1:500 @ A1, 1:1000 @ A3

Created on: DECEMBER 2021

Sheets: 04 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: LONG SECTIONS THROUGH SITES

File Identifier: MGT0528-RPS-00-SS-DR-C-CS1014

Drawing No.: CS1014

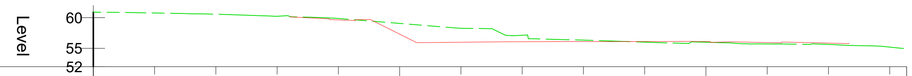
Status: S3

Rev: P02

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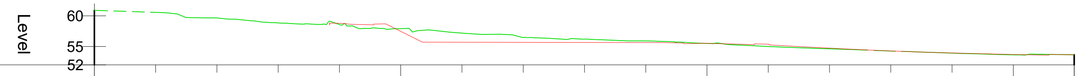
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LONG SECTION 2 - NORTH TO SOUTH
SCALE: H 1:500,V 1:500. DATUM: 52.000



| | | |

LONG SECTION 3 - NORTH TO SOUTH
SCALE: H 1:500,V 1:500. DATUM: 52.000



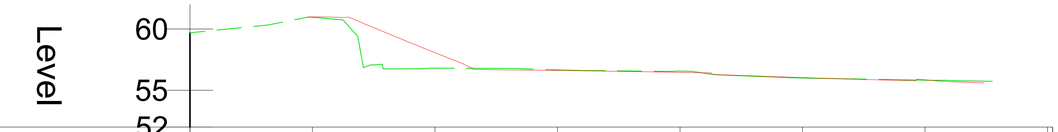
| | | |

LONG SECTION 4 - NORTH TO SOUTH
SCALE: H 1:500,V 1:500. DATUM: 52.000



| | | |

LONG SECTION 5 - NORTH TO SOUTH
SCALE: H 1:500,V 1:500. DATUM: 52.000



Chainage	0.000	10.000	20.000	30.000	40.000	50.000	60.000	70.411
Proposed Levels		60.991	58.068	56.617	56.458	56.033	55.854	
Existing Levels	59.685	60.958	56.804	56.667	56.568	55.998	55.821	
Level Difference		0.033	1.264	-0.050	-0.110	0.035	0.033	

LEGEND:

PROPOSED LEVEL

EXISTING LEVEL

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn Chk	Amendment / Issue	App
P02	07.02.22	MG MF	FOR PLANNING	MF
P01	16.12.21	MG MF	FOR PLANNING	MF

rps

Model File Identifier: MGT0528-RPS-00-XX-DR-C-SK0007

Scale: 1:250 @ A1, 1:500 @ A3

Created on: DECEMBER 2021

Sheets: 08 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: LONG SECTIONS THROUGH SITES

File Identifier: MGT0528-RPS-00-SS-DR-C-CS1014

Drawing No.: CS1014

Status: S3

Rev: P02

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MGT0528-RPS-00-XX-DR-C-DR1001 - Drainage (Planning Issue)

LEGEND

- EXTENTS OF PLANNING AREA
- PROPOSED CATCHPIT
- PROPOSED GULLY
- PROPOSED DOWNPIPE GULLY
- PROPOSED CARRIER PIPE
- PROPOSED LINEAR DRAINAGE CHANNEL
- FLOW DIRECTION ARROW
- PROPOSED 150mmØ GULLY OUTFALL PIPE
- PROPOSED 150mmØ ROOF WATER CARRIER PIPE
- PETROL INTERCEPTOR
- FILTER DRAIN
- HEADWALL TO CC-SCD-00553
- EXISTING 900mm CULVERT TO BE PROTECTED IN PLACE

KEYPLAN

NOTES:
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH APPENDICES 5/1, 5/6, 5/7, 5/8 & 5/9 OF THE SPECIFICATION
- DRAWING MGT0528-RPS-00-XX-DR-C-DR1002 PROVIDES ADDITIONAL DETAILS FOR LINEAR DRAINAGE CHANNELS AND DOWNPIPE GULLIES

PROPRIETARY CRATE ATTENUATION SYSTEM BENEATH CAR PARK
REQUIRED STORAGE VOLUME: 1178m³
DEPTH: 0.8m
PLAN AREA (BASED ON 95% SYSTEM VOIDS): 1550m² (38m x 41m)
SYSTEM TO BE INSTALLED FLAT AT AN INVERT LEVEL OF 52.010mOD
REFER TO DRAINAGE SCHEDULES FOR REQUIRED INVERT LEVELS.
TO BE INSTALLED AS PER MANUFACTURER'S GUIDELINES INCLUDING REQUIREMENTS TO REDUCE SEDIMENT DEPOSITION AND BUILD-UP.
CRATE SYSTEM TO BE SEALED WITH IMPERMEABLE LINER TO PREVENT INGRESS OF GROUNDWATER.

Scale Bar: 0.00m 10m 20m 30m 40m 50m

Client: Comhairle Contae Mhuineacháin / Monaghan County Council

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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Dn / Chk	Amendment / Issue	App
P05	25.07.22	EMcK / MF	PLANNING	MF
P04	26.05.22	MF / MF	DETAIL DESIGN	MF
P03	23.05.22	MG / EMcK	DETAIL DESIGN	MF
P02	08.03.22	MG / EMcK	DETAIL DESIGN	RS

Model File Identifier: N/A

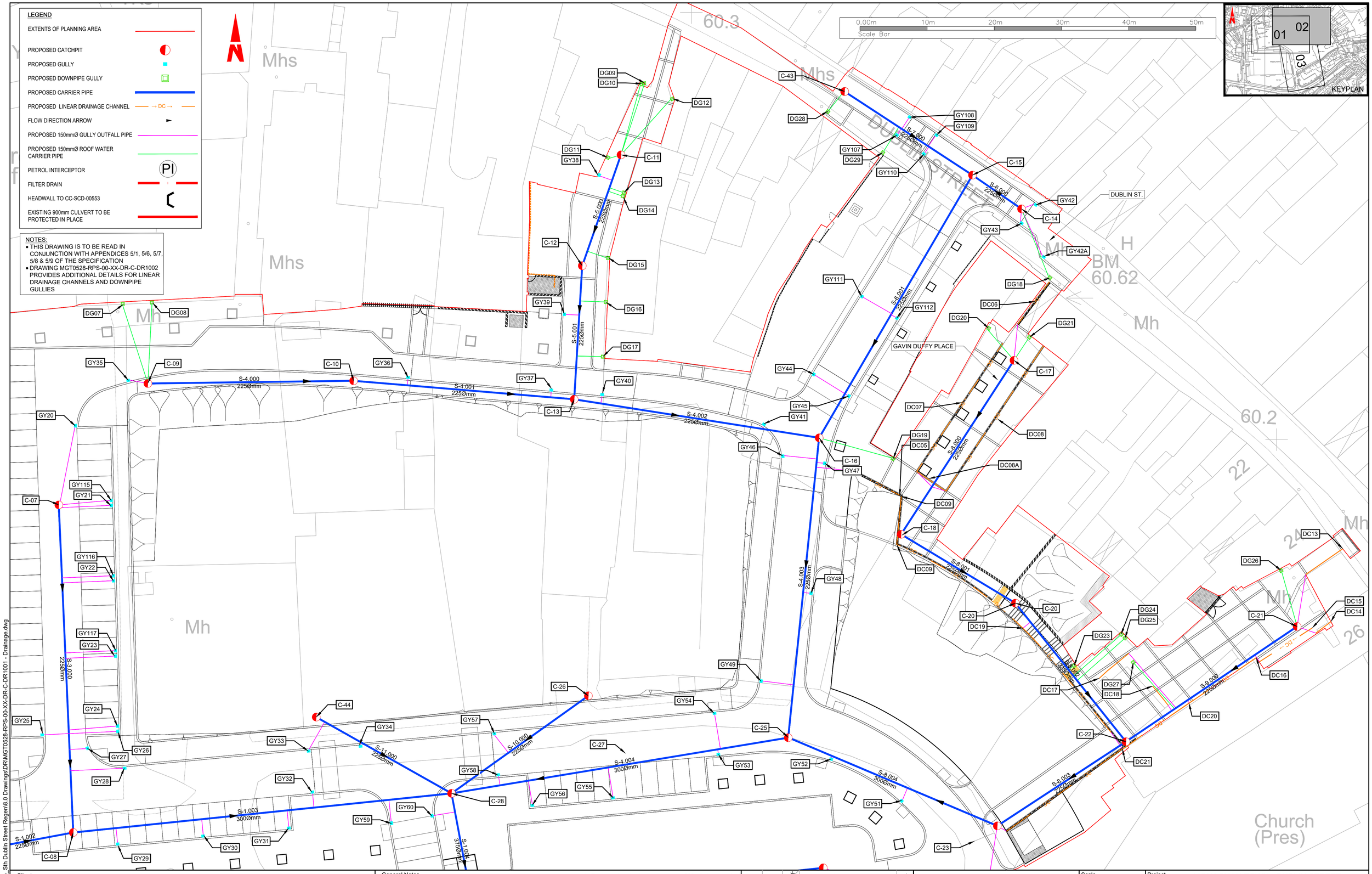
Scale: 1:250 @ A1, 1:500 @ A3
Created on: APRIL 2021
Sheets: 01 of 03

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title: DRAINAGE LAYOUT

File Identifier: MGT0528-RPS-00-XX-DR-C-DR1001
Drawing No.: DR1001
Status: S4
Rev: P05

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\DR\MGT0528-RPS-00-XX-DR-C-DR1001 - Drainage.dwg

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T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\DR\MGT0528-RPS-00-XX-DR-C-DR1001 - Drainage.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

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Rev	Date	Drn / Chk	Amendment / Issue	App
P05	25.07.22	EMcK / MF	PLANNING	MF
P04	26.05.22	MF / MF	DETAIL DESIGN	MF
P03	23.05.22	MG / EMcK	DETAIL DESIGN	MF
P02	08.03.22	MG / EMcK	DETAIL DESIGN	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: APRIL 2021

Sheets: 02 of 03

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: DRAINAGE LAYOUT

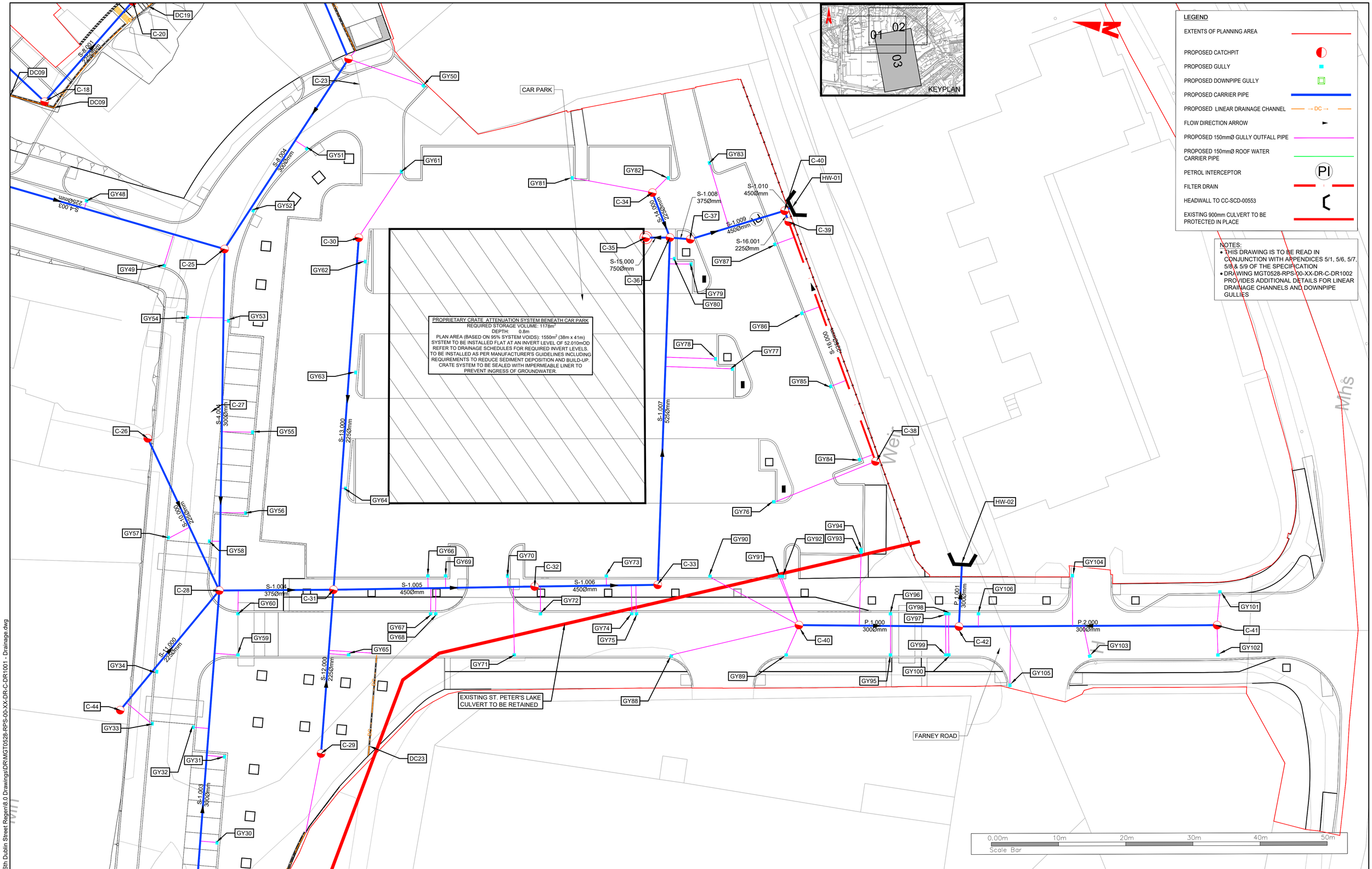
File Identifier: MGT0528-RPS-00-XX-DR-C-DR1001

Drawing No.: DR1001

Status: S4

Rev: P05

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Client

Comhairle Contae Mhuineacháin
Monaghan County Council

General Notes

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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn	Chk	Amendment / Issue	App
P05	25.07.22	EMcK	MF	PLANNING	MF
P04	26.05.22	MF	MF	DETAIL DESIGN	MF
P03	23.05.22	MG	EMcK	DETAIL DESIGN	MF
P02	08.03.22	MG	EMcK	DETAIL DESIGN	RS

rps

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: APRIL 2021

Sheets: 03 of 03

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: DRAINAGE LAYOUT

File Identifier: MGT0528-RPS-00-XX-DR-C-DR1001

Drawing No.: DR1001

Status: S4

Rev: P05

T:\MGT0528_Monaghan CoCo_ Sth Dublin Street Regen\8.0 Drawings\DR\MGT0528-RPS-00-XX-DR-C-DR1001 - Drainage.dwg

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MGT0528-RPS-00-XX-DR-C-UT1005 – Foul Sewer

LEGEND:

EXTENTS OF PLANNING BOUNDARY

PROPOSED FOUL SEWER

PROPOSED MANHOLE

EXISTING MANHOLE RETAINED

FLOW DIRECTION

KEYPLAN

10

CAR PARK

F-19

F-03

F-15

F-04

F-01

F-05

F-06

F-07

F-08

F-09

F-10

F-11

F-12
CONNECT PROPOSED FOUL SEWER
TO EXISTING FOUL NETWORK

F1.000
1500mm

F1.001
1500mm

F1.002
1500mm

F1.003
1500mm

F1.004
1500mm

F1.005
1500mm

F1.006
2250mm

F1.007
2250mm

F1.008
2250mm

SECTION OF PIPE F1.005 RUNS
BENEATH DOUBLE PIPE CULVERT

FARNEY ROAD

Weir

0.00m 10m 20m 30m 40m 50m
Scale Bar

NOTES:
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH APPENDICES 1/16 AND 5/1 OF THE SPECIFICATION

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\UT\MGT0528-RPS-00-XX-DR-C-UT1005 - Foul Sewer.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

General Notes

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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn / Chk	Amendment / Issue	App
P04	25.07.22	EMcK / MF	DETAILED DESIGN	MF
P03	23.05.22	MG / EMcK	DETAILED DESIGN	MF
P02	08.03.22	MG / EMcK	DETAILED DESIGN	MF
P05	05.12.23	EMcK / MF	DETAILED DESIGN	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: APRIL 2021

Sheets: 01 of 01

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: UTILITIES
FOUL SEWER LAYOUT

File Identifier: MGT0528-RPS-00-XX-DR-C-UT1005

Drawing No.: UT1005

Status: S4

Rev: P05

Ordnance Survey Ireland Licence No. EN0005020 © Ordnance Survey Ireland/Government of Ireland

MGT0528-RPS-00-XX-DR-C-UT1002 – Watermain Works

LEGEND:

- PROPOSED 250mm HDPE PE100 SDR17 WATERMAIN
- PROPOSED 40mm HDPE SERVICE WATERMAIN
- SLUICE VALVES
- BULK METER
- SCOUR VALVE
- AIR VALVE
- STOP VALVE/COCK
- INDIVIDUAL PROPERTY CONNECTION METER AND BOUNDARY BOX
- 90° 250mm WATERMAIN BEND
- HYDRANTS
- COUPLER
- EXISTING WATERMAIN TO BE MADE REDUNDANT AND REMOVED
- EXISTING WATERMAIN TO BE CONNECTED TO PROPOSED WATERMAIN
- EXTENTS OF PLANNING BOUNDARY

NOTE:
REFER TO DRAWING NO. UT1001 FOR FURTHER DETAILS
REFER TO IRISH WATER Document IW-CDS-5020-01 FOR STANDARD DETAILS AND FURTHER INSTALLATION DETAILS
LOCATIONS OF ALL PLANT AND EQUIPMENT ARE INDICATIVE
ALL HYDRANTS, SLUICE VALVES, SCOUR VALVES, AIR VALVES AND METERS TO HAVE INDIVIDUAL MARKER PLATES PROVIDED AND INSTALLED BY CONTRACTOR IN ACCORDANCE WITH IW STANDARD DETAILS
THRUST BLOCKS TO BE PROVIDED AND INSTALLED BY CONTRACTOR AT ALL BENDS IN ACCORDANCE WITH iw STANDARD DETAILS

KEYPLAN

BLANK CAP AT END OF 1m WATERMAIN
CONNECT TO EXISTING WATERMAIN
CHURCH WALK
COURT HOUSE
COURTHOUSE SQUARE
Area under construction

0.00m 10m 20m 30m 40m 50m
Scale Bar

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\UT\MGT0528-RPS-00-XX-DR-C-UT1002 - Watermain Works.dwg

Client: Comhairle Contae Mhuineacháin / Monaghan County Council

General Notes
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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Dm	Chk	Amendment / Issue	App
P04	05.12.23	MF	MF	DETAILED DESIGN	SF
P03	01/03/22	MF	MF	DETAILED DESIGN	MF
P02	02.12.21	MF	RS	DETAILED DESIGN	RS
P01	30.04.21	MF	RS	DETAILED DESIGN	RS

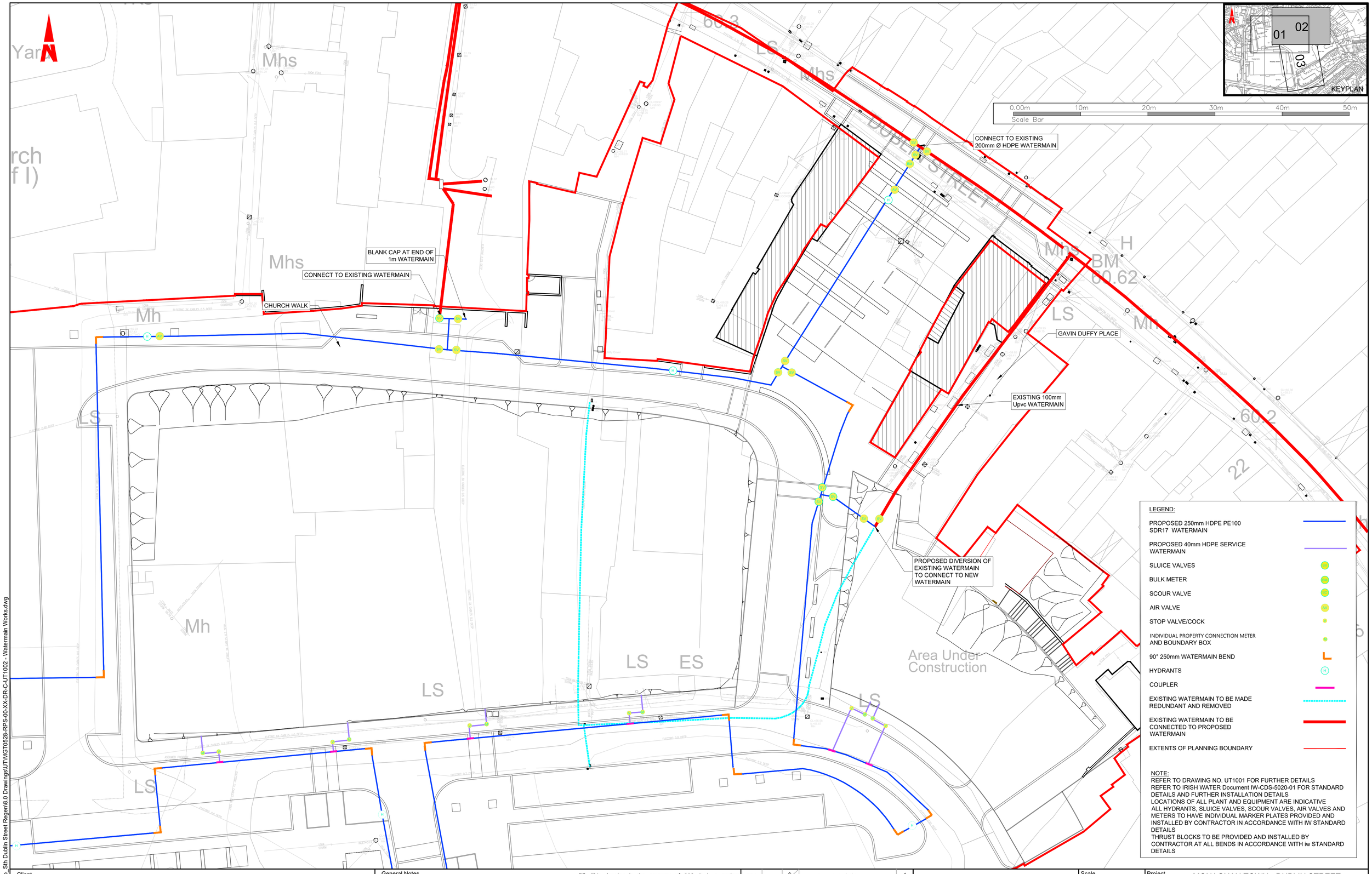
Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3
Created on: APRIL 2021
Sheets: 01 of 03

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title: WATERMAIN WORKS

File Identifier: MGT0528-RPS-00-XX-DR-C-UT1002
Drawing No.: UT1002
Status: S4
Rev: P04

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T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\UT\MGT0528-RPS-00-XX-DR-C-UT1002 - Watermain Works.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

General Notes

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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn / Chk	Amendment / Issue	App
P04	05.12.23	MF / MF	DETAILED DESIGN	SF
P03	01/03/22	MF / MF	DETAILED DESIGN	MF
P02	02.12.21	MF / RS	DETAILED DESIGN	RS
P01	30.04.21	MF / RS	DETAILED DESIGN	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: APRIL 2021

Sheets: 02 of 03

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: WATERMAIN WORKS

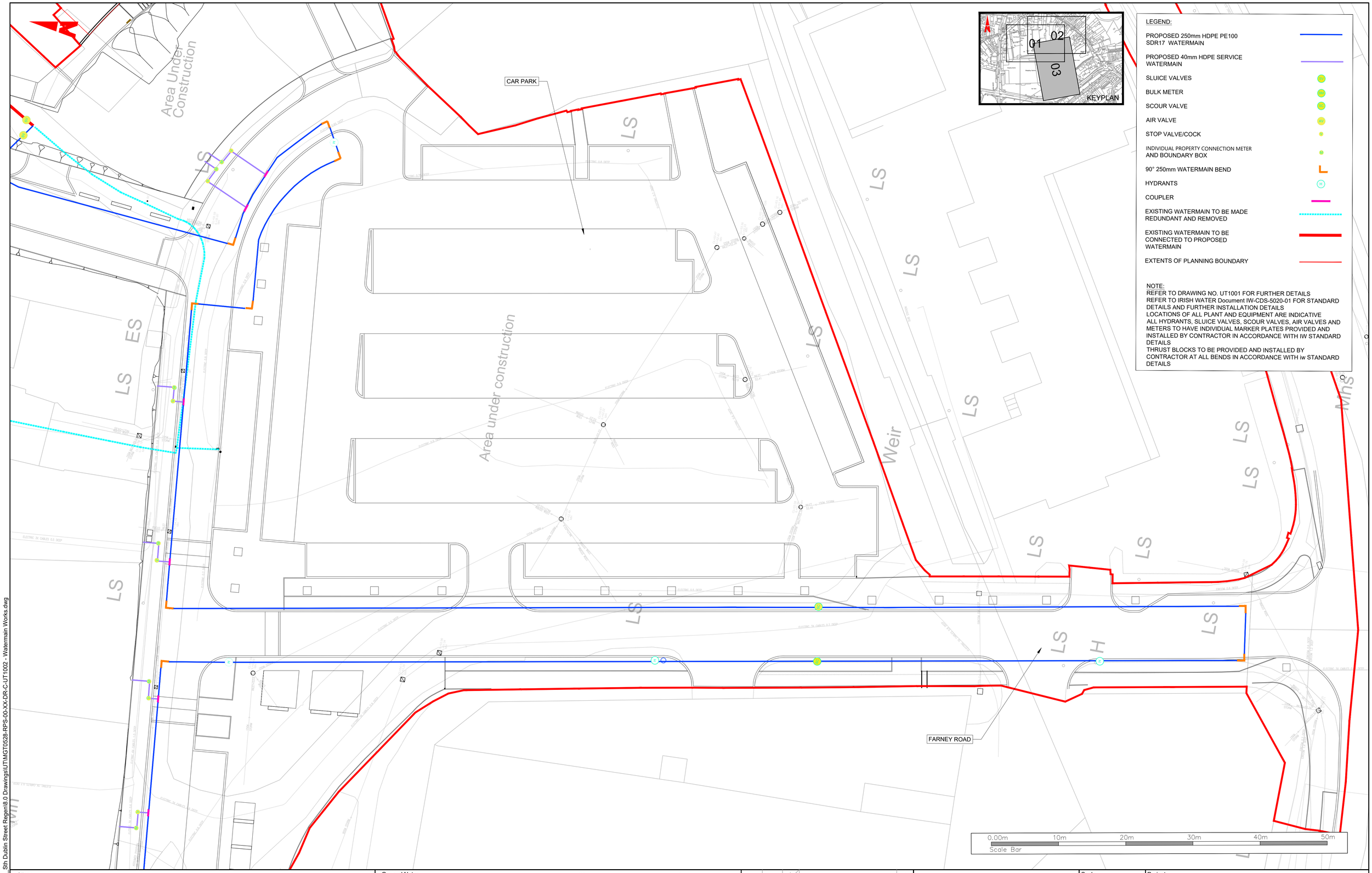
File Identifier: MGT0528-RPS-00-XX-DR-C-UT1002

Drawing No.: UT1002

Status: S4

Rev: P04

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LEGEND:

- PROPOSED 250mm HDPE PE100 SDR17 WATERMAIN
- PROPOSED 40mm HDPE SERVICE WATERMAIN
- SLUICE VALVES
- BULK METER
- SCOUR VALVE
- AIR VALVE
- STOP VALVE/COCK
- INDIVIDUAL PROPERTY CONNECTION METER AND BOUNDARY BOX
- 90° 250mm WATERMAIN BEND
- HYDRANTS
- COUPLER
- EXISTING WATERMAIN TO BE MADE REDUNDANT AND REMOVED
- EXISTING WATERMAIN TO BE CONNECTED TO PROPOSED WATERMAIN
- EXTENTS OF PLANNING BOUNDARY

NOTE:
REFER TO DRAWING NO. UT1001 FOR FURTHER DETAILS
REFER TO IRISH WATER Document IW-CDS-5020-01 FOR STANDARD DETAILS AND FURTHER INSTALLATION DETAILS
LOCATIONS OF ALL PLANT AND EQUIPMENT ARE INDICATIVE
ALL HYDRANTS, SLUICE VALVES, SCOUR VALVES, AIR VALVES AND METERS TO HAVE INDIVIDUAL MARKER PLATES PROVIDED AND INSTALLED BY CONTRACTOR IN ACCORDANCE WITH IW STANDARD DETAILS
THRUST BLOCKS TO BE PROVIDED AND INSTALLED BY CONTRACTOR AT ALL BENDS IN ACCORDANCE WITH iw STANDARD DETAILS

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\UT\MGT0528-RPS-00-XX-DR-C-UT1002 - Waterman Works.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

General Notes

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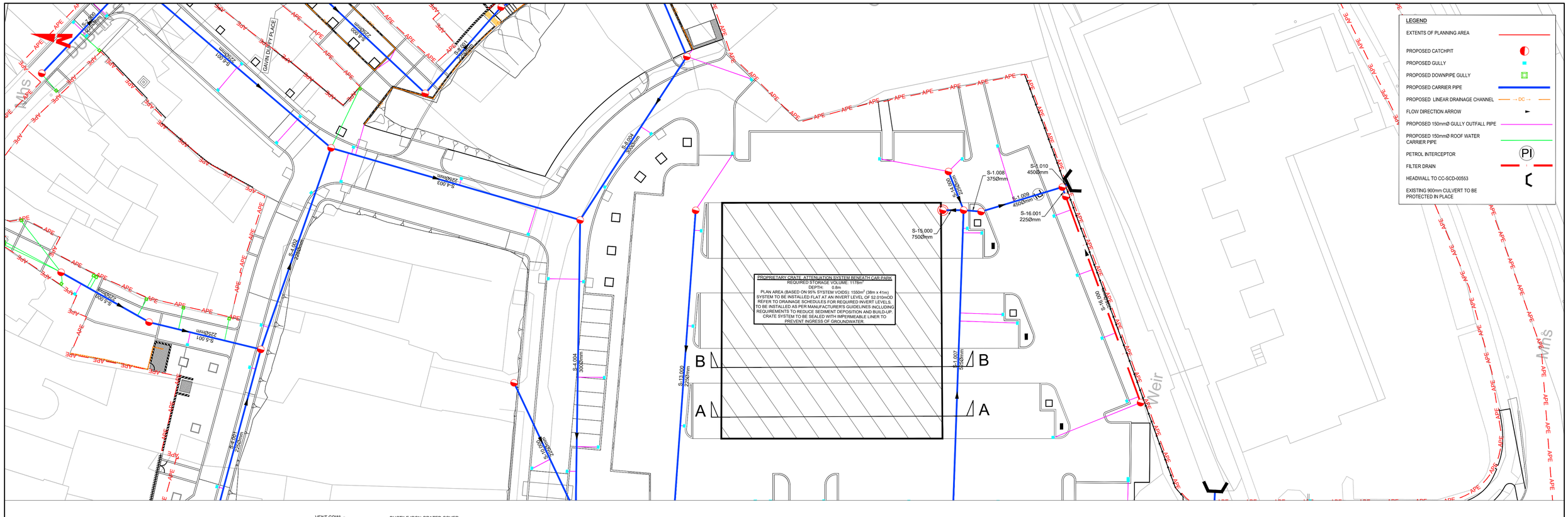
Rev	Date	Drn	Chk	Amendment / Issue	App
P04	05.12.23	MF		DETAILED DESIGN	SF
P03	01/03/22	MF		DETAILED DESIGN	MF
P02	02.12.21	MF	RS	DETAILED DESIGN	RS
P01	30.04.21	MF	RS	DETAILED DESIGN	RS

rps

Scale	1:250 @ A1 1:500 @ A3
Created on	APRIL 2021
Sheets	03 of 03
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	WATERMAIN WORKS
Model File Identifier	N/A
File Identifier	MGT0528-RPS-00-XX-DR-C-UT1002
Drawing No.	UT1002
Status	S4
Rev	P04

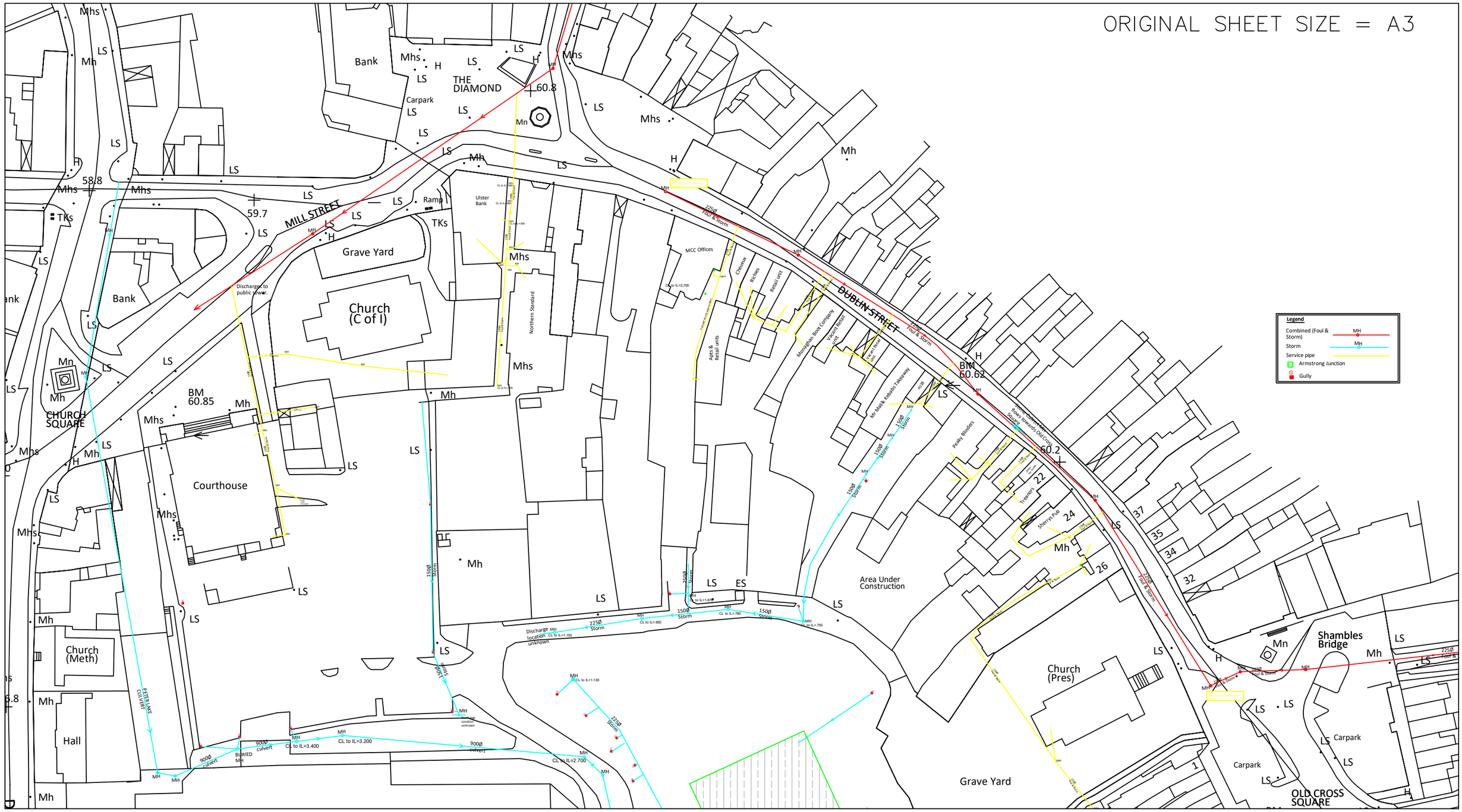
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MGT0528-RPS-00-XX-DR-C-DR1003 – Attenuation Section


LEGEND
EXTENTS OF PLANNING AREA
PROPOSED CATCHPIT
PROPOSED GULLY
PROPOSED DOWNPIPE GULLY
PROPOSED CARRIER PIPE
PROPOSED LINEAR DRAINAGE CHANNEL
FLOW DIRECTION ARROW
PROPOSED 150mmØ GULLY OUTFALL PIPE
PROPOSED 150mmØ ROOF WATER CARRIER PIPE
PETROL INTERCEPTOR
FILTER DRAIN
HEADWALL TO CC-SCD-00553
EXISTING 900mm CULVERT TO BE PROTECTED IN PLACE
PROPRIETARY CRATE ATTENUATION SYSTEM BENEATH CAR PARK
REQUIRED STORAGE VOLUME: 1178m³
DEPTH: 0.8m
PLAN AREA (BASED ON 95% SYSTEM VOIDS): 1550m² (38m x 41m).
SYSTEM TO BE INSTALLED FLAT AT AN INVERT LEVEL OF 52.010mOD
REFER TO DRAINAGE SCHEDULES FOR REQUIRED INVERT LEVELS
TO BE INSTALLED AS PER MANUFACTURER'S GUIDELINES INCLUDING
REQUIREMENTS TO REDUCE SEDIMENT DEPOSITION AND BUILD-UP.
CRATE SYSTEM TO BE SEALED WITH IMPERMEABLE LINER TO
PREVENT INGRESS OF GROUNDWATER
S-1.008 3750Ømm
S-1.009 450x600mm
S-1.010 4500mm
S-16.001 2250mm
S-15.000 7500mm
S-14.000 2250mm
S-13.000 2250mm
S-1.004 3000mm
S-1.007 3250mm
S-1.003 2700mmØ
S-1.001 2250mmØ
S-5.001 2250mm
S-5.002 2250mm
S-5.003 2250mm
S-5.004 2250mm
S-5.005 2250mm
S-5.006 2250mm
S-5.007 2250mm
S-5.008 2250mm
S-5.009 2250mm
S-5.010 2250mm
S-5.011 2250mm
S-5.012 2250mm
S-5.013 2250mm
S-5.014 2250mm
S-5.015 2250mm
S-5.016 2250mm
S-5.017 2250mm
S-5.018 2250mm
S-5.019 2250mm
S-5.020 2250mm

01 Rev A – Existing Sewers Sheet 1

ORIGINAL SHEET SIZE = A3



DWG. SERIES

Dublin Street South Existing Services

DRAWING

Storm and Foul Services

DATE	08.06.2020	SCALE	1:1000
DRN		CHECKED	

CLIENT

Monaghan County Council

Location

Dublin Street Monaghan

JOB NUMBER

DWG. NUMBER

01

REVISION

A

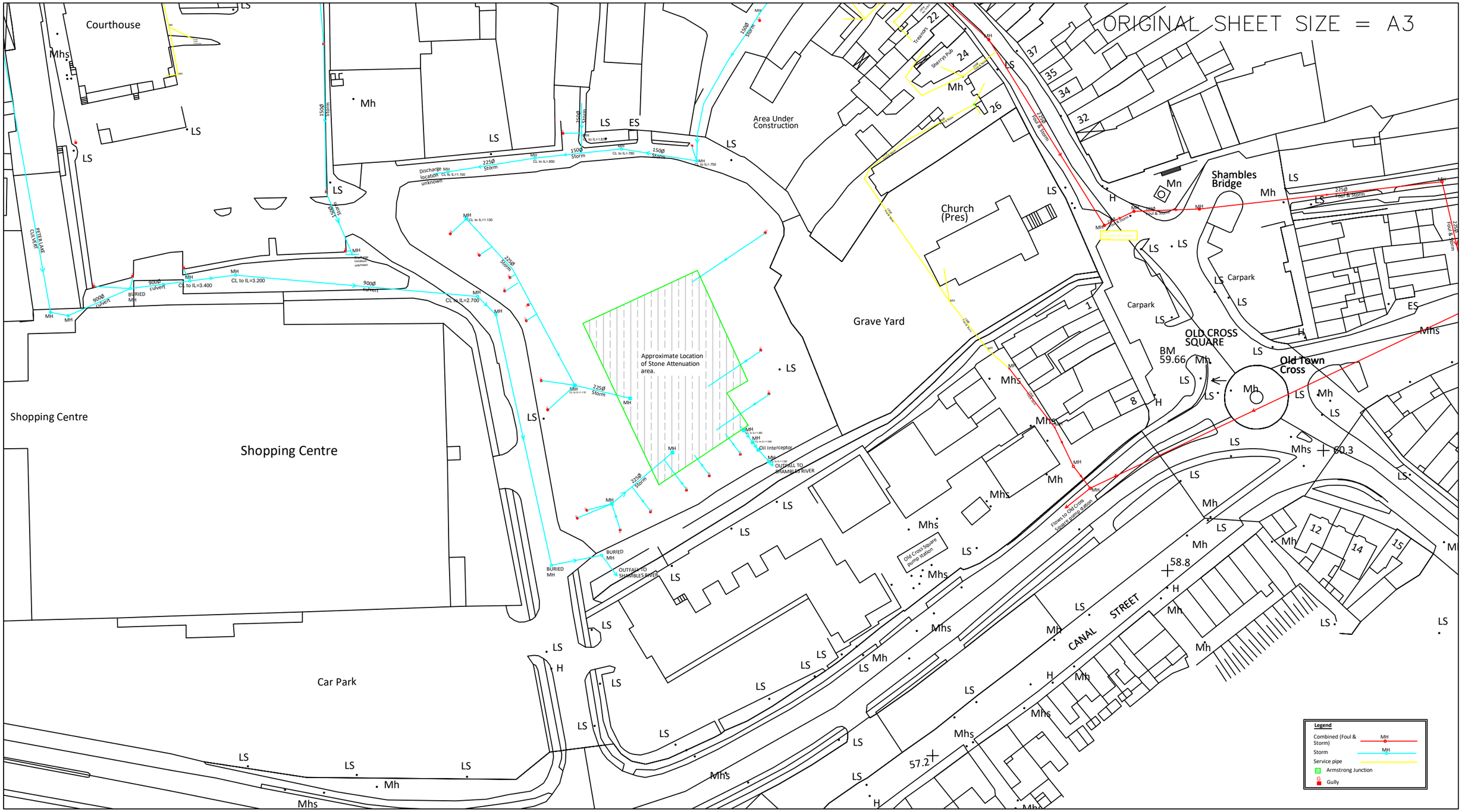
DRAWN BY

ADDRESS

The Glen, Glen Road
Killygowan, Monaghan
H18YT50

02 Rev A – Existing Sewers Sheet 2

ORIGINAL SHEET SIZE = A3



DWG. SERIES

Dublin Street South Existing Services

DRAWING

Storm and Foul Services

DATE	08.06.2020	SCALE	1:1000
DRN		CHECKED	

CLIENT

Monaghan County Council

Location

Dublin Street Monaghan

JOB NUMBER

DWG. NUMBER

02

REVISION

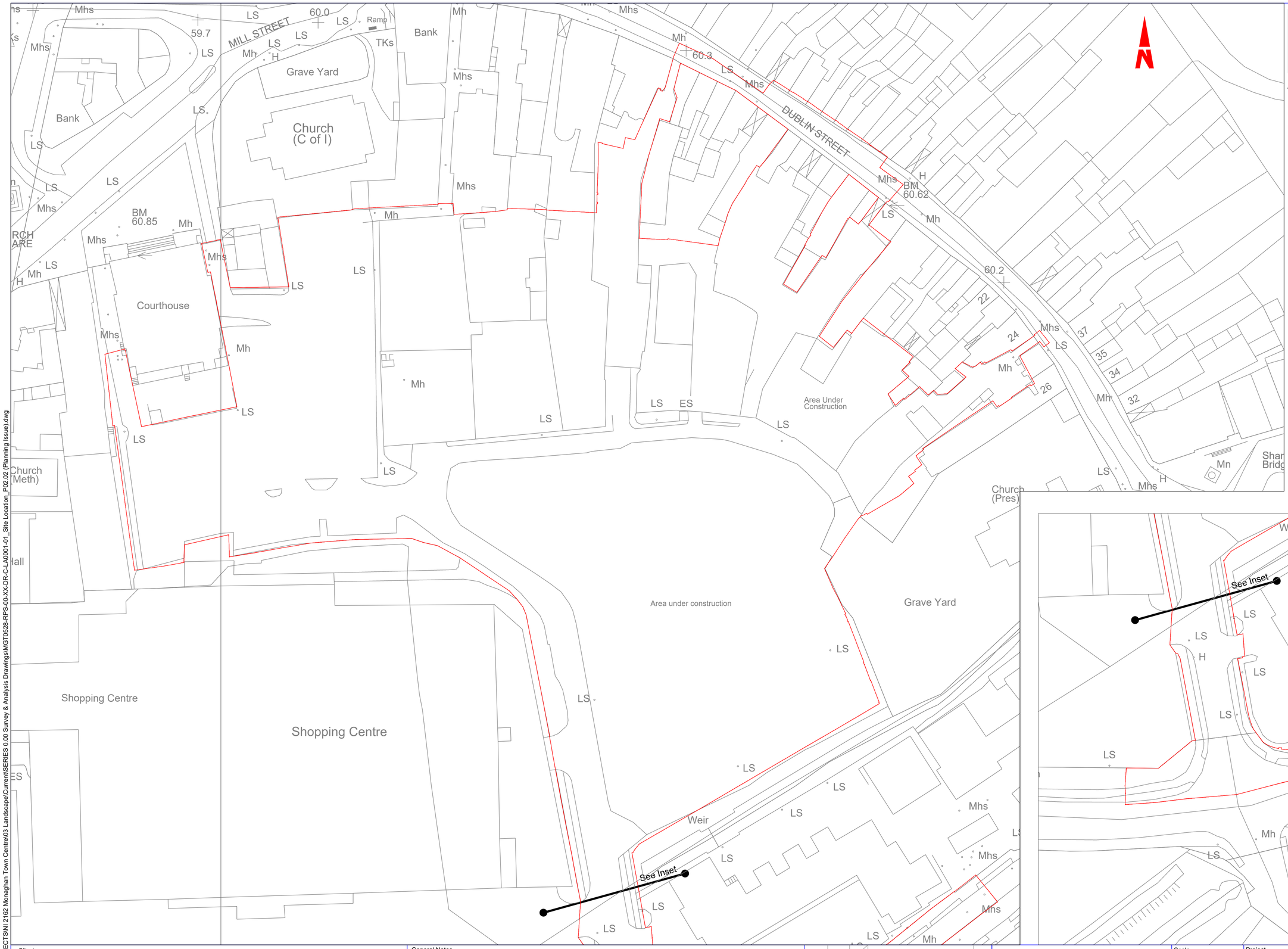
A

DRAWN BY

ADDRESS

The Glen, Glen Road
Killygowan, Monaghan
H18YT50

MGT0528-RPS-00-XX-DR-C-LA0001-01_Site Location_P02.02 (Planning Issue)



LEGEND

Site Boundary

Note

The site boundary illustrated on this drawing has been produced through a combined use of Vector mapping and Topographical Survey information, with site extents defined by known site features such as walls or building lines. Refer to Chapter 2 of the EIAR for further information

Client

Monaghan County Council

General Notes

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Rev	Date	Drn Chk	Amendment / Issue	App
P02.02	Aug.'22	BA AMcF	PLANNING ISSUE	RH
P02.01	Dec.'21	BA AMcF	Issued for Review	-

Model File Identifier: -

Scale: 1:500 @ A1, 1:1000 @ A3

Created on: February 2020

Sheets: 01 of 01

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: Site Location

File Identifier: MGT0528-RPS-00-XX-DR-C-LA0001 - 01

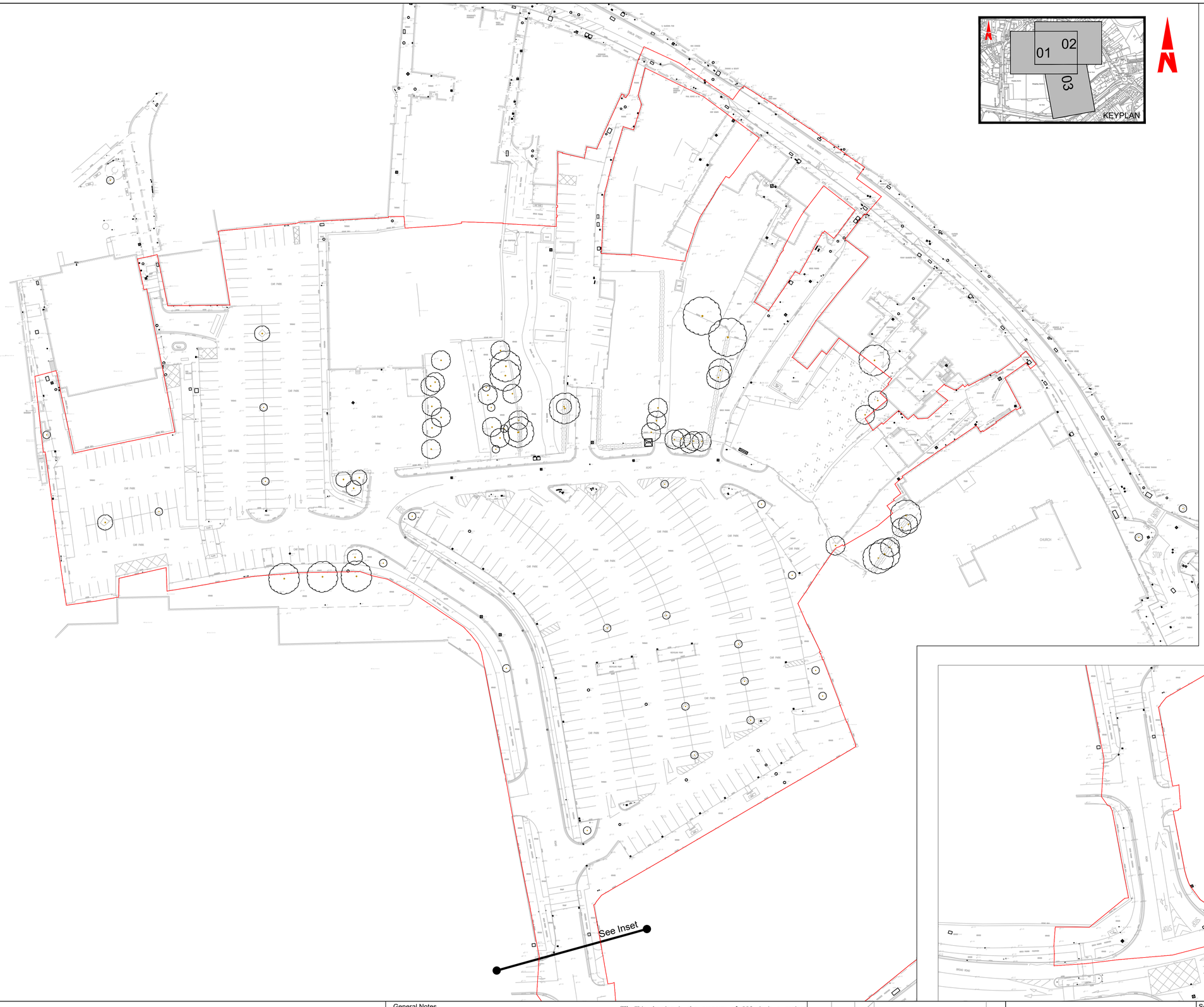
Status: S3

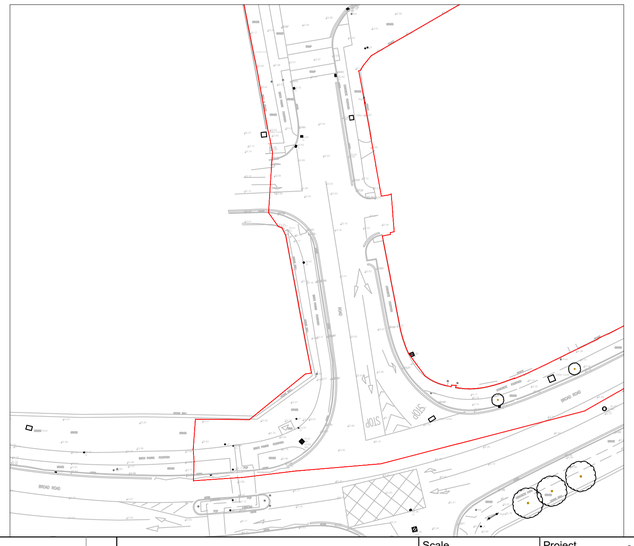
Rev: P02.02

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Q:\Projects\ALL RPSES PROJECTS\NI 2162 Monaghan Town Centre\03 Landscape\Current\SERIES 0.00 Survey & Analysis Drawings\MGT0528-RPS-00-XX-DR-C-LA0001-01_Site Location_P02.02 (Planning Issue).dwg

MGT0528-RPS-00-XX-DR-C-LA0002-01_ Topographical Survey_ (Planning Issue)





LEGEND

- Site Boundary
- Existing Trees
- Existing Hedged
- Existing Building lines
- Existing Stone Walls
- Existing Walls
- Existing Kerb Lines
- Existing Fence Lines
- Existing Railings
- Existing Gates
- Existing Levels (60.32)
- Existing Utility Service covers (MH)
- Existing Electrical Sub-station (ESS)
- Existing Street Furniture (LP, Post, RS)

Client

Monaghan County Council

General Notes

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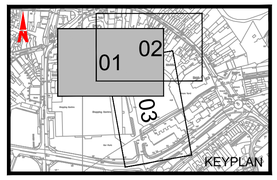
Rev	Date	Drn	Chk	Amendment / Issue	App
P02.04	Aug.'22	SA	AMF	PLANNING ISSUE	RH
P02.03	Dec.'21	SA	AMF	Issued for Review	"

RPS

Scale	1:500 @ A1 1:1000 @ A3
Created on	August 2020
Sheets	01 of 04
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	EXISTING CONDITIONS (Topographical Survey) (Overall Layout)
Model File Identifier	N/A
File Identifier	MGT0528-RPS-00-XX-DR-C-LA0002
Drawing No.	LA0002
Status	S3
Rev	P02.04

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Ordnance Survey Ireland Licence No. EN0005020 © Ordnance Survey Ireland/Government of Ireland



LEGEND

- Site Boundary
- Existing Trees
- Existing Hedged
- Existing Building lines
- Existing Stone Walls (STONE WALL)
- Existing Walls (WALL)
- Existing Kerb Lines (KERB)
- Existing Fence Lines (FENCE)
- Existing Railings (RAILING)
- Existing Gates
- Existing Levels (60.32)
- Existing Utility Service covers (ESB, MH, TEL)
- Existing Electrical Sub-station (E.S.S)
- Existing Street Furniture (LP, Post, RS)

Q:\Projects\ALL RPSES PROJECTS\NI 2162 Monaghan Town Centre\03 Landscape\Current\SERIES 0.00 Survey & Analysis Drawings\MGT0528-RPS-00-XX-DR-C-LA0002-01_Topographical Survey_(Planning Issue).dwg

Client: Monaghan County Council

General Notes

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(ii) DO NOT SCALE, use figured dimensions only.

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(iv) Information including topographical survey, geotechnical investigation and utility detail used in the design have been provided by others.

(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Dtn. Chk.	Amendment / Issue	App
P02.04	Aug.'22	SA AMcF	PLANNING ISSUE	RH
P02.03	Dec.'21	SA AMcF	Issued for Review	,

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: August 2020

Sheets: 02 of 04

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: EXISTING CONDITIONS (Topographical Survey) (Sheet 1 of 3)

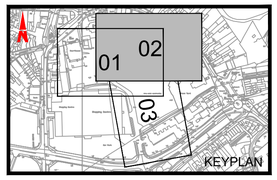
File Identifier: MGT0528-RPS-00-XX-DR-C-LA0002

Drawing No.: LA0002

Status: S3

Rev: P02.04

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LEGEND

- Site Boundary
- Existing Trees
- Existing Hedged
- Existing Building lines
- Existing Stone Walls
- Existing Walls
- Existing Kerb Lines
- Existing Fence Lines
- Existing Railings
- Existing Gates
- Existing Levels (e.g. 60.32)
- Existing Utility Service covers (MH, IL, G)
- Existing Electrical Sub-station (ESS)
- Existing Street Furniture (LP, Post, RS)

Q:\Projects\ALL RP\SES PROJECTS\NI 2162 Monaghan Town Centre\03 Landscape\Current\SERIES 0.00 Survey & Analysis Drawings\MGT0528-RPS-00-XX-DR-C-LA0002-01_Topographical Survey_(Planning Issue).dwg

Client: Monaghan County Council

General Notes

(i) Hard copies, dwf and pdf will form a controlled issue of the drawing. All other formats (dwg etc.) are deemed to be an uncontrolled issue and any work carried out based on these files is at the recipients own risk. RPS will not accept any responsibility for any errors from the use of these files, either by human error by the recipient, listing of the un-dimensioned measurements, compatibility with the recipients software, and any errors arising when these files are used to aid the recipients drawing production, or setting out on site.

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(iv) Information including topographical survey, geotechnical investigation and utility detail used in the design have been provided by others.

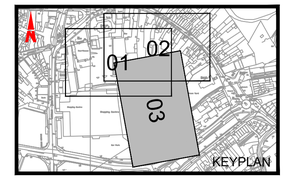
(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Dim Chk	Amendment / Issue	App
P02.04	Aug.'22	SA AMcF	PLANNING ISSUE	RH
P02.03	Dec.'21	SA AMcF	Issued for Review	,

Model File Identifier	N/A
Scale	1:250 @ A1 1:500 @ A3
Created on	August 2020
Sheets	03 of 04
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	EXISTING CONDITIONS (Topographical Survey) (Sheet 2 of 3)
File Identifier	MGT0528-RPS-00-XX-DR-C-LA0002
Drawing No.	LA0002
Status	S3
Rev	P02.04

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LEGEND

- Site Boundary
- Existing Trees
- Existing Hedged
- Existing Building lines
- Existing Stone Walls
- Existing Walls
- Existing Kerb Lines
- Existing Fence Lines
- Existing Railings
- Existing Gates
- Existing Levels (60.32)
- Existing Utility Service covers (TH, MH, EL)
- Existing Electrical Sub-station (E.S.S.)
- Existing Street Furniture (LP, Post, RS, TP)

Client: Monaghan County Council

General Notes

(i) Hard copies, dwf and pdf will form a controlled issue of the drawing. All other formats (dwg etc.) are deemed to be an uncontrolled issue and any work carried out based on these files is at the recipients own risk. RPS will not accept any responsibility for any errors from the use of these files, either by human error by the recipient, listing of the un-dimensioned measurements, compatibility with the recipients software, and any errors arising when these files are used to aid the recipients drawing production, or setting out on site.

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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn / Chk	Amendment / Issue	App
P02.04	Aug.'22	SA / AMcF	PLANNING ISSUE	RH
P02.03	Dec.'21	SA / AMcF	Issued for Review	-

Model File Identifier: N/A

Scale	1:250 @ A1 1:500 @ A3
Created on	August 2020
Sheets	04 of 04
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	EXISTING CONDITIONS (Topographical Survey) (Sheet 3 of 3)
File Identifier	MGT0528-RPS-00-XX-DR-C-LA0002
Drawing No.	LA0002
Status	S3
Rev	P02.04

Q:\Projects\ALL RPSES PROJECTS\N\2162 Monaghan Town Centre\03 Landscape\Current\SERIES 0.00 Survey & Analysis Drawings\MGT0528-RPS-00-XX-DR-C-LA0002-01_Topographical Survey_(Planning Issue).dwg

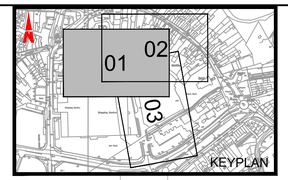
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MGT0528-RPS-00-XX-DR-C-RM1001 - Road Markings (Planning Issue)

NOTES:
1. ALL ROAD MARKINGS ARE TO BE IN ACCORDANCE WITH THE DEPARTMENT OF TRANSPORT TRAFFIC SIGNS MANUAL (TSM), CHAPTER 7.
2. ALL ROAD MARKING LOCATIONS ARE TO BE CONFIRMED WITH THE EMPLOYERS REPRESENTATIVE AND IN ACCORDANCE WITH THE TSM.
3. TO BE READ IN CONJUNCTION WITH TRAFFIC SIGN DRAWING SERIES TS0001 AND APPENDIX 12/3 OF THE WORKS REQUIREMENTS.
4. ALL PARKING MARKING LINES ARE 50mm WIDE, WHITE, CONTINUOUS
5. 'LOADING' LETTERING (300mm HIGH) AS PER APPENDIX 7A. SPACING BETWEEN END OF ONE WORD & BEGINNING OF NEXT IS 4M MAXIMUM (AS PER RRM 009)

LEGEND:

EXTENTS OF PLANNING AREA



Courthouse

CHURCH WALK
RRM 008
RRM 009 (WITHOUT DOUBLE TERMINAL LINES)
RRM 004 (3.6m)
M 116 (1700mm x 2750mm)
RRM 015
DISABLED BAY MARKINGS (50mm WIDE)
M 115
RRM 019
M 114 (1.6m)
2 x M 112
RRM 002C (100mm WIDE)
RRM 001 (100mm WIDE)
RRM 002D (100mm WIDE)
RRM 017
RRM 017 (200mm WIDE)
RRM 013
RRM 020
RM 001 (100mm WIDE)
PARENT & CHILD SYMBOL
RRM 004 (3.6m)
RRM 001 (100mm)
STOP
LOADING
TOILET
2.6m
5m
2.4m
0.9m
5.019m

0.00m 10m 20m 30m 40m 50m
Scale Bar

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\RM\MGT0528-RPS-00-XX-DR-C-RM1001.dwg

Client: Comhairle Contae Mhuineacháin, Monaghan County Council

General Notes
(i) Hard copies, dwf and pdf will form a controlled issue of the drawing. All other formats (dwg etc.) are deemed to be an uncontrolled issue and any work carried out based on these files is at the recipients own risk. RPS will not accept any responsibility for any errors from the use of these files, either by human error by the recipient, listing of the un-dimensioned measurements, compatibility with the recipients software, and any errors arising when these files are used to aid the recipients drawing production, or setting out on site.
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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn Chk	Amendment / Issue	App
P02	01.03.22	MF MF	PLANNING	RS
P01	26.05.21	MG MF	DETAILED DESIGN	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3
Created on: JANUARY 2021
Sheets: 01 of 03

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title: ROAD MARKINGS

File Identifier: MGT0528-RPS-00-XX-DR-C-RM1001
Drawing No.: RM1001- 01
Status: S4
Rev: P02

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NOTES:
1. ALL ROAD MARKINGS ARE TO BE IN ACCORDANCE WITH THE DEPARTMENT OF TRANSPORT TRAFFIC SIGNS MANUAL (TSM), CHAPTER 7.
2. ALL ROAD MARKING LOCATIONS ARE TO BE CONFIRMED WITH THE EMPLOYERS REPRESENTATIVE AND IN ACCORDANCE WITH THE TSM.
3. TO BE READ IN CONJUNCTION WITH TRAFFIC SIGN DRAWING SERIES TS0001 AND APPENDIX 12/3 OF THE WORKS REQUIREMENTS.
4. ALL PARKING MARKING LINES ARE 50mm WIDE, WHITE, CONTINUOUS
5. 'LOADING' LETTERING (300mm HIGH) AS PER APPENDIX 7A. SPACING BETWEEN END OF ONE WORD & BEGINNING OF NEXT IS 4M MAXIMUM (AS PER RRM 009)

LEGEND:

EXTENTS OF PLANNING AREA

Scale Bar: 0.00m 10m 20m 30m 40m 50m

KEYPLAN

RRM 008
RRM 009 (WITHOUT DOUBLE TERMINAL LINES)
RRM 004 (3.6m)
M 116 (1700mm x 2750mm)
RRM 015
DISABLED BAY MARKINGS (50mm WIDE)
M 115
RRM 019
M 114 (1.6m)
2 x M 112
RRM 002C (100mm WIDE)
RRM 001 (100mm WIDE)
RRM 017
DUBLIN ST.
GAVIN DUFFY PLACE
RRM 013
RRM 002D (100mm WIDE)
RRM 017 (200mm WIDE)
PARENT & CHILD SYMBOL
RRM 006 (3.6m)
STOP
LOADING
5m
2.4m
2.8m
Mh
Mhs
BM 60.62
60.3
60.2
22
24
26
Church (Pres)

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\RM\MGT0528-RPS-00-XX-DR-C-RM1001.dwg

Client: Comhairle Contae Mhuineacháin, Monaghan County Council

General Notes
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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn Chk	Amendment / Issue	App
P02		MF	PLANNING	RS
P01	26.05.21	MG MF	DETAILED DESIGN	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3
Created on: JANUARY 2021
Sheets: 02 of 03

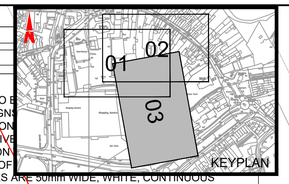
Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title: ROAD MARKINGS

File Identifier: MGT0528-RPS-00-XX-DR-C-RM1001
Drawing No.: RM1001- 02
Status: S4
Rev: P02

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0.00m 10m 20m 30m
Scale Bar

NOTES:
1. ALL ROAD MARKINGS ARE TO B… OF TRANSPORT TRAFFIC SIGN…
2. ALL ROAD MARKING LOCATION… EMPLOYERS REPRESENTATIVE…
3. TO BE READ IN CONJUNCTION … TS0001 AND APPENDIX 12/3 OF…
4. ALL PARKING MARKING LINES ARE 50mm WIDE, WHITE, CONTINUOUS
5. 'LOADING' LETTERING (300mm HIGH) AS PER APPENDIX 7A. SPACING BETWEEN END OF ONE WORD & BEGINNING OF NEXT IS 4M MAXIMUM (AS PER RRM 009)



KEYPLAN

LEGEND:

EXTENTS OF PLANNING AREA

RRM 005 (3.6m)
RRM 008
M 115
RRM 019
RRM 013
RRM 004 (3.6m)
RRM 018
RRM 001 (100mm)
RRM 007
Recycling Bay
M 114 (1.6m)
M 112
M 116 (1700mm x 2750mm)
RRM 003C (100mm WIDE)
RRM 001 (100mm WIDE)
RRM 017
RRM 003B (100mm)
2 X M 114 (1.6m)
M 125 (3.6m)
RRM 023 (100mm WIDE)
M 116 (750mm x 1200mm)
M 111
M 115C
RRM 018C
M 114 (1.6m)
STOP
0.9m
2.5m
4.8m
Weir
Mhs
Mh
H
57.2
56.9
ROAD

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\RM\MGT0528-RPS-00-XX-DR-C-RM1001.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

General Notes
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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Dn / Chk	Amendment / Issue	App
P02		MF	PLANNING	RS
P01	26.05.21	MG / MF	DETAILED DESIGN	RS

rps

Model File Identifier: N/A

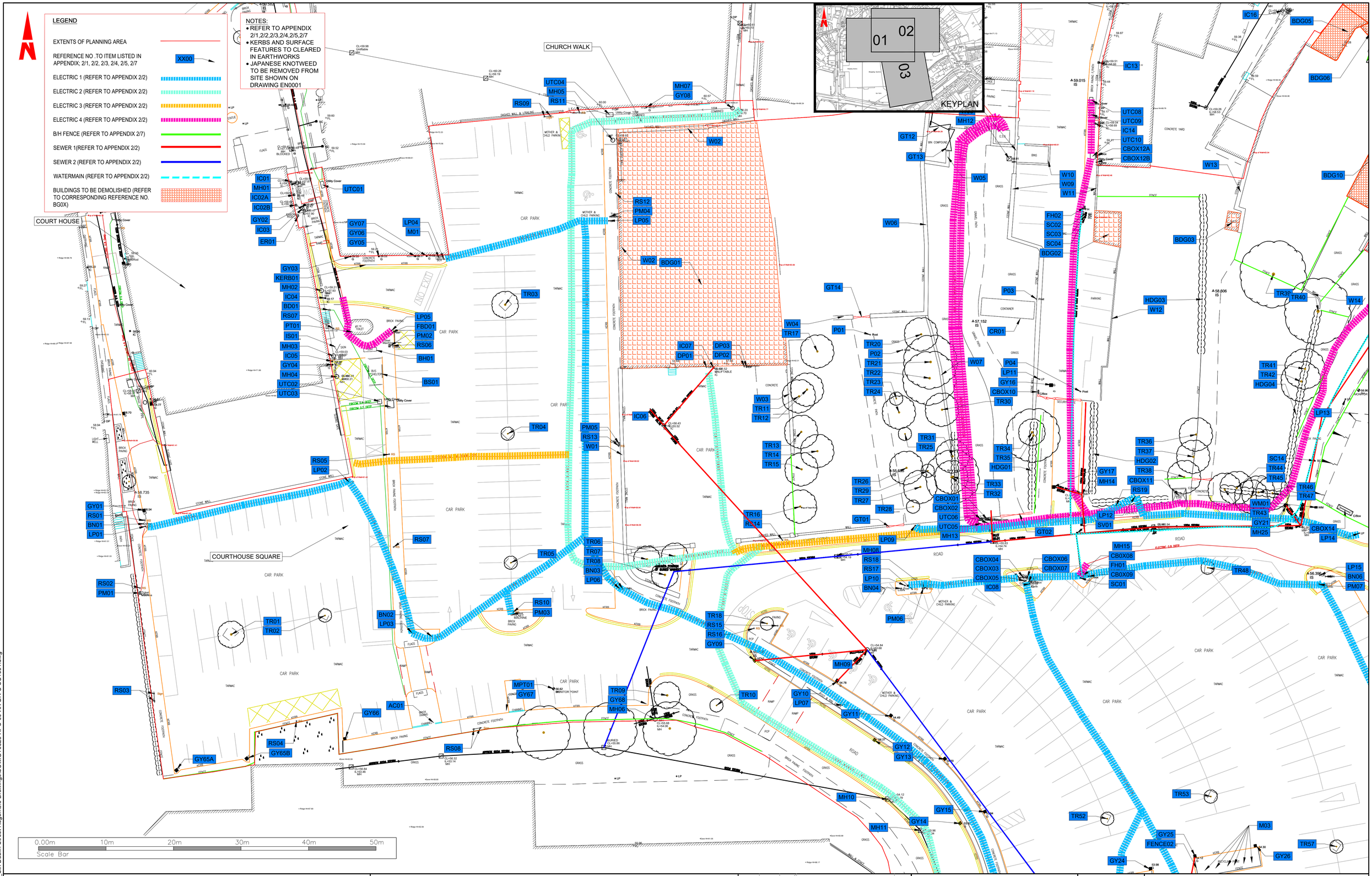
Scale: 1:250 @ A1, 1:500 @ A3
Created on: JANUARY 2021
Sheets: 03 of 03

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title: ROAD MARKINGS

File Identifier: MGT0528-RPS-00-XX-DR-C-RM1001
Drawing No.: RM1001- 03
Status: S4
Rev: P02

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MGT0528-RPS-00-XX-DR-C-SC1001 - Site Clearance (Planning Issue)



T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\SC\MGT0528-RPS-00-XX-DR-C-SC1001.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

General Notes

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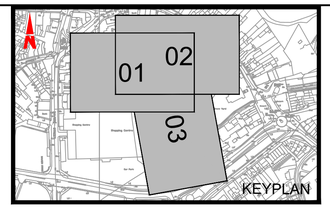
(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn	Chk	Amendment / Issue	App
P01	15.06.21	MG	MF	PLANNING	RS

Model File Identifier: N/A

Scale	1:250 @ A1 1:500 @ A3
Created on	FEB 2021
Sheets	01 of 03
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	SITE CLEARENCE
File Identifier	MGT0528-RPS-00-XX-DR-C-SC1001
Drawing No.	SC1001
Status	S4
Rev	P01

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0.00m 10m 20m 30m 40m 50m
Scale Bar

NOTES:
- REFER TO APPENDIX 2/1,2/2,2/3,2/4,2/5,2/7
- KERBS AND SURFACE FEATURES TO CLEARED IN EARTHWORKS
- JAPANESE KNOTWEED TO BE REMOVED FROM SITE SHOWN ON DRAWING EN0001

LEGEND

- EXTENTS OF PLANNING AREA
- REFERENCE NO .TO ITEM LISTED IN APPENDIX; 2/1, 2/2, 2/3, 2/4, 2/5, 2/7 (XX00)
- ELECTRIC 1 (REFER TO APPENDIX 2/2)
- ELECTRIC 2 (REFER TO APPENDIX 2/2)
- ELECTRIC 3 (REFER TO APPENDIX 2/2)
- ELECTRIC 4 (REFER TO APPENDIX 2/2)
- B/H FENCE (REFER TO APPENDIX 2/7)
- SEWER 1(REFER TO APPENDIX 2/2)
- SEWER 2 (REFER TO APPENDIX 2/2)
- WATERMAIN (REFER TO APPENDIX 2/2)
- BUILDINGS TO BE DEMOLISHED (REFER TO CORRESPONDING REFERENCE NO. BG0X)

CHURCH WALK
DUBLIN ST.
GAVIN DUFFY PLACE
DUBLIN STREET
CAR PARK
ROAD

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\SC\MGT0528-RPS-00-XX-DR-C-SC1001.dwg

Client: Comhairle Contae Mhuineacháin, Monaghan County Council

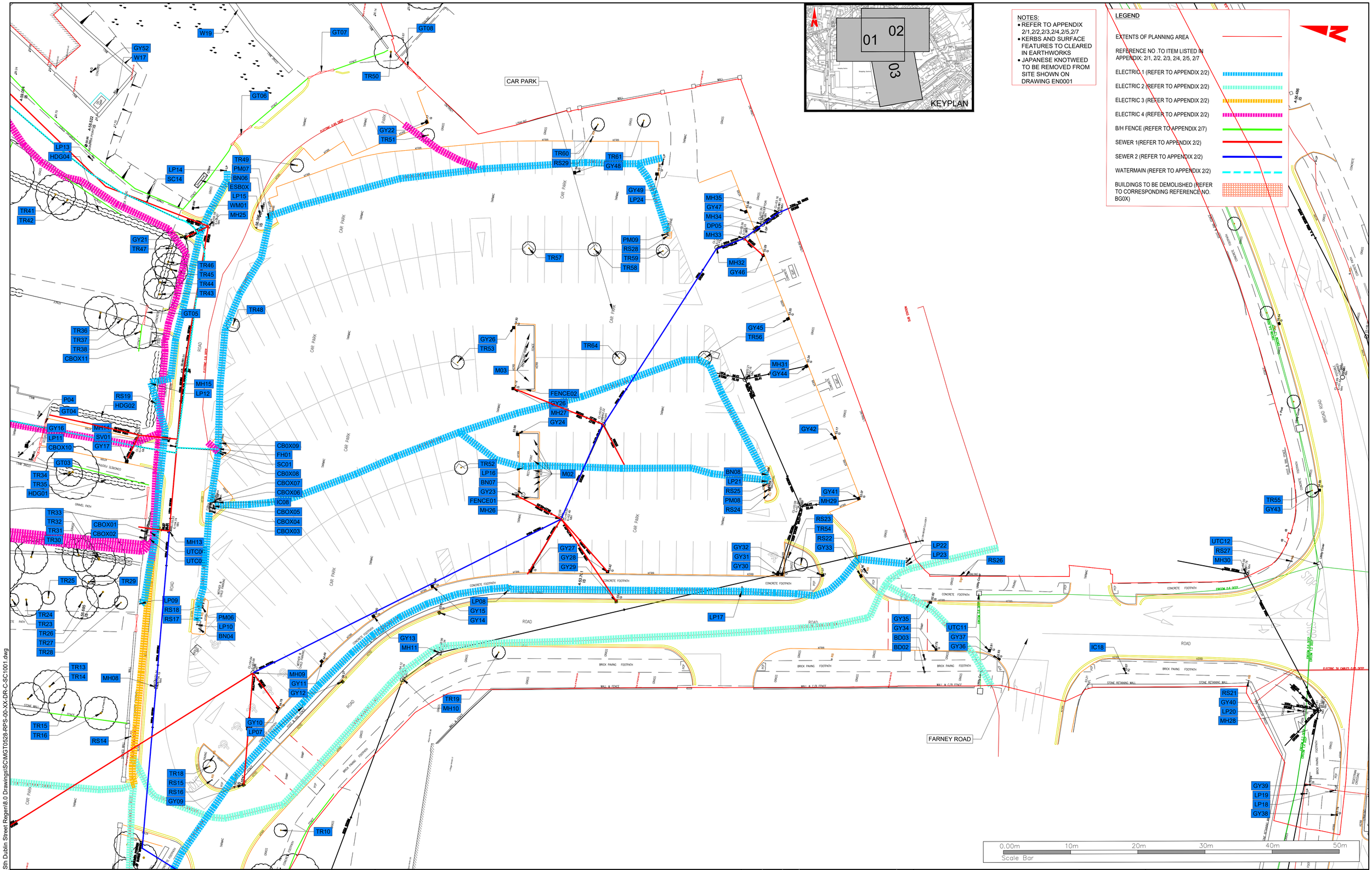
General Notes
(i) Hard copies, dwf and pdf will form a controlled issue of the drawing. All other formats (dwg etc.) are deemed to be an uncontrolled issue and any work carried out based on these files is at the recipients own risk. RPS will not accept any responsibility for any errors from the use of these files, either by human error by the recipient, listing of the un-dimensioned measurements, compatibility with the recipients software, and any errors arising when these files are used to aid the recipients drawing production, or setting out on site.
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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn / Chk	Amendment / Issue	App
P01	15.06.21	MG / MF	PLANNING	RS

Model File Identifier: N/A

Scale	1:250 @ A1 1:500 @ A3
Created on	FEB 2021
Sheets	02 of 03
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	SITE CLEARENCE
File Identifier	MGT0528-RPS-00-XX-DR-C-SC1001
Drawing No.	SC1001
Status	S4
Rev	P01

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NOTES:
- REFER TO APPENDIX 2/1,2/2,2/3,2/4,2/5,2/7
- KERBS AND SURFACE FEATURES TO CLEARED IN EARTHWORKS
- JAPANESE KNOTWEED TO BE REMOVED FROM SITE SHOWN ON DRAWING EN0001

LEGEND

- EXTENTS OF PLANNING AREA
- REFERENCE NO .TO ITEM LISTED IN APPENDIX; 2/1, 2/2, 2/3, 2/4, 2/5, 2/7
- ELECTRIC 1 (REFER TO APPENDIX 2/2)
- ELECTRIC 2 (REFER TO APPENDIX 2/2)
- ELECTRIC 3 (REFER TO APPENDIX 2/2)
- ELECTRIC 4 (REFER TO APPENDIX 2/2)
- B/H FENCE (REFER TO APPENDIX 2/7)
- SEWER 1(REFER TO APPENDIX 2/2)
- SEWER 2 (REFER TO APPENDIX 2/2)
- WATERMAIN (REFER TO APPENDIX 2/2)
- BUILDINGS TO BE DEMOLISHED (REFER TO CORRESPONDING REFERENCE NO. BG0X)

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

General Notes

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(ii) DO NOT SCALE, use figured dimensions only.

(iii) This drawing is the property of RPS, it is a project confidential classified document. It must not be copied used or its contents divulged without prior written consent. The needs and expectations of client and RPS must be considered when working with this drawing.

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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn	Chk	Amendment / Issue	App
P01	15.06.21	MG	MF	PLANNING	RS

Model File Identifier: N/A

Scale	Project
1:250 @ A1 1:500 @ A3	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Created on: FEB 2021	Title: SITE CLEARENCE
Sheets: 03 of 03	

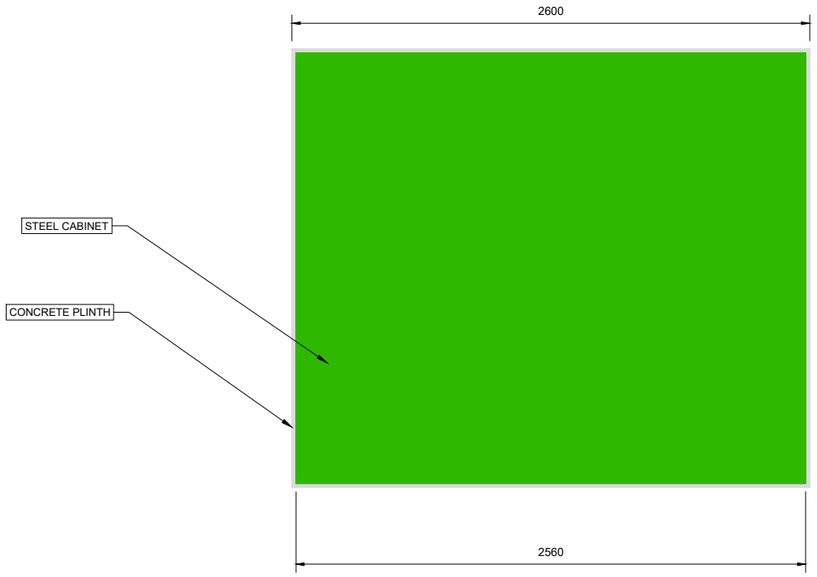
File Identifier	Drawing No.	Status	Rev
MGT0528-RPS-00-XX-DR-C-SC1001	SC1001	S4	P01

T:\MGT0528_Monaghan CoCo_ Sth Dublin Street Regen\8.0 Drawings\SC\MGT0528-RPS-00-XX-DR-C-SC1001.dwg

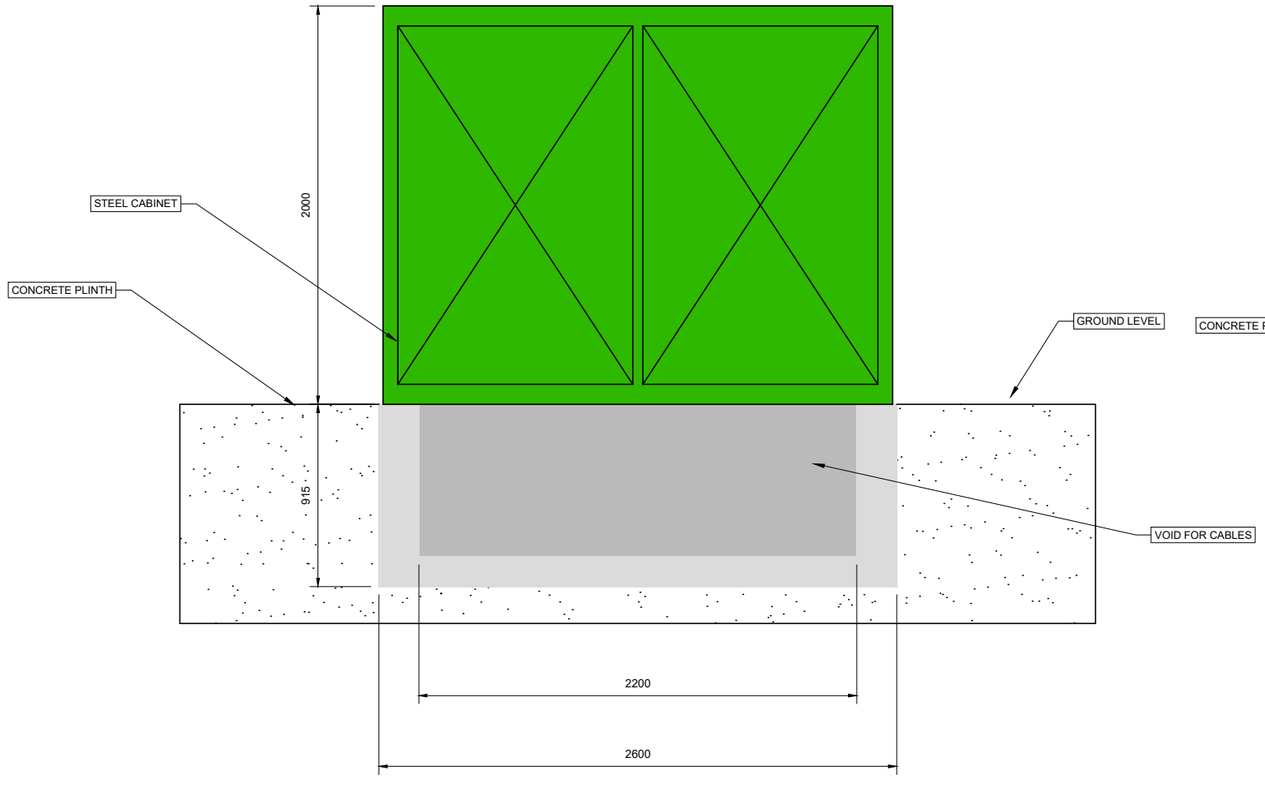
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MGT0528-RPS-00-XX-DR-C-SK0013 - ESB SUBSTATION (Planning Issue)

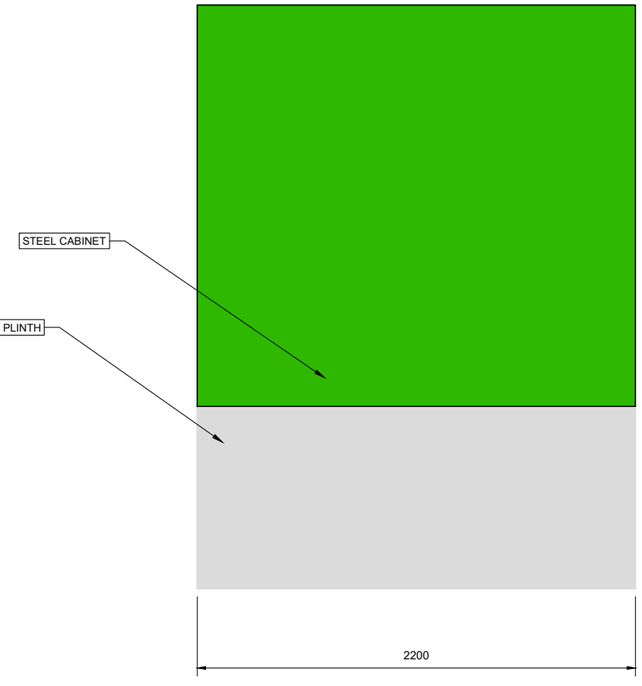
PLAN VIEW
(DIMENSIONS IN mm)



FRONT VIEW
(DIMENSIONS IN mm)



SIDE VIEW
(DIMENSIONS IN mm)



T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\SK\MGT0528-RPS-00-XX-DR-C-SK0013 - ESB Cabinet.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

General Notes

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(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn / Chk	Amendment / Issue	App
P01	04.03.22	MF / MF	FOR INFORMATION	MF

rps

Model File Identifier: N/A

Scale: NTS @ A1, NTS @ A3

Created on: MARCH 2022

Sheets: 01 of 01

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: ESB SUBSTATION TYPICAL DETAIL (APPROXIMATE DIMENSIONS)

File Identifier: MGT0528-RPS-00-XX-C-SK0013

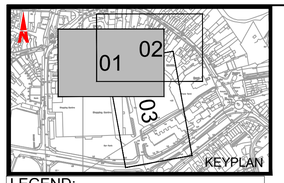
Drawing No.: SK0013

Status: S2

Rev: P01

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MGT0528-RPS-00-XX-EW-C-EW0001 - Earthworks (Planning Issue)



LEGEND:

Earthworks Type 1
- Excavate existing road pavement & sub-base
- 400mm Granular Fill Type B to Cl. 804
- Geogrid as per Detail A

Earthworks Type 2
- Excavate existing road pavement & sub-base
- 300mm Granular Fill Type B to Cl. 804

SECTION H
SECTION H
SECTION G
SECTION G
SECTION F
SECTION E
SECTION C
SECTION B
SECTION B
SECTION C
SLOPE: 1V:3H
SLOPE: 1V:2H
SLOPE: 1V:2H
SLOPE: 1V:2H

0.00m 10m 20m 30m 40m 50m
Scale Bar

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\EW\MGT0528-RPS-00-XX-EW-C-EW0001.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

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Rev	Date	Dm / Chk	Amendment / Issue	App
P01	07.06.22	CR / CMG	PLANNING	RPS

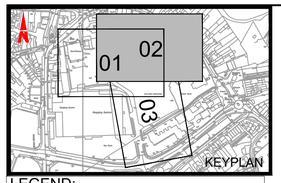
Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3
Created on: JUNE 2022
Sheets: 01 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title: EARTHWORKS

File Identifier: MGT0528-RPS-00-XX-DR-C-EW0001
Drawing No.: EW0001
Status: S4
Rev: P01

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LEGEND:

Earthworks Type 1
- Excavate existing road pavement & sub-base
- 400mm Granular Fill Type B to Cl. 804
- Geogrid as per Detail A

Earthworks Type 2
- Excavate existing road pavement & sub-base
- 300mm Granular Fill Type B to Cl. 804

0.00m 10m 20m 30m 40m 50m
Scale Bar

SECTION H
SECTION G
SECTION F
SECTION F
SECTION H
SECTION G
SLOPE: 1V:3H
SLOPE: 1V:2H
SLOPE: 1V:2H
SLOPE: 1V:2H
SECTION I
SECTION I
SECTION C
SECTION E
SECTION E
SECTION B

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\EW\MGT0528-RPS-00-XX-EW-C-EW0001.dwg

Client

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Monaghan County Council

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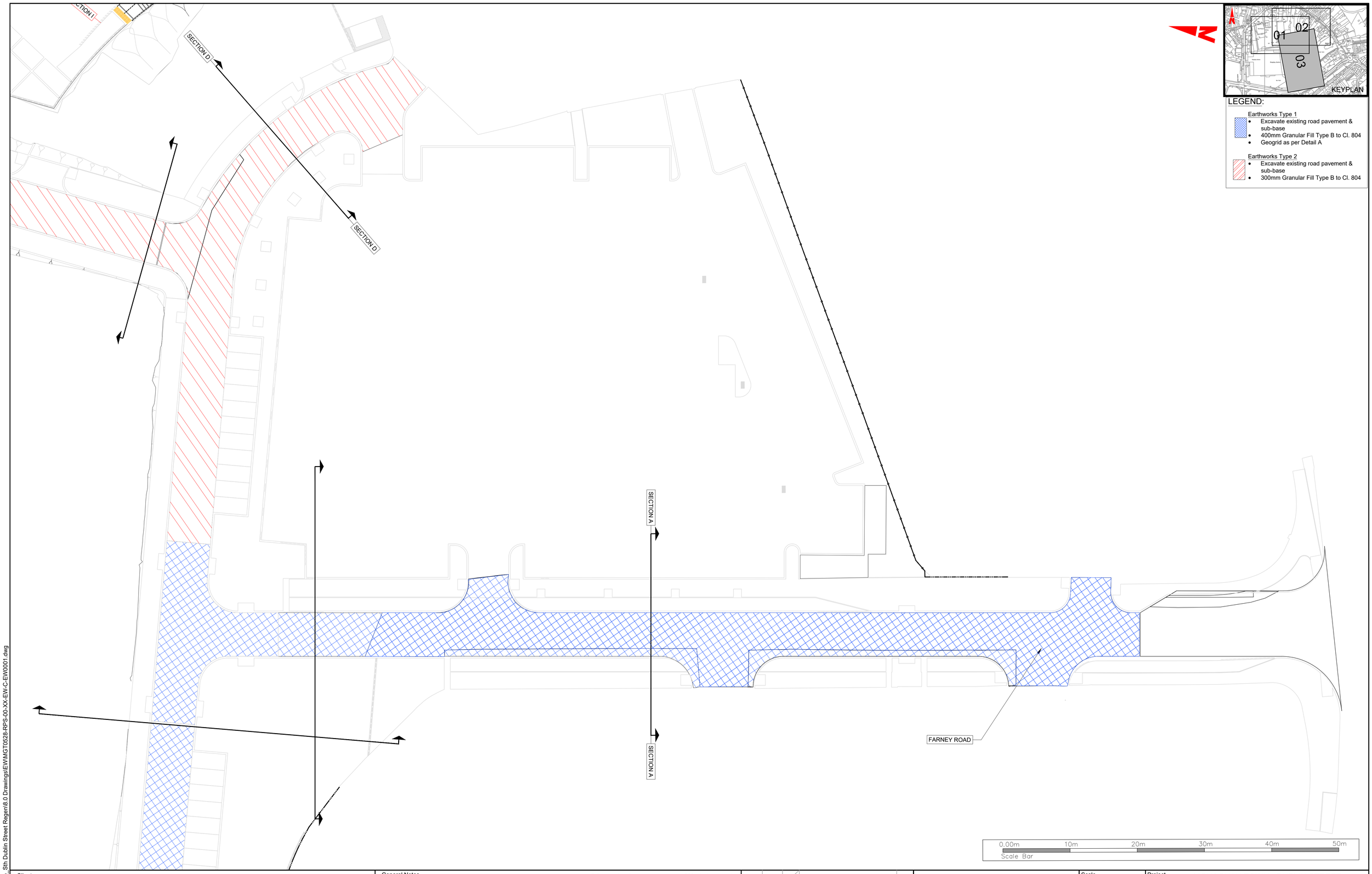
(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn	Chk	Amendment / Issue	App
P01	07.06.22	CR	CMG	PLANNING	RS

rps

Scale	1:250 @ A1 1:500 @ A3
Created on	JUNE 2022
Sheets	02 of 08
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	EARTHWORKS
Model File Identifier	N/A
File Identifier	MGT0528-RPS-00-XX-DR-C-EW0001
Drawing No.	EW0001
Status	S4
Rev	P01

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Client

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Monaghan County Council

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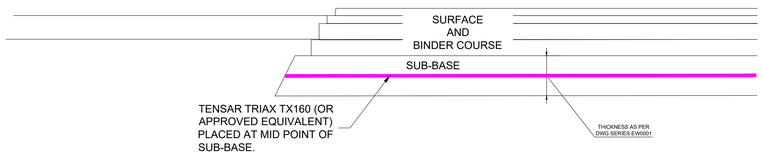
(v) All Levels refer to Ordnance Survey Datum, Malin Head.

Rev	Date	Drn / Chk	Amendment / Issue	App
P01	07.06.22	CR / CMG	PLANNING	RS

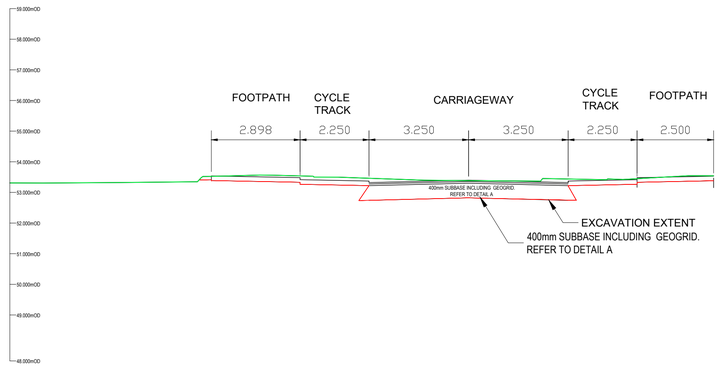
rps

Scale	1:250 @ A1 1:500 @ A3
Created on	JUNE 2022
Sheets	03 of 08
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	EARTHWORKS
Model File Identifier	N/A
File Identifier	MGT0528-RPS-00-XX-DR-C-EW0001
Drawing No.	EW0001
Status	S4
Rev	P01

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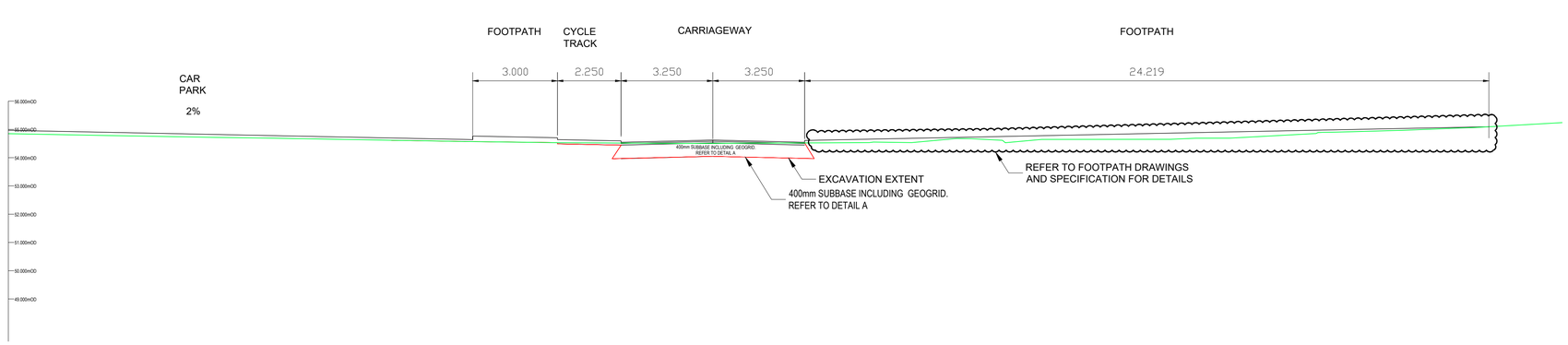


DETAIL A
GEOGRID WITHIN SUB BASE



TYPICAL SECTION A
GEOGRID WITHIN 400mm SUB BASE

SECTION B



TYPICAL SECTION B
GEOGRID WITHIN 400mm SUB BASE

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\EW\MGT0528-RPS-00-XX-EW-C-EW0001.dwg

Client

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Monaghan County Council

General Notes

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Rev	Date	Drn / Chk	Amendment / Issue	App
P01	07.06.22	CR / DMG	PLANNING	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: JUNE 2022

Sheets: 04 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: EARTHWORKS

File Identifier: MGT0528-RPS-00-XX-DR-C-EW0001

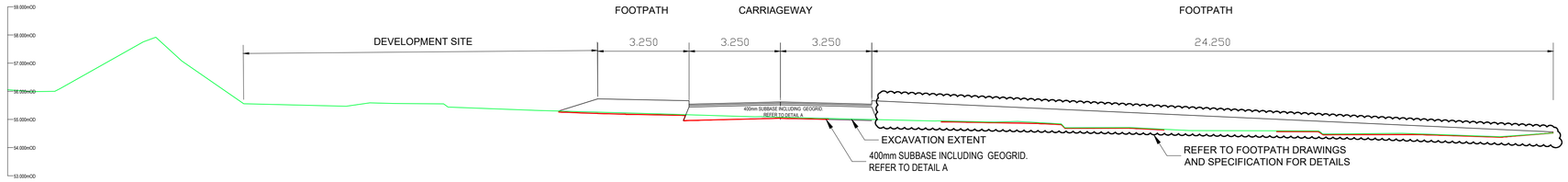
Drawing No.: EW0001

Status: S4

Rev: P01

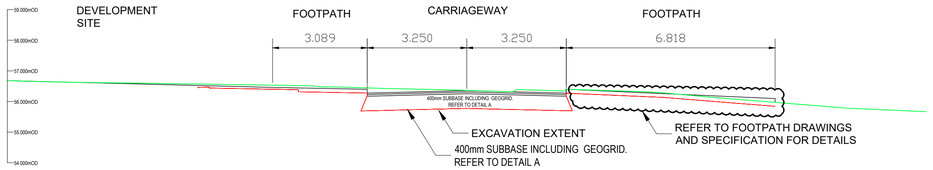
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SECTION C



TYPICAL SECTION C
GEOGRID WITHIN 400mm SUB BASE

SECTION D



TYPICAL SECTION D
GEOGRID WITHIN 400mm SUB BASE

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\EW\MGT0528-RPS-00-XX-EW-C-EW0001.dwg

Client

Comhairle Contae Mhuineacháin
Monaghan County Council

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Rev	Date	Drn / Chk	Amendment / Issue	App
P01	07.06.22	CR / DMG	PLANNING	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: JUNE 2022

Sheets: 05 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: EARTHWORKS

File Identifier: MGT0528-RPS-00-XX-DR-C-EW0001

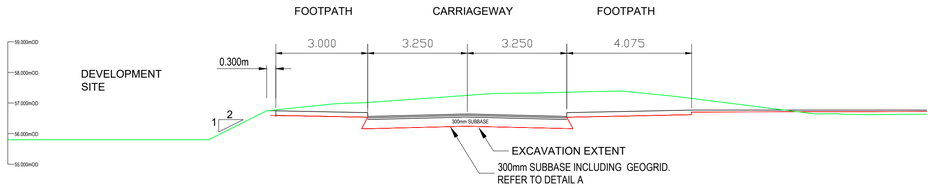
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Status: S4

Rev: P01

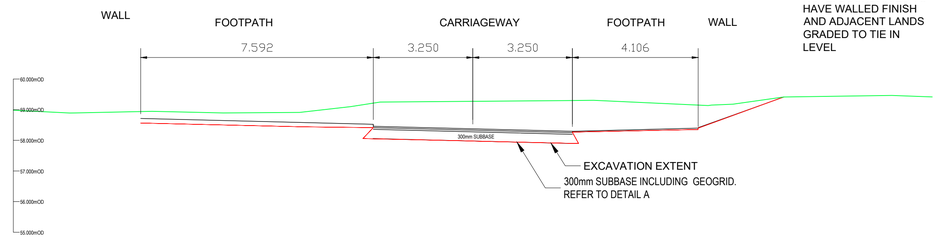
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SECTION E



TYPICAL SECTION E
300mm SUB BASE

SECTION F



NOTE: BOUNDARIES TO HAVE WALLED FINISH AND ADJACENT LANDS GRADED TO TIE IN LEVEL

TYPICAL SECTION F
300mm SUB BASE

T:\MGT0528_Monaghan CoCo_ Sth Dublin Street Regen\8.0 Drawings\EW\MGT0528-RPS-00-XX-EW-C-EW0001.dwg

Client

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Monaghan County Council

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Rev	Date	Drn	Chk	Amendment / Issue	App
P01	07.06.22	DR	CMG	PLANNING	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: JUNE 2022

Sheets: 06 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: EARTHWORKS

File Identifier: MGT0528-RPS-00-XX-DR-C-EW0001

Drawing No.: EW0001

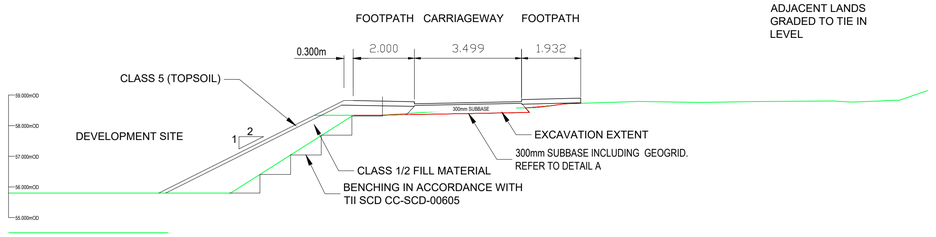
Status: S4

Rev: P01

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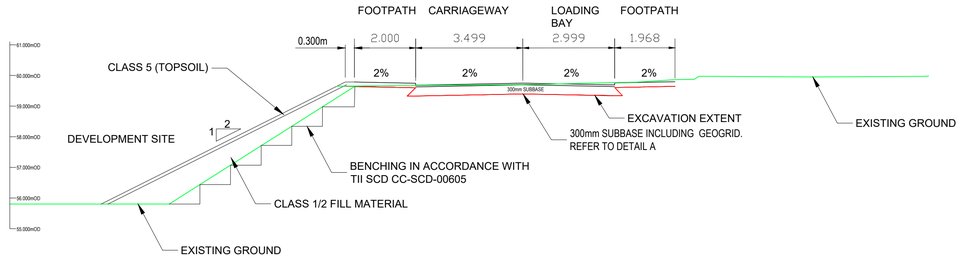
SECTION G

NOTE: BOUNDARIES TO BE FENCED AND ADJACENT LANDS GRADED TO TIE IN LEVEL



TYPICAL SECTION G
300mm SUB BASE

SECTION H



TYPICAL SECTION H
300mm SUB BASE

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\EW\MGT0528-RPS-00-XX-EW-C-EW0001.dwg

Client

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Monaghan County Council

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P01	07.06.22	CR / CMG	PLANNING	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: JUNE 2022

Sheets: 07 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: EARTHWORKS

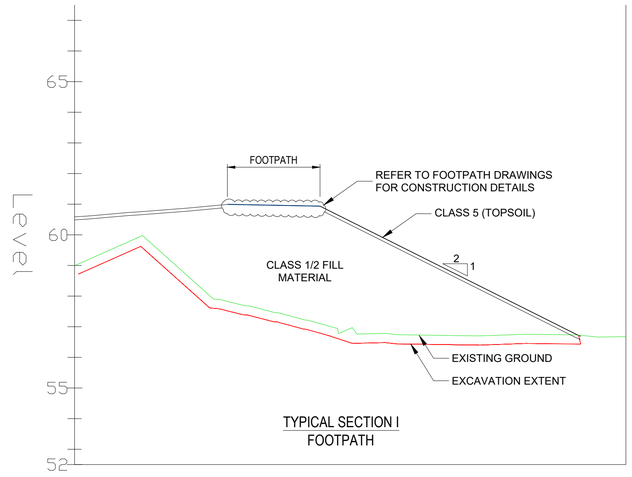
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Drawing No.: EW0001

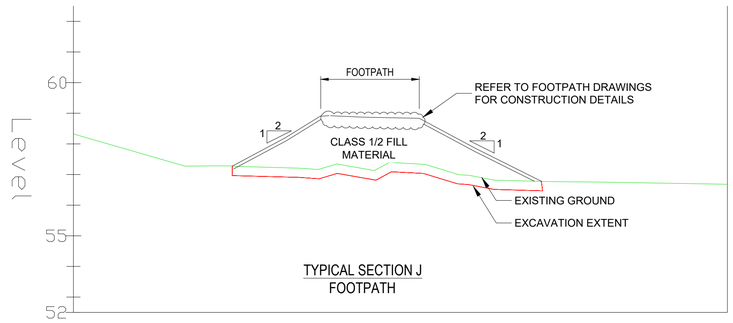
Status: S4

Rev: P01

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TYPICAL SECTION I
FOOTPATH



TYPICAL SECTION J
FOOTPATH

T:\MGT0528_Monaghan CoCo_Sth Dublin Street Regen\8.0 Drawings\EW\MGT0528-RPS-00-XX-EW-C-EW0001.dwg

Client

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Monaghan County Council

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Rev	Date	Drn / Chk	Amendment / Issue	App
P01	07.06.22	CR / CMG	PLANNING	RS

Model File Identifier: N/A

Scale: 1:250 @ A1, 1:500 @ A3

Created on: JUNE 2022

Sheets: 08 of 08

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: EARTHWORKS

File Identifier: MGT0528-RPS-00-XX-DR-C-EW0001

Drawing No.: EW0001

Status: S4

Rev: P01

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231932_DSS_OP_G_100-1_ _General Arrangement (Planning Issue)



LEGEND

GENERAL

- **Site Boundary**
- **Development Plot Boundary**
- **Embankments**
- **Proposed development area**
- **Proposed apartment units**

HARD LANDSCAPE

- **P1: Warm Toned / Buff Natural Stone feature paving** Natural stone feature paving in buff / warm tones within Charles Gavin Duffy Place.
- **P2: Silver Grey Natural Stone paving** Natural stone paving in silver grey tones to footpaths and alleyways.
- **P3: Mid Grey Natural Stone paving** Natural stone paving in mid grey tones to carriageways.
- **P4: Warm Toned Natural Stone Setts** Natural stone setts in warm tones as feature paving.
- **P5: Precast Paving Units** Granite Aggregate precast paving units to footways.
- **P6: Natural Stone Paving** Natural Stone paving to parking bays in mid grey tones.
- **P7: Block Paving** 'Aquaflow' Block paving to car parking spaces.
- **P8: Cycle path**
- **P9: Asphalt**
- **P10: Square paving units** Smaller textured units in natural stone
- **P11: Feature bands** Feature bands in natural stone with a flamed finish
- **P12: Concrete Surfacing** In-situ concrete surfacing with brushed finish.
- **P13: Tactile paving to uncontrolled ped. crossings**
- **P14: Corduroy tactile paving to cycle lanes**
- **P15: Corduroy tacile paving to steps**
- **P16: Tactile guidance paving to pedestrian areas**
- **F1: Fencing to future development plots**
- **F2: Proposed 1.2m high railings to reform boundary**
- **F3: Proposed sections of timber post and rail fencing**
- **F4: Proposed sections of 1.8m vertical timber board fencing**

SOFT LANDSCAPE

- **S1: Shrub Mix 1** A mix of groundcover, ornamental grasses, perennials and shrubs.
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- **T1: Proposed Mature feature tree in hard** Mature feature tree planting in hard landscape. To include tree grille and proprietary tree pit.
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- **T3: Proposed Semi-Mature tree in soft** Semi-Mature tree planting in soft landscape.

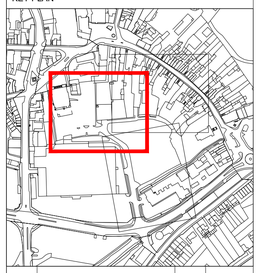
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KEY PLAN



Issue	Revision	Initial	Date
P04	Layout and legend amendements	JR	30/11/2023
P03	Layout and legend amendements	JR	16/11/2023
P02	Design review of Gavan Duffy Place	JR	09/11/2023
P01	First issue for planning	JR	26/10/2023

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Optimised Environments Ltd. Registered in Scotland SC289985.
Registered address 3rd Floor | Quartermile Two | 2 Lister Square | Edinburgh | EH3 9GL

Client

Monaghan County Council

Project

DUBLIN STREET SOUTH

Monaghan, Ireland

Drawing Title

GENERAL ARRANGEMENT

Scale Bar 5m 10m 15m 20m 25m

North

Scale: **1:500@A1** Date: **OCT 2023**

By: **JR** Status: **PLANNING**

Checked: **BP** Approved: **BP**

Drawing Number **231932_DSS_OP_G_100** Rev **P04**

Computer File: P:\2023\231932_DublinSt\CAD\AUTOCAD\SHEETS

Existing building facade to be retained

Proposed 2.4m high boundary wall, faced with appropriate facing material to match adjacent retained boundary wall

Proposed 2.4m high rendered block work wall to new oil tank location. Facility to include concrete base and lockable gated access

Proposed location of new ESB substation

Oil storage

Substation

DEVELOPMENT PLOT

Two EV spaces provided under FASTER project to be retained in existing location

TOILET

PP

PP

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STOP

STOP

STOP

LEGEND

GENERAL

- **Site Boundary**
- **Development Plot Boundary**
- **Embankments**
- **Proposed development area**

HARD LANDSCAPE

- **P1: Warm Toned / Buff Natural Stone feature paving** Natural stone feature paving in buff / warm tones within Charles Gavin Duffy Place.
- **P2: Silver Grey Natural Stone paving** Natural stone paving in silver grey tones to footpaths and alleyways.
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- **P4: Warm Toned Natural Stone Setts** Natural stone setts in warm tones as feature paving.
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- **P7: Block Paving** 'Aquaflow' Block paving to car parking spaces.
- **P8: Cycle path**
- **P9: Asphalt**
- **P10: Square paving units** Smaller textured units in natural stone
- **P11: Feature bands** Feature bands in natural stone with a flamed finish
- **P12: Concrete Surfacing** In-situ concrete surfacing with brushed finish.
- **P13: Tactile paving to uncontrolled ped. crossings**
- **P14: Corduroy tactile paving to cycle lanes**
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- **P16: Tactile guidance paving to pedestrian areas**
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- **F2: Proposed 1.2m high railings to reform boundary**
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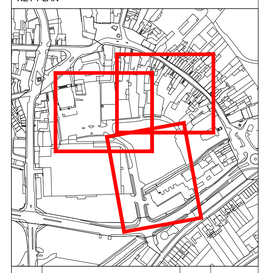
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Registered address: 2nd Floor | Quartermile Two | 2 Lister Square | Edinburgh | EH3 9GL

Client

Monaghan County Council

Project

Dublin Street South

Monaghan, Ireland

Drawing Title

GENERAL ARRANGEMENT

KEYPLAN AREA 1

Scale Bar 2.5m 5.0m 7.5m 10m 12.5m

North

Scale: **1:250@A1** Date: **OCT 2023**

By: **JR** Status: **PLANNING**

Checked: **BP** Approved: **BP**

Drawing Number **231932_DSS_OP_G_101** Rev **P04**

Computer File: P:\2023\231932_DublinStrCAD\AUTOCAD\SHEETS



LEGEND

GENERAL

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- **Development Plot Boundary**
- **Embankments**
- **Proposed development area**

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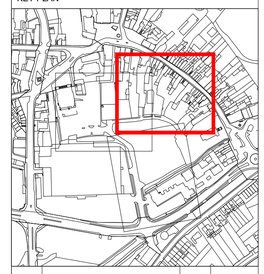
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P01	First issue for planning	JR	26/10/2023

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Client
Monaghan County Council

Project
Dublin Street South

Monaghan, Ireland

Drawing Title
GENERAL ARRANGEMENT

KEYPLAN AREA 2

Scale Bar
2.5m 5.0m 7.5m 10m 12.5m

North

Scale: **1:250@A1** Date: **24 OCT 2023**

By: **JR** Status: **PLANNING**

Checked: **BP** Approved: **BP**

Drawing Number
231932_DSS_OP_G_102

Rev
P04

Computer File: P:\2023\231932_DublinStrCAD\AUTOCAD\SHEETS



LEGEND

GENERAL

- **Site Boundary**
- **Development Plot Boundary**
- **Embankments**
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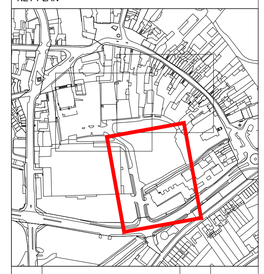
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Client
Monaghan County Council

Project
Dublin Street South

Monaghan, Ireland

Drawing Title
GENERAL ARRANGEMENT

KEYPLAN AREA 3

Scale Bar
2.5m 5.0m 7.5m 10m 12.5m

North

Scale: **1:250@A1** Date: **OCT 2023**

By: **JR** Status: **PLANNING**

Checked: **BP** Approved: **BP**

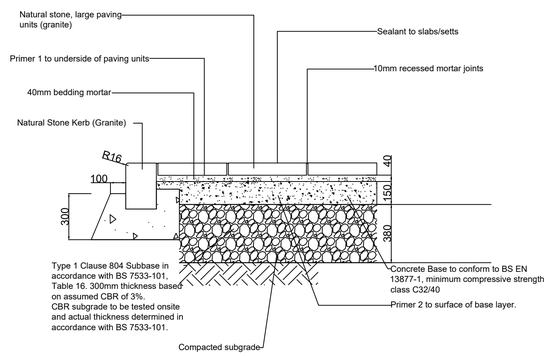
Drawing Number **231932_DSS_OP_G_103** Rev **P04**

Computer File: P:\2023\231932_DublinStCAD\AUTOCAD\SHEETS

MGT0528-RPS-00-XX-M2-C-KP1003_ Construction Details (Planning Issue)

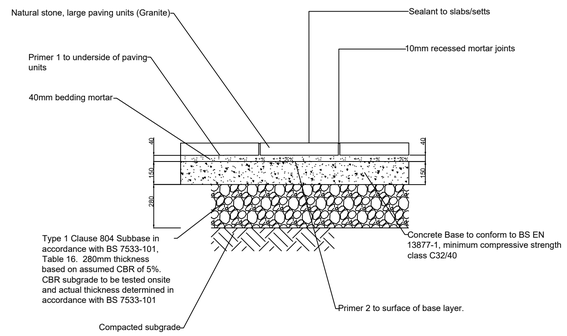
A Detail for Granite Kerb, Natural Stone Paved Footway - Cat 7 Site Loading

Scale 1:20



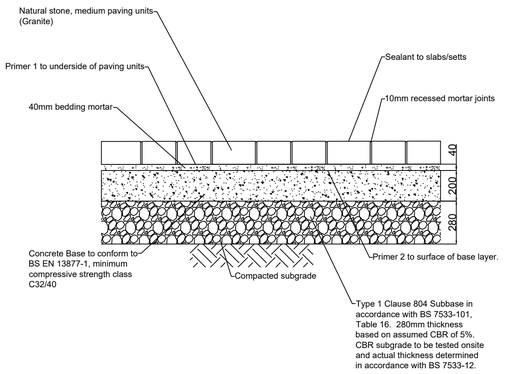
B Detail for Natural Stone Paved Footway - Cat 5 Site Loading

Scale 1:20



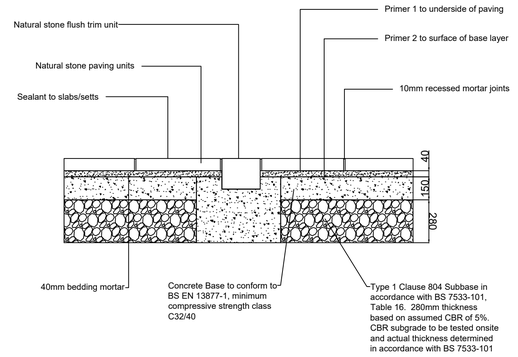
C Detail for Trafficked Footways; Medium Paving Unit Size - Cat 9 Site Loading

Scale 1:20



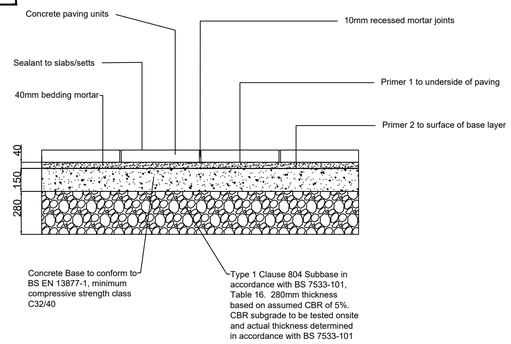
D Typical Detail: Natural Stone Paved Footway with Flush Trim Granite Unit

Scale 1:20



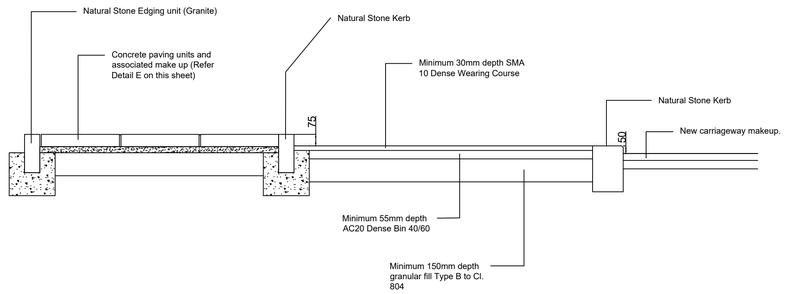
E Typical Detail: Concrete Paving to Footway (Farney Road)

Scale 1:20



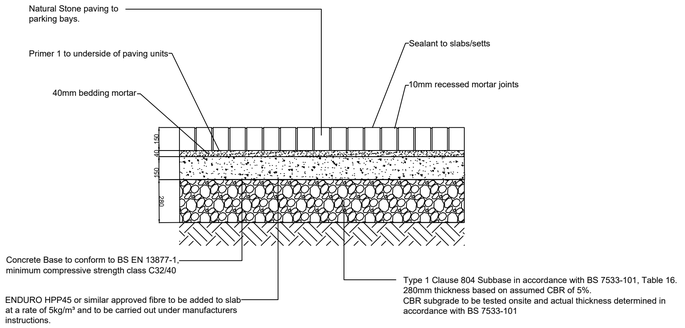
F Typical Detail: Cycle Lane Arrangement (Farney Road)

Scale 1:20



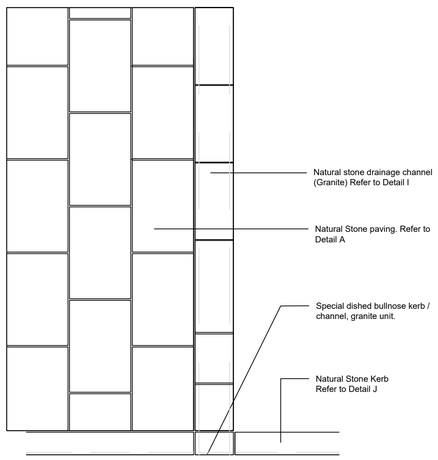
G Typical Detail: Natural Stone Paving to Parking Bays (Courthouse Square)

Scale 1:20



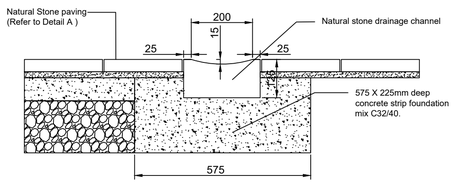
H Typical Detail: Granite Dish Channel Natural Stone Footway - Plan View

Scale 1:20



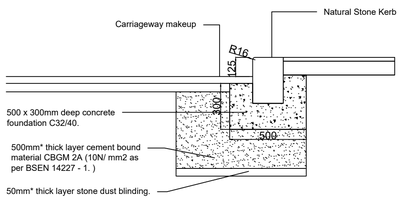
I Typical Granite Dish Channel Detail - Section View

Scale 1:20



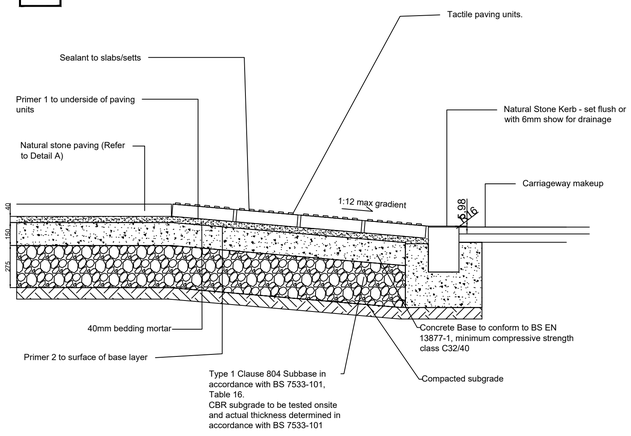
J Typical Detail: Natural Stone Kerbs (Granite) 125mm show

Scale 1:20



K Typical Tactile Paving Detail with Drop Kerb

Scale 1:20



L Typical Detail: Tactile Paving - Blister

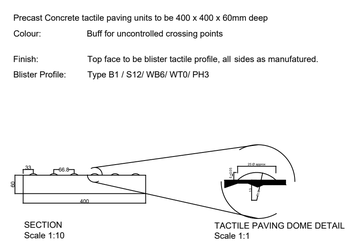
Scale: As Shown

Precast Concrete tactile paving units to be 400 x 400 x 60mm deep

Colour: Buff for uncontrolled crossing points

Finish: Top face to be blister tactile profile, all sides as manufatured.

Blister Profile: Type B1 / S12/ WB6/ WT0/ PH3



Client: Monaghan County Council

General Notes

(i) Hard copies, dwf and pdf will form a controlled issue of the drawing. All other formats (dwg etc.) are deemed to be an uncontrolled issue and any work carried out based on these files is at the recipients own risk. RPS will not accept any responsibility for any errors from the use of these files, either by human error by the recipient, listing of the un-dimensioned measurements, compatibility with the recipients software, and any errors arising when these files are used to aid the recipients drawing production, or setting out on site.

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Rev	Date	Dm Chk	Amendment / Issue	App
P01.03	Aug.'22	SA AMcF	PLANNING ISSUE	RH
P01.02	Jun.'22	SA MF	Issued for Review	-

Model File Identifier: N/A

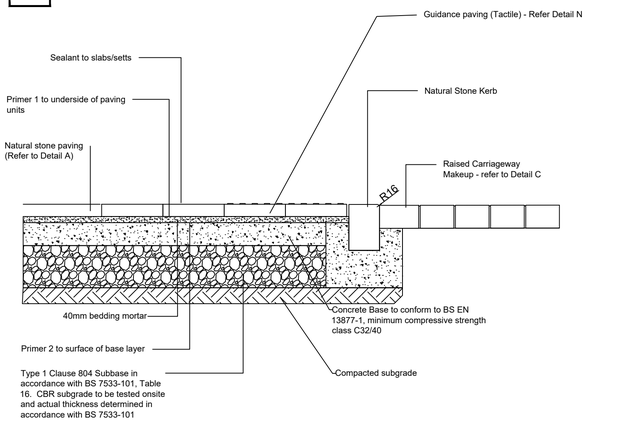
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Created on	January 2022
Sheets	01 of 04
Project	MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title	Construction Details (Sheet 1 of 4)
File Identifier	MGT0528-RPS-00-XX-M2-C-KP1003
Drawing No.	KP1003
Status	S3
Rev	P01.03

Q:\Projects\ALL RPSES PROJECTS\N\2162 Monaghan Town Centre\03 Landscape\Current\SERIES 4.00 Construction Details\MGT0528-RPS-00-XX-M2-C-KP1003_Construction Details (Planning Issue).dwg

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M Typical Tactile Paving Detail - Guidance Tactile Paving (Gavin Duffy Place)

Scale 1:20



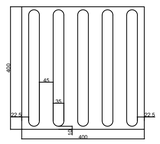
N Typical Detail: Tactile Paving - Guidance

Scale: As Shown

Precast Concrete tactile paving units to be 400 x 400 x 80mm deep

Colour: Dark Grey (Refer Appendix 11/1 Q25/320)

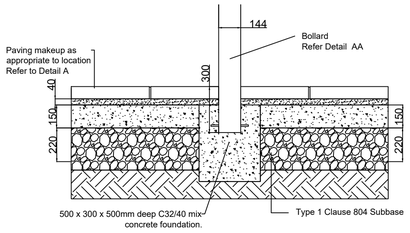
Finish: Top face flamed with all sides sawn.



PLAN VIEW
Scale 1:10

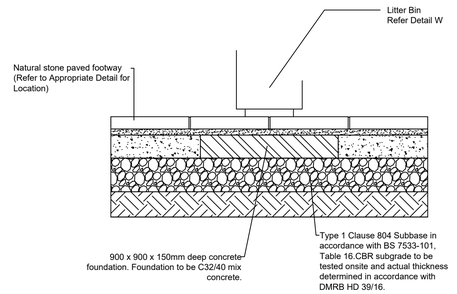
O Typical Detail: Bollard Concrete foundation Paved surface

Scale 1:20



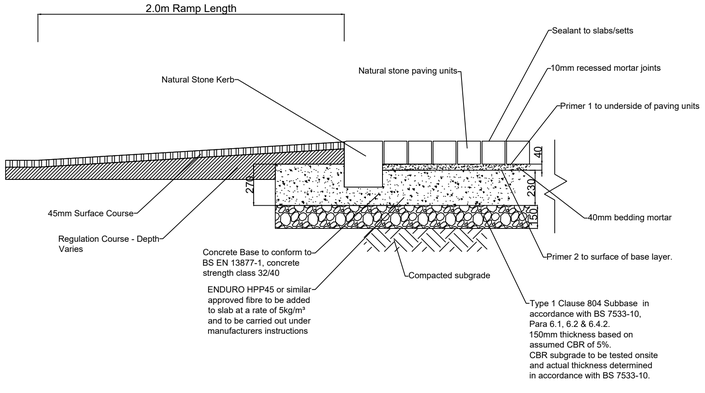
P Typical Detail: Litter Bin Concrete foundation Paved surface

Scale 1:20



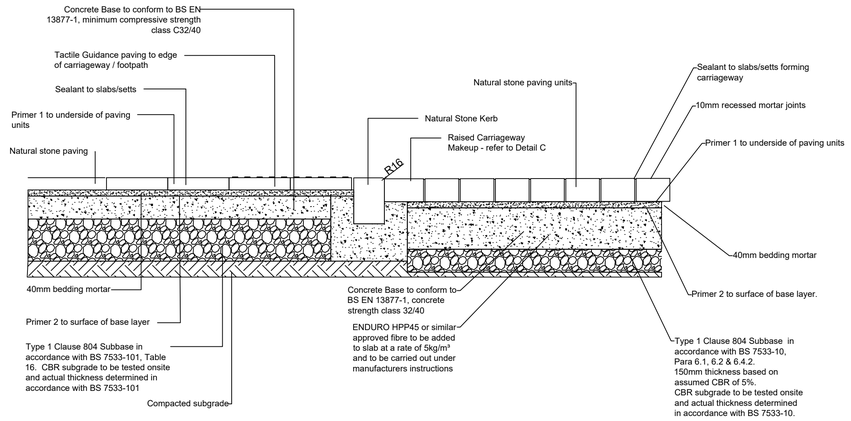
Q Typical Detail: Trim Edge to Ramped Pedestrian Crossing(Controlled & Uncontrolled)

Scale 1:20

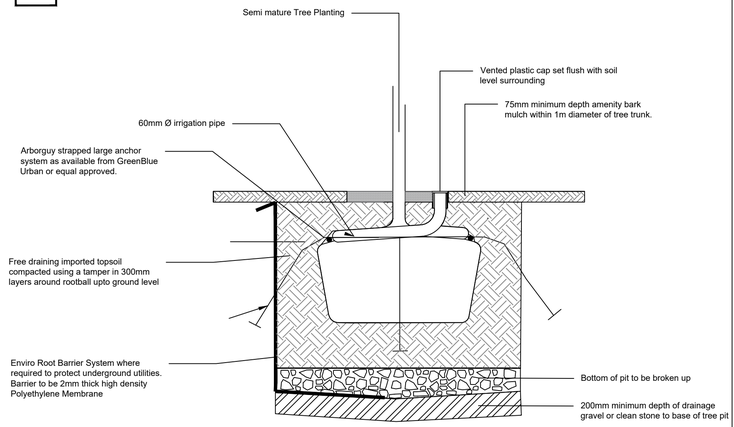


R Typical Detail - Raised Carriageway (Gavin Duffy Place)

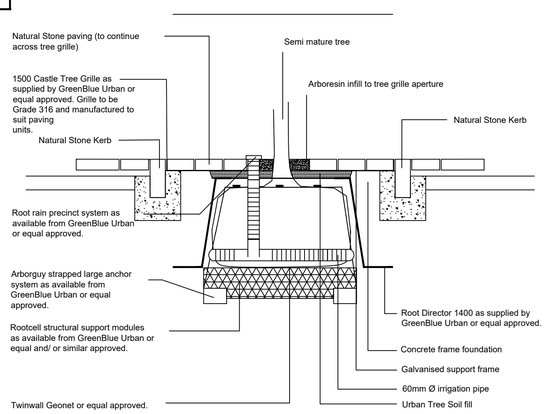
Scale 1:20



S Typical Detail: Tree Pit to Soft Landscape Areas

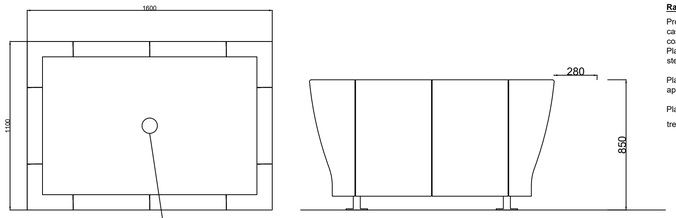


T Typical Detail: Tree Pit to Hard Surfaced Areas



U Typical Detail: Raised Planter

Scale 1:20



1Nr. *Betula utilis Jaquemontii;* Multi Stem tree; minimum 2 stems, 3 x transplanted, 2.0 - 2.5m overall height, Rootballed

Raised Planter (6 Nr. required)

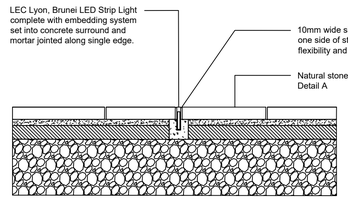
Proposed modular feature raised planter to be constructed from cast ductile iron, with all components galvanised and powder coat finish to agreed colour.
Planter to be supplied complete with; heavy duty galvanised steel frame, plastic liner and legs

Planter (HC202) as supplied by Hartecast or equal and/ or similar approved.

Planter to be filled with topsoil prior to planting of multi stemmed trees and amenity planting

V Lighting Detail: LED Lightbar in paving

Scale 1:20



LEC Lyon, Brunei LED Strip Light to be supplied with warm white LED lights as per Electrical Engineers Specification

Client: Monaghan County Council

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P01.03	Aug.'22	SA AMcF	PLANNING ISSUE	RH
P01.02	Jun.'22	SA MF	Issued for Review	-

Model File Identifier: N/A

Scale: As Shown @ A1 / Not To Scale @ A3

Created on: January 2022

Sheets: 02 of 04

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: Construction Details (Sheet 2 of 4)

File Identifier: MGT0528-RPS-00-XX-M2-C-KP1003

Drawing No.: KP1003

Status: S3

Rev: P01.03

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W Proposed Litter Bin (Illustration)



Proposed HC2055 Litter Bin as available from Hartecast, Palaces House, Clonroche, Co Wexford, Ireland or equal and/or similar approved.
Material:
- Semi domed top cast ductile iron bin with 154 x 125mm half circle aperture
- Ductile iron, Pangard II powdercoat.
- Finish: Pangard II powdercoated to agreed colour
- Colour: Black.

Size: Depth 1080mm tall x 430mm wide.
Accessories/ Special requirements:
- Including stainless steel stubber plate with key operated ash hopper;
- Stainless steel restrictor
- Heavy duty sealed plastic liner
- Bin to be removable leaving flush paved surface - include for levelling plates to help cater for different street gradients.

Method of fixing: Base Plate/Surface fixing to be removable leaving flush paved surface as per manufacturer's recommendations.

Y Proposed Cycle Stand (Illustration)



Product Specifications:
- Stainless steel curved cycle stand with cast stainless steel angled cap and painted upright.
- 316 Marine grade stainless steel.
- Vertical pipe is 108mm dia with a 4mm thickness and curved pipe is 50mm with a 2mm thickness.
- 900mm overground level and 300mm underground level.
- Vertical pipe is powder coat finish to agreed RAL Colour

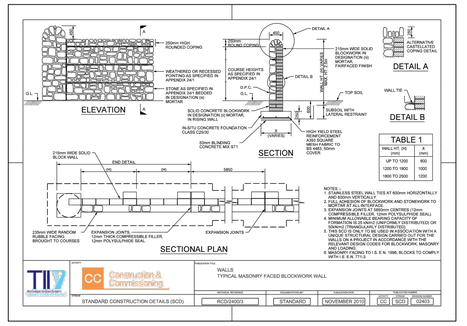
AA Typical Detail: Proposed Bollard



Proposed Bollard
- Stainless steel bollard with cast stainless steel cap.
- 316 grade stainless steel.
- Pipe is 108mm dia with a 4mm thickness (extremely robust) with 60mm high cap.
- 900mm overground level and 300mm underground level.
- Powder coat finish to RAL colour Black to match other street furniture elements

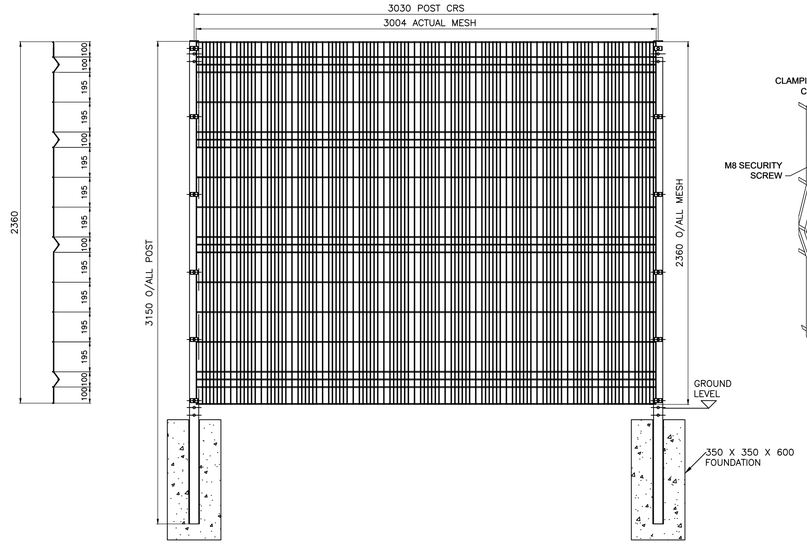
Options Available:
- Fixed and removable versions with retention socket available.
- Various lengths available on request.
- Reflective strip can be added.

AB Typical Detail: Proposed Stone Faced Blockwork Wall



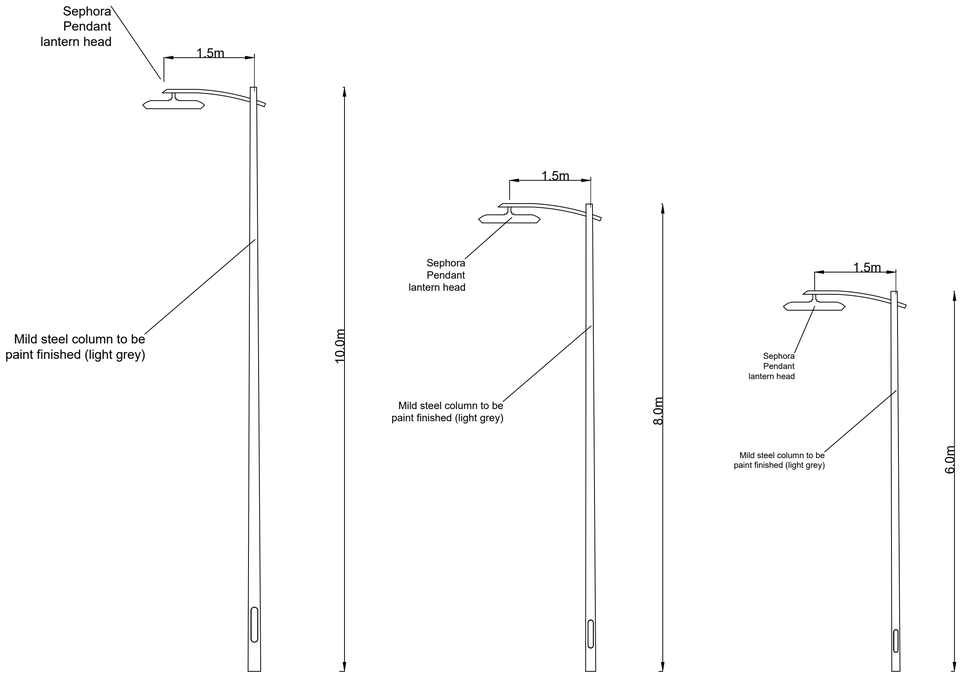
AC Typical Detail: Proposed Fencing to Development Plots

Product Code	Post Size (mm)	Height (mm)	Post Centres (mm)	Horizontal Wires (QTY)	*Notes: All size panels* Vertical Wires Ø4mm Horizontal Wires Ø5mm
A02-18	60 x 60	1755	3030	15	Aperture 24mm x 195mm - min 40mm x 195mm - max
A02-20	60 x 60	1970	3030	18	
A02-24	60 x 60	2360	3030	20	



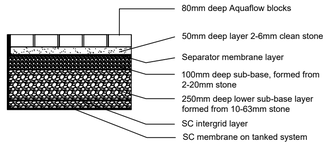
AD Typical Detail: Proposed 10m, 8m & 6m Single Headed Lighting Column

Scale 1:50



AE Typical Detail: Infiltration System - Parking Areas

Scale 1:20



X Proposed Seat (Illustration)



Proposed timber and mild steel seating (Radium) as available from mmcite or equal and/or similar approved

Materials:
Galvanised Steel supports & framework, to be polyester Powder Coated to agreed RAL Colour (e.g. Black to match other street furniture elements).

Features / Options:
- Seat and backrest made of hardwood timber slats,
- Integrated steel table
- Integrated arm rest
- Integrated LED lighting
- USB Charging point

Z Proposed Raised Planter (With seat) (Illustration)



Proposed HC202 Feature Planter (free standing) as available from Hartecast, Palaces House, Clonroche, Co Wexford, Ireland or equal and/or similar approved
Material:
- Cast ductile iron
- Galvanised and powder coated to agreed RAL Colour to match litter bins
- Bolt on Mahogany perch seating to agreed number of units

Size: 1600mm length x 1100mm wide x 850mm height.
Accessories/ Special requirements:
- Rails fitted to unit base to allow for moving/relocating with fork lift.
- Planting mix as shown on Drawing MGT0339KP1005 - 02

Method of fixing: Free standing unit.

Number of planters with seating to be agreed with Client
Final locations of all planters to be as agreed with Client.

Client: Monaghan County Council

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P01.03	Aug.'22	SA / AMcK	PLANNING ISSUE	RH
P01.02	Jun.'22	SA / MF	Issued for Review	-

Model File Identifier: N/A

Scale: As Shown @ A1 / Not To Scale @ A3
Created on: January 2022
Sheets: 03 of 04

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title: Construction Details (Sheet 3 of 4)

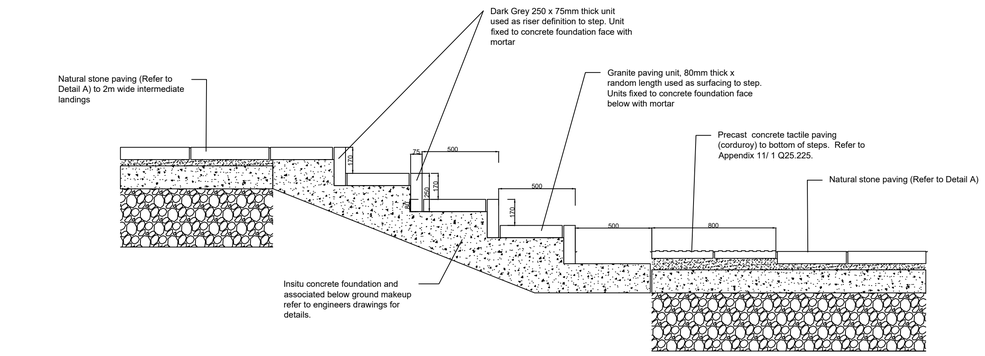
File Identifier: MGT0528-RPS-00-XX-M2-C-KP1003
Drawing No.: KP1003
Status: S3
Rev: P01.03

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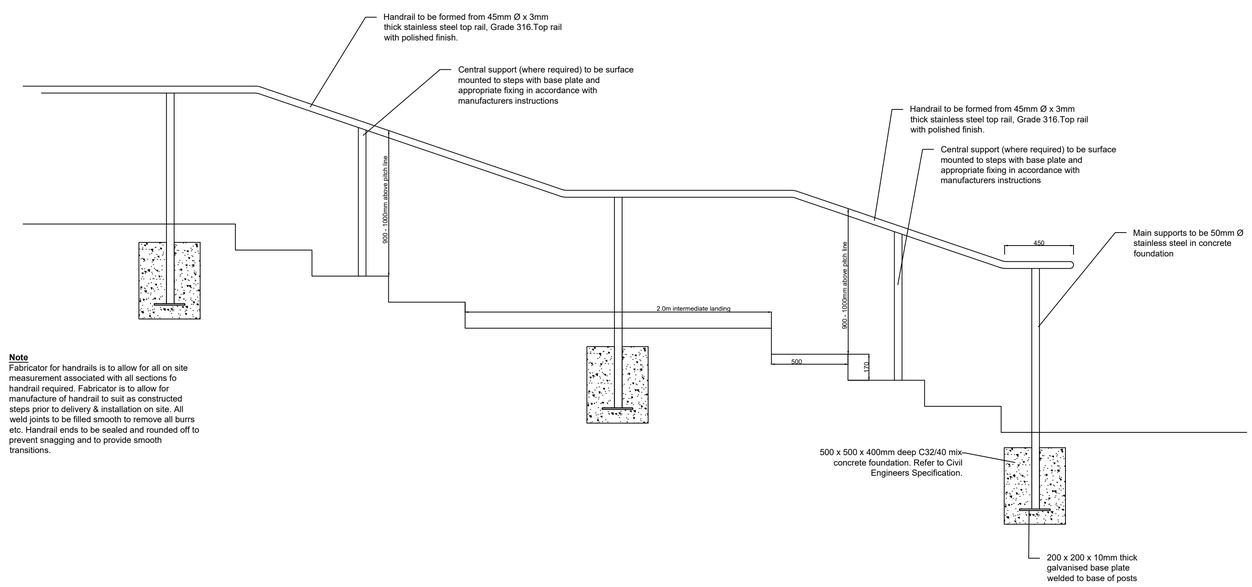
AF Typical Detail: Proposed Steps - Lower Landing / Intermediate landing

Scale 1:20



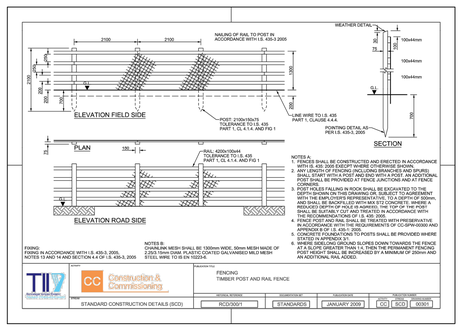
AG Typical Detail: Proposed Steps - Handrail

Scale 1:20



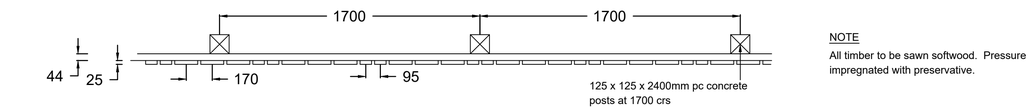
Note
Fabricator for handrails is to allow for all on site measurement associated with all sections fo handrail required. Fabricator is to allow for manufacture of handrail to suit as constructed steps prior to delivery & installation on site. All weld joints to be filled smooth to remove all burrs etc. Handrail ends to be sealed and rounded off to prevent snagging and to provide smooth transitions.

AH Typical Detail: Proposed Timber Post and Rail Fence

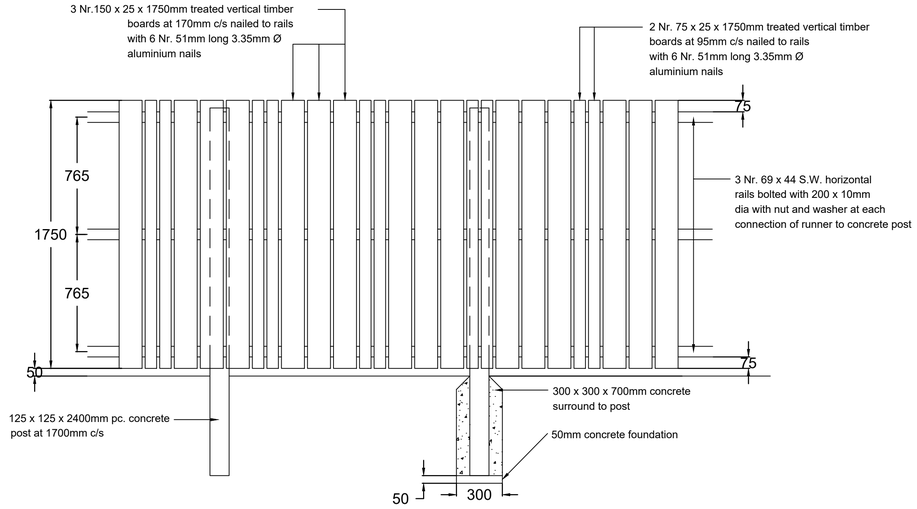


AI Typical Detail - 1800mm high Vertical Timber Board Fence

Scale 1:20



PLAN

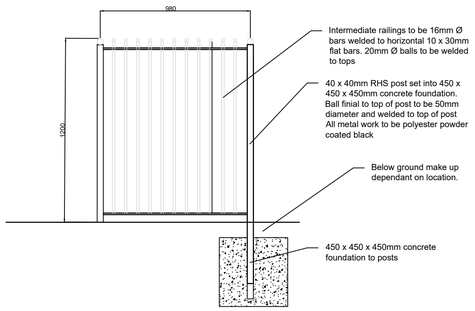


ELEVATION

NOTE
All timber to be sawn softwood. Pressure impregnated with preservative.

AJ Typical Detail - 1800mm high Vertical Timber Board Fence

Scale 1:20



ELEVATION

NOTE
All metal work to have burrs and rough edges smoothed prior to hot dip galvanising and polyester powder coated black.
All boundaries requiring railings to be accurately measured on site prior to manufacture to ensure panels are made to suit and fit final site conditions

Client: Monaghan County Council

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P01.03	Aug.'22	SA / MMcF	PLANNING ISSUE	RH
P01.02	Jun.'22	SA / MF	Issued for Review	-

Model File Identifier: N/A

Scale: As Shown @ A1 / Not To Scale @ A3
Created on: January 2022
Sheets: 04 of 04

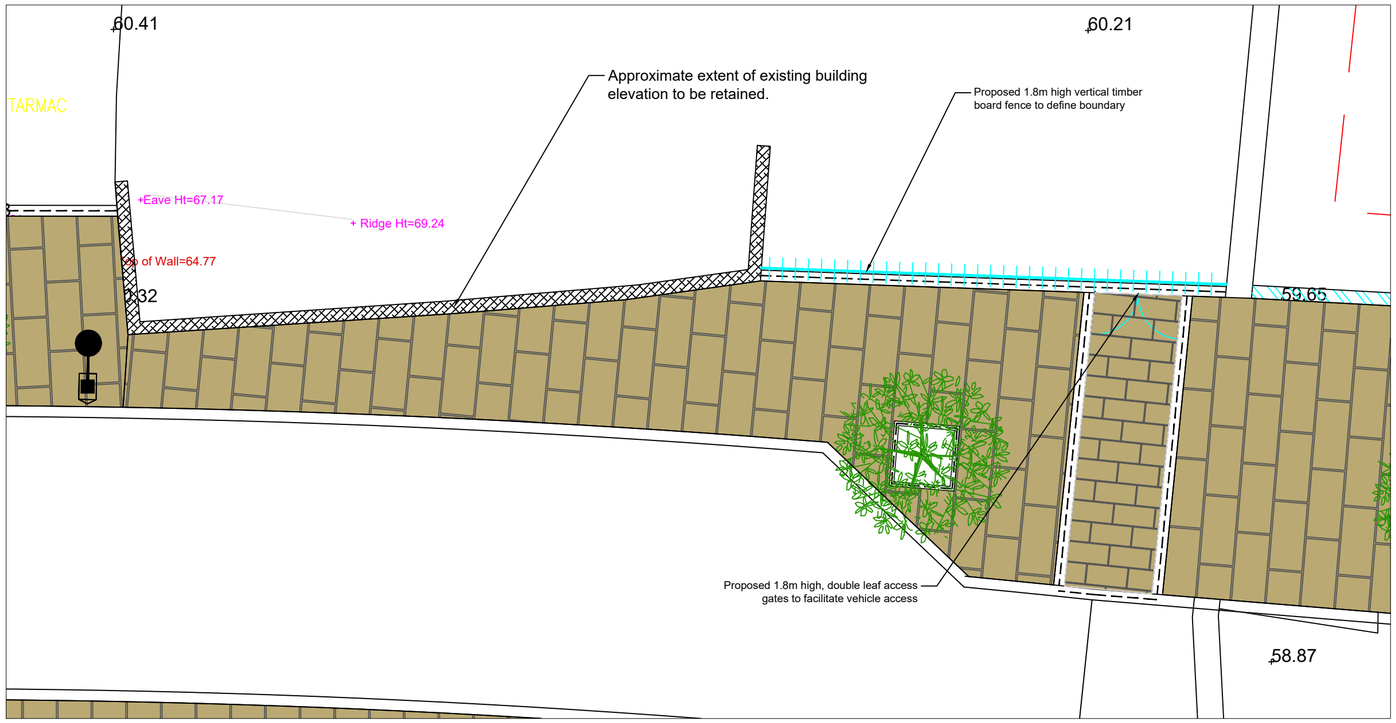
Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT
Title: Construction Details (Sheet 4 of 4)

File Identifier: MGT0528-RPS-00-XX-M2-C-KP1003
Drawing No.: KP1003
Status: S3
Rev: P01.03

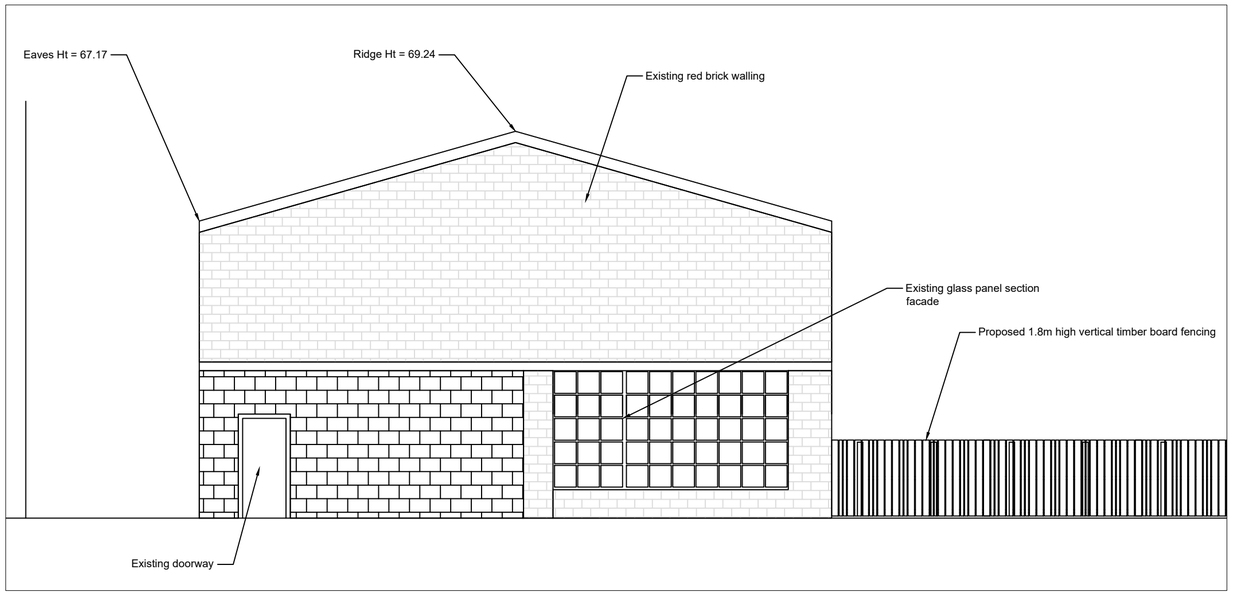
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MGT0528-RPS-00-XX-M2-C-KP1004_ Northern Standard Elevation (Planning Issue)



Proposed Plan
Scale 1:100



Existing Building Elevation
1:100

Note: Following proposed demolition works, existing building elevation will be exposed to form new frontage to public realm space on Church Walk.

Elements of the retained elevation such as extent of window height and width and existing doorway to be confirmed following separate detailed survey

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Client: Monaghan County Council

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P01.02	Aug.'22	SA / MF	PLANNING ISSUE	AMcF

Model File Identifier: N/A

Scale: 1:50 @ A1, 1:200 @ A3

Created on: August 2022

Sheets: 01 of 01

Project: MONAGHAN TOWN - DUBLIN STREET REGENERATION PROJECT

Title: Proposed Northern Standard Elevation

File Identifier: MGT0528-RPS-00-XX-M2-C-KP1004

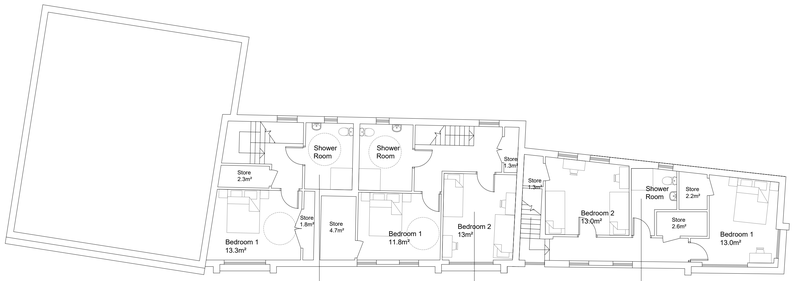
Drawing No.: KP1004

Status: S3

Rev: P01.02

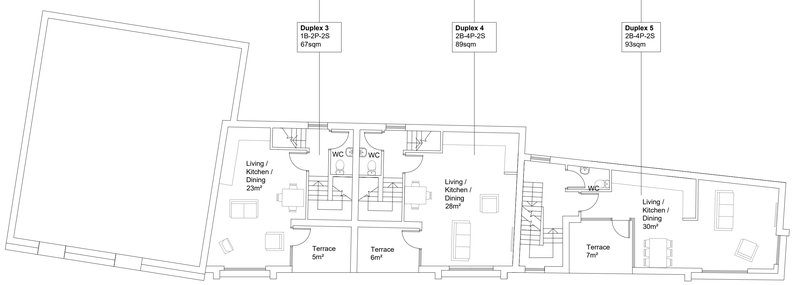
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A2156-CGDP East Edge Development - Proposed Plans & Elevations -200-102



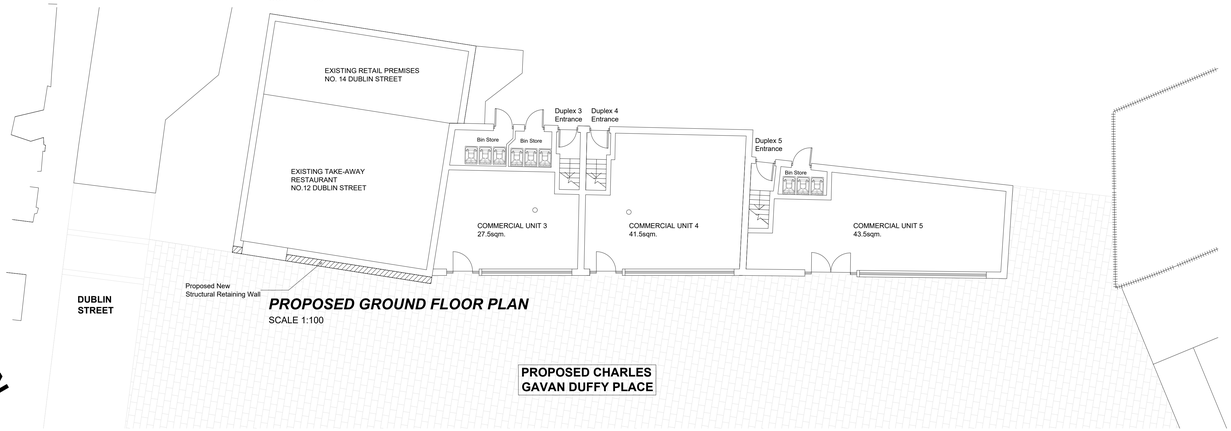
PROPOSED SECOND FLOOR PLAN

SCALE 1:100



PROPOSED FIRST FLOOR PLAN

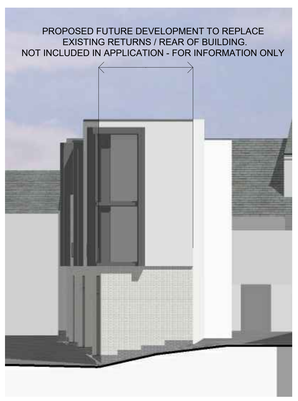
SCALE 1:100



PROPOSED GROUND FLOOR PLAN

SCALE 1:100

PROPOSED CHARLES GAVAN DUFFY PLACE



PROPOSED SOUTH ELEVATION

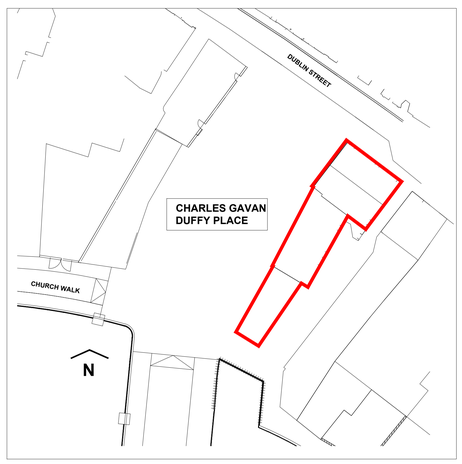
SCALE 1:100



PROPOSED WEST ELEVATION

SCALE 1:100

PROPOSED DEVELOPMENT TO THE EAST EDGE OF CHARLES GAVAN DUFFY PLACE



NOTES

1. All measurements shown are in metres, and all levels are to ordnance datum unless otherwise indicated

2. All Coordinates are to Irish Grid, unless otherwise noted.

Rev	Issue Date	Description	App
-	-	-	-

Status	PLANNING
Client	Monaghan County Council
Project	Dublin Street South
Drawing	Development to East Edge of CGDP Proposed Floor Plans & Elevation
Scale	1:100 @ A0

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Drawn	moc	Checked	eh	Approved	moc
Date	23/11/23	Date	23/11/23	Date	23/11/23

Project Number	Drawing Number	Revision
A2156	200-102	-

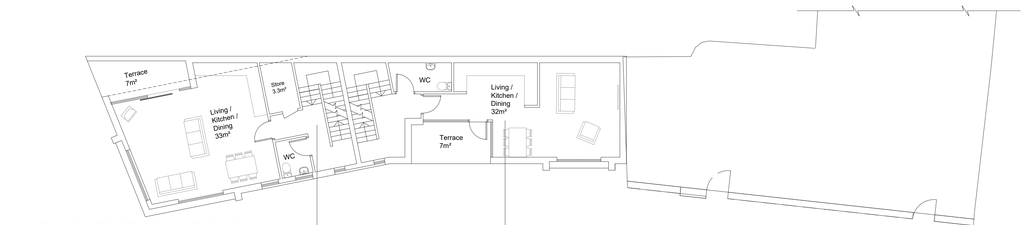
All dimensions are in metres. Figured dimensions to be taken in preference to scale dimensions. Dimensions to be checked on site. © 2021 McAdam Design Ltd.

A2156-CGDP West Edge Development - Proposed Plans & Elevations -200-101

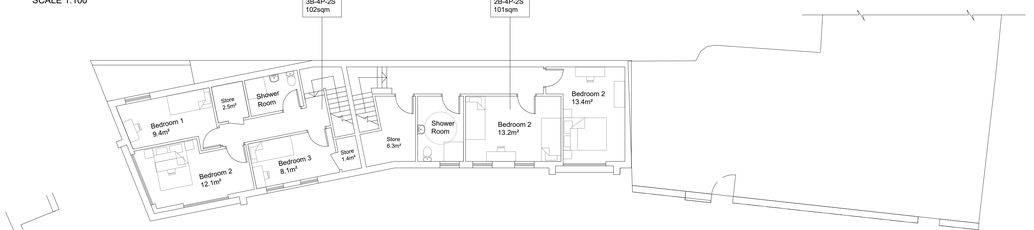
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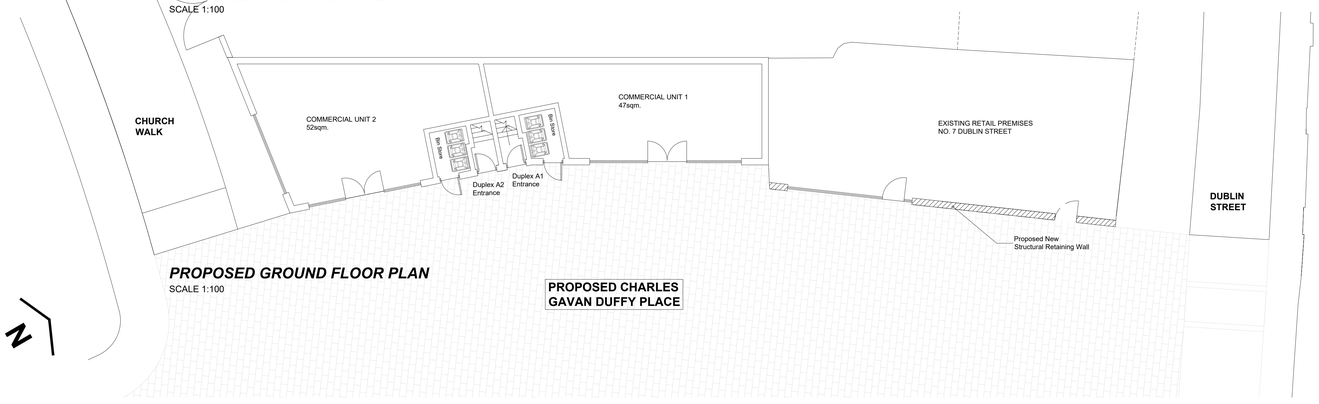
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PROPOSED SECOND FLOOR PLAN
SCALE 1:100



PROPOSED FIRST FLOOR PLAN
SCALE 1:100



PROPOSED GROUND FLOOR PLAN
SCALE 1:100

PROPOSED CHARLES GAVAN DUFFY PLACE



PROPOSED SOUTH ELEVATION
SCALE 1:100



PROPOSED EAST ELEVATION
SCALE 1:100

PROPOSED DEVELOPMENT TO THE WEST EDGE OF CHARLES GAVAN DUFFY PLACE



Rev	Issue Date	Description	App
-	-	-	-

Status	PLANNING
Client	Monaghan County Council
Project	Dublin Street South
Drawing	Development to West Edge of CGDP Proposed Floor Plans & Elevation
Scale	1:100 @ A0

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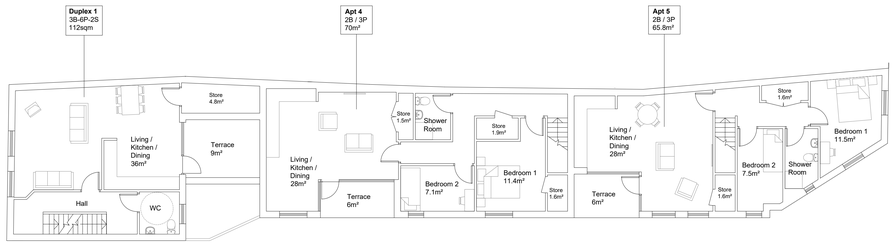
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A2156-Housing Development Site- Proposed Plans & Elevations -200-103



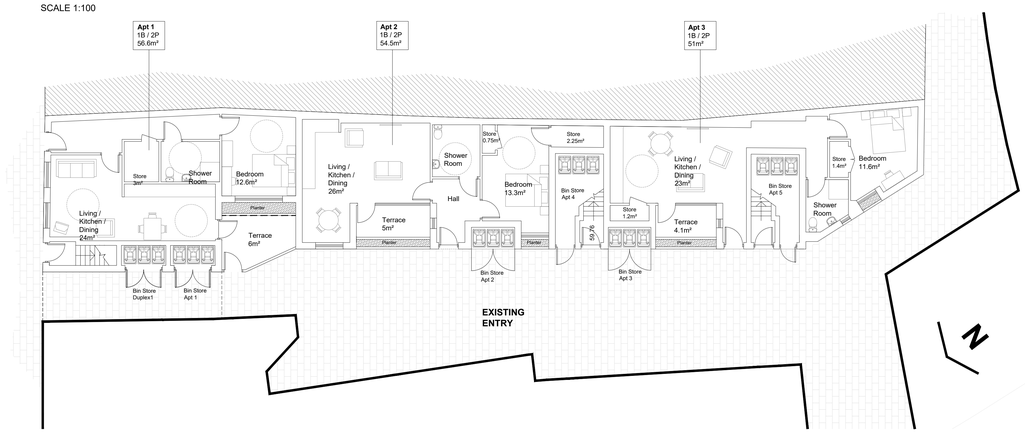
PROPOSED SECOND FLOOR PLAN

SCALE 1:100



PROPOSED FIRST FLOOR PLAN

SCALE 1:100



PROPOSED GROUND FLOOR PLAN

SCALE 1:100

SCHEDULE OF AREAS

Duplex 1	3B-6P-2S	
	Width (m)	Area (m²)
Bedroom 1	2.80	11.40
Bedroom 2	2.80	11.70
Bedroom 3	3.56	13.00
Total Storage Area		9.60
Total Kitchen / Living / Dining Area		36.00
Gross Internal Area		112.00

Apartment 1	1B-2P-1S	
	Width (m)	Area (m²)
Bedroom 1	3.40	14.6
Total Storage Area		3.00
Total Kitchen / Living / Dining Area		24.00
Gross Internal Area		58.60

Apartment 2	1B-2P-1S	
	Width (m)	Area (m²)
Bedroom 1	3.08	13.30
Total Storage Area		3.00
Total Kitchen / Living / Dining Area		26.00
Gross Internal Area		54.50

Apartment 3	1B-2P-1S	
	Width (m)	Area (m²)
Bedroom 1	2.97	12.30
Total Storage Area		2.6 (-13%)
Total Kitchen / Living / Dining Area		23.00
Gross Internal Area		51.00

Apartment 4	2B-3P-1S	
	Width (m)	Area (m²)
Bedroom 1	2.10	7.10
Bedroom 2	3.17	11.40
Total Storage Area		5.00
Total Kitchen / Living / Dining Area		28.00
Gross Internal Area		70.00

Apartment 5	2B-3P-1S	
	Width (m)	Area (m²)
Bedroom 1	2.80	11.50
Bedroom 2	2.10	7.50
Total Storage Area		3.2 (-36%)
Total Kitchen / Living / Dining Area		29.00
Gross Internal Area		85.80



PROPOSED SOUTH ELEVATION

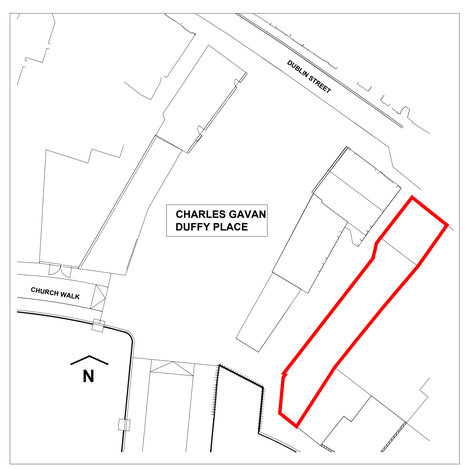
SCALE 1:100



PROPOSED WEST ELEVATION

SCALE 1:100

PROPOSED HOUSING DEVELOPMENT SITE



N
W E
S

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Rev	Issue Date	Description	App

Status PLANNING

Client Monaghan County Council

Project Dublin Street South

Drawing Housing Development Site
Proposed Floor Plans & Elevations

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Date 23/11/23	Date 23/11/23	Date 23/11/23

Project Number	Drawing Number	Revision
A2156	200-103	-

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DSS - Revised Housing Elevation & Visuals



Proposed Elevation

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CGDP - Images


Charles Gavan Duffy Place


Italian
RESTAURANT
TIGER


Italian
RESTAURANT
The Black Lobster
BISTRO


Italian
RESTAURANT
ashley ryan
first course
entree


Italian
RESTAURANT
TONY'S PIZZERIA
Les Cadeaux
LLEN


Charles Gavan Duffy Place

Alleyways - Images


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