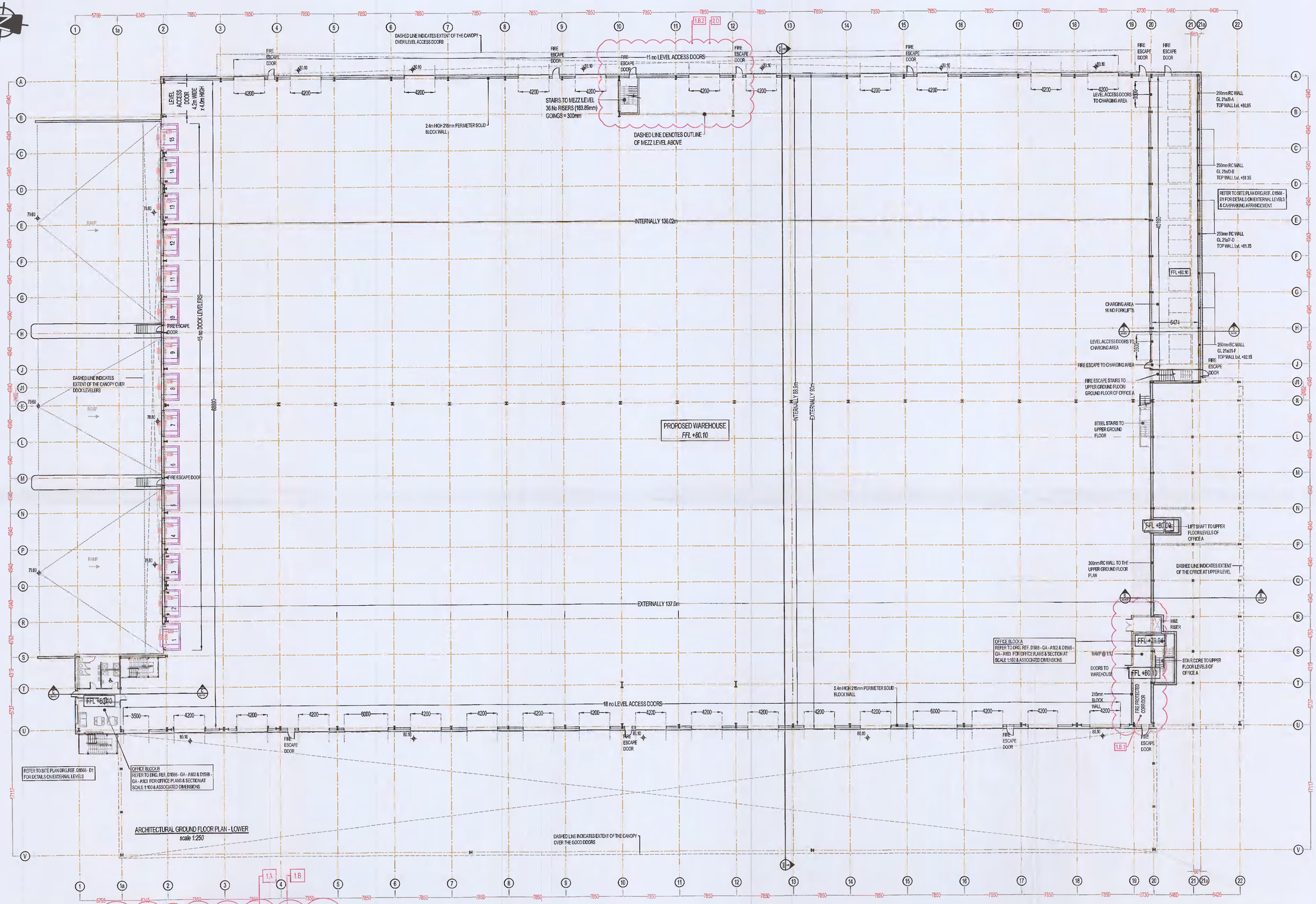
A1



ARCHITECTURAL GROUND FLOOR PLAN - LOWER

scale 1:250

TABLE OF GROSS INTERNAL FLOOR AREAS & USES

DEVELOPMENT AT KINGSWOOD BUSINESS PARK	OFFICES			STAFF FACILITIES		WAREHOUSE	CHARGING AREA	MEZZANINE	TOTAL BUILDING
	OFFICE BLOCK A*	OFFICE BLOCK B**		A*	B**				
LOWER GROUND FLOOR	-	-		74 m² 797 sq.ft.	62 m² 667 sq.ft.	12,228 m² 131,607 sq.ft.	265 m² 2,850 sq.ft.	12 m² 129 sq.ft.	12,821 m² 138,052 sq.ft.
UPPER GROUND FLOOR	264 m² 3,955 sq.ft.	-		272 m² 2,928 sq.ft.	-	-	-	-	536 m² 6,761 sq.ft.
FIRST FLOOR	447 m² 4,814 sq.ft.	62 m² 667 sq.ft.		119 m² 1,281 sq.ft.	-	-	-	75 m² 807 sq.ft.	641 m² 6,869 sq.ft.
SECOND FLOOR	376 m² 4,047 sq.ft.	-		190 m² 2,045 sq.ft.	-	-	-	-	566 m² 6,092 sq.ft.
TOTAL	1,117 m² 12,023 sq.ft.	62 m² 667 sq.ft.		657 m² 7,072 sq.ft.	62 m² 667 sq.ft.	12,228 m² 131,607 sq.ft.	265 m² 2,850 sq.ft.	87 m² 936 sq.ft.	14,456 m² 155,604 sq.ft.

Mark	Date	By	Chk.	App.	Revision
PL6	26-08-2021	ED	-	-	ISSUED FOR PLANNING ALTERATIONS

1 2 3 - ALTERATION NUMBER FOR SUBJECT APPLICATION

The subject alterations for which Planning Permission is sought for are as follows:

1. Reconfiguration of the ground floor area as follows:
   A. Provision of a new ancillary storage area to the proposed building's eastern elevation measuring 75m2, at mezzanine level.
   B. Change of Use of 57m2 of warehouse floor area to staff facilities due to the following:
      B.1. Addition of single storey fire protected corridor from Office A to in the south-west corner of the warehouse, overall 45m2 floor area addition.
      B.2. Addition of stairs from warehouse to mezzanine level, overall 12m2 floor area addition.
   2. Elevation alterations:
   A. Introduction of covered glazed structure at the main Office entrance to the front (southern) elevation, overall height 6/18m;
   B. Introduction of Integrated Modular Louvre System to Charging Area to the front (southern) and side (eastern) elevation;
   C. Change of colour of southern elevation warehouse canopy to Anthracite: and
   D. Introduction of fire escape/doors to the side (eastern) elevation.
   3. Site plan alterations:
   A. Omission of an existing roundabout and provision of revised road junction with an access/egress to the proposed development and to the existing Business Park;
   B. Provision of a new boundary fence Type A to the southern and eastern site boundary;
   C. Introduction of additional 26 No. HGV parking spaces to the western concrete yard (overall area 1547m2) and the omission of car parking at the same location; introduction of 8 No. van parking spaces (overall area 240m2) and rearrangement of the car parking spaces due to introduction of the above changes, plus addition of gas tank and generator; and
   D. Associated drainage layout adjustments due to the inclusion of the above alterations.

Job Title: PROPOSED DEVELOPMENT AT KINGSWOOD BUSINESS PARK, BALDONNEL, DUBLIN 22	Drawing Title: ARCHITECTURAL GROUND FLOOR PLAN LOWER
Architect/Client: JMC VAN TRANS LTD	Drawing Status: PLANNING ALTERATIONS 2021

Drawn	ED
Checked	UB
Approved	US
Scales	1:250
Date	August 2021

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Job No.	Drawing No.	Rev
D1568	GA-A100	PL6