



- NOTES:**
- BINS LOCATED IN THE REAR GARDEN
 - VARYING IN WIDTH GRASS VERGE TO ENSURE RETENTION OF INDICATED EXISTING STREET TREES:
 - 1.8 WIDE NEW FOOTPATH
 - 1.2 WIDE NEW FOOTPATH ALONG SITE NO.1 TO KEEP WIDTH OF GRASS VERGE DUE TO EXISTING TREES RETAINING.

SUBJECT APPLICATION SITE
 OUTLINED IN RED
 AREA : 0.275 HA

TOTAL LAND OWNERSHIP
 OUTLINED IN BLUE
 SITE AREA : 0.228 HA
 8 HOUSES - DENSITY = 35 dw./per Ha

B1 (3 bed) - 3 BED / 6 p / 2 STOREYS/ DETACHED / C.122 m²
 HOUSES B1(3b) - REAR ELEVATION - only obscure glazing high level bathroom and landing windows on the First Floor to avoid overlooking of the proposed extended house.

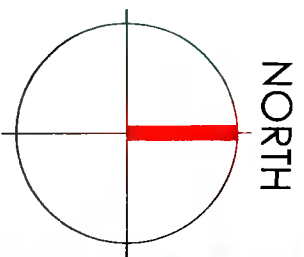
B2 (4 bed) - 4 BED / 7 p / 2 STOREYS/ DETACHED / C.143 m²
 HOUSES B2(4b) - REAR ELEVATION - only obscure glazing high level bathroom and landing windows on the First Floor to avoid overlooking of the proposed extended house

A1 (4 bed) - 4 BED / 7 p / 2 STOREYS/ SEMI-DETACHED / C.148 m²
 HOUSES A1(4b) - REAR ELEVATION - only obscure glazing high level bathroom and landing windows on the First Floor to avoid overlooking of the proposed extended house

ALL EXISTING TREES ALONG THE DEVELOPMENT SIDE OF GRANGEBROOK AVE ARE TO BE RETAINED AS LISTED BELOW:

Tree nos: T758 T757 T755 T754 T753
 T752 T751 T750 T749

FOR LARGER SCALE 1:250 SEE DRAWING NO.: D1194-1-04



FOR PLANNING PURPOSES ONLY
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BECKETT DEVELOPMENTS LTD

PROPOSED 8 HOUSES AT THE PART OF THE GROUNDS OF "PALMIRA"
 WHITECHURCH ROAD (GRANGEBROOK AVENUE),
 RATHFARNHAM DUBLIN 15.

DATE: AUGUST 2021
 SCALE: 1:500(A3)
 DRAWN BY: KP

Contractors must verify all dimensions on site before commencing any work. No working dimensions to be scaled. Dimensions to blockwork only. This drawing and design is copyright and is the property of Terry & O'Flanagan Ltd.