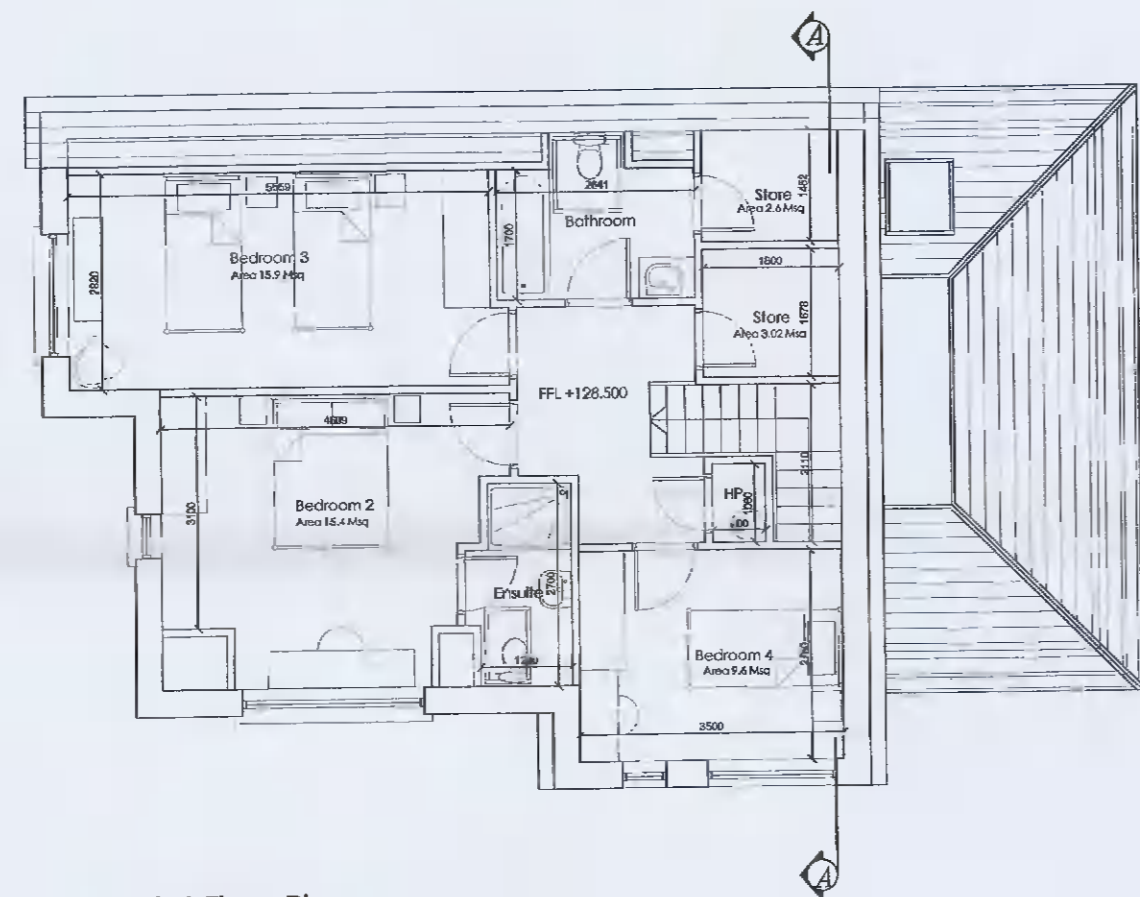


Ground Floor Plan
Area 96.3 Msq



First Floor Plan
Area 68.3 Msq



Side Elevation



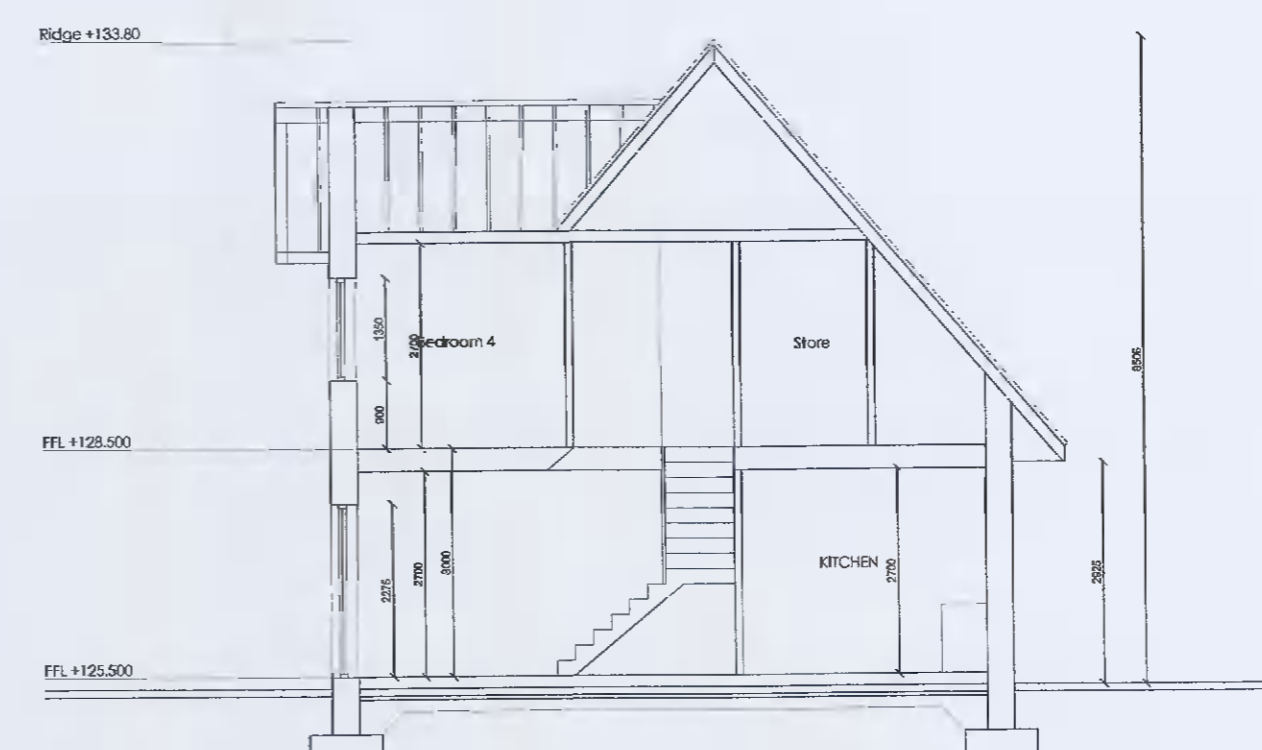
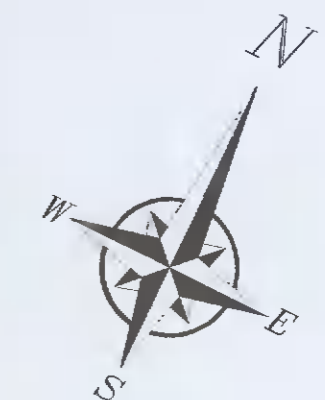
REAR ELEVATION



Front Elevation



Side Elevation



Section A-A

NOTE:
ALL WORKS TO COMPLY WITH CURRENT BUILDING REGULATIONS AND GOOD BUILDING PRACTICE

FOUNDATIONS
MAIN EXTERNAL WALLS TO BE 900 X 900MM WITH 400 150MM HIGH YIELD STEEL REINFORCED BARS WITH THE BARS AT 600MM C/C
ENSURE 50MM MIN. COVER TO ALL STEEL REINFORCEMENT
INTERNAL WALLS 600 X 900MM WITH 8 NO. REINFORCING BARS
FOUNDATIONS TO BE A MIN. OF 900MM DEEP
CONTRACTOR TO VISIT SITE AND ALLOW FOR ALL EXCAVATION

FLOORS
100MM SLOTTED OR 100MM HD. INSULATION WITH 150 150 CONG. BLK. ON 60MM SAND BLENDING ON 1200G VISCOUS DEM ON COMPACTED HARDWARE, FOUNDERS TO ENG DETAIL

WALL CONSTRUCTION
100MM SELECTED BRICK OUTER LEAF, 110MM CAVITY WITH 60MM HD. INSULATION, 100MM INNER LEAF DASH/PLASTER FINISH EXTERNALLY WHERE INDICATED

ROOF CONSTRUCTION (TO ENG. SPECIFICATION)
100 X 75MM WALL PLATE BOLTS OR STRAPPED DOWN PREFABRICATED ROOF BRACES CONCRETE TILES/FRIBRA SLATES ON 60MM X 60MM BATTENS @ 150 C/C ON BALZARD TYP. ROOFING FRIB. ALL TIMBERS TREATED
300MM PIR/GLASS INSULATION LAD BETWEEN CEILING JOISTS T&G FLOORING TO 1ST FLOOR ON 225 X 90MM FLOOR JOISTS, COMPLETE WITH HERRING BONE STRUCTURE

CEILINGS & LINTELS
STYPED DPC AT 900 HEIGHT OF 150MM
CILLS WRAPPED IN DPC WITH INSUL. EDGE
PROVIDE FOR SPANTITE OR SIMILAR REIN. PRECAST CONCRETE LINTELS OVER ALL WINDOWS AND DOOR OPENINGS, ALSO INCLUDE FOR CONCRETE PRECAST CILLS
FASCIA & SOFFIT
UPVC CUTTERS AND SOFFIT WITH SEAMLESS ALUMINIUM GUTTERS AND PVC DOWNPIPES
WINDOWS & EXTERNAL DOORS
DOUBLE GLAZED UPVC/HARDWOOD TO CLIENTS APPROVAL
EXTERNAL JOBBERY
HARDWOOD STAIRCASE COMPLETE
READYSET PANEL DOORS WITH BRASS HORNWORKERY,
SOFTWOOD 150MM MOULDED SKIRTING WITH MATCHING ARCHITRAVE INCLUDE FOR FITTING AND SHIELDING

TO THE HOTPRESS AND TRAP DOOR AND FRAME TO ATTIC SPACE
INCLUDING STIRA TYPE POLYMER ATTIC LASTER,
POLY BACKED PLASTER SLABS TO ALL CEILING
FLOORING, HEATING & ELECTRICAL
LAYOUTS TO CLIENT APPROVAL ALLOW FOR STANDARD ELECTRICAL FIT OUT, OIL FIRED CENTRAL HEATING WITH BATHROOM IN EVERY ROOM, STANDARD WHITE SANITARY FITTINGS INCLUDING SHOWER & BATH UNIT

VENTILATION
PROVIDE PERMANENT WINDOW VENTILATION TO ALL MULTIPLE ROOMS INCLUDE FOR SOAK CENTRIFUGAL VENTILATION TO FACIA AND SOFFIT
VENTILATION TO ALL ROOMS TO COMPLY WITH PART F OF THE BUILDING REGULATIONS WHERE COMMON SPACES WILL HAVE A VENTILATION OPENING OF AT LEAST 1/50TH OF THE FLOOR AREA. BATHROOMS WILL HAVE A VENTILATION OPENING OF AT LEAST 1/20TH OF FLOOR AREA

MARK	DATE	BY	REVISION



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PROJECT: Proposed Dwelling at Peyton View, Rathcoole, Co. Dublin		
STAGE: Planning		
CLIENT: STANLEY RESIDENTIAL DAC		
DRG. TITLE: Plans & Elevations	DATE: July 21	SIZE: A1
BY: L.Duimin	SCALE: 1/100	DRG. NO.: 2110 PD07

Floor Area 164.6 Msq