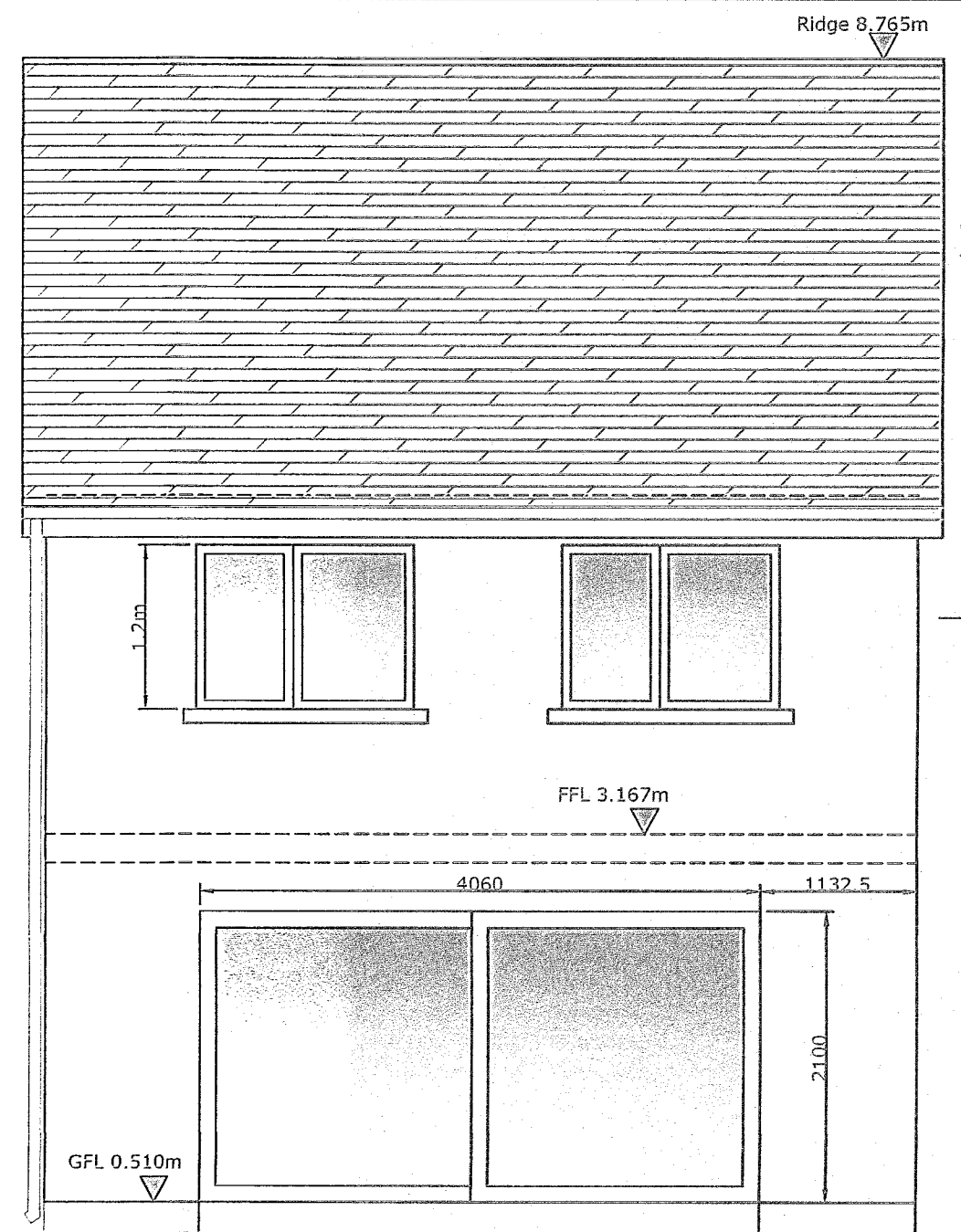
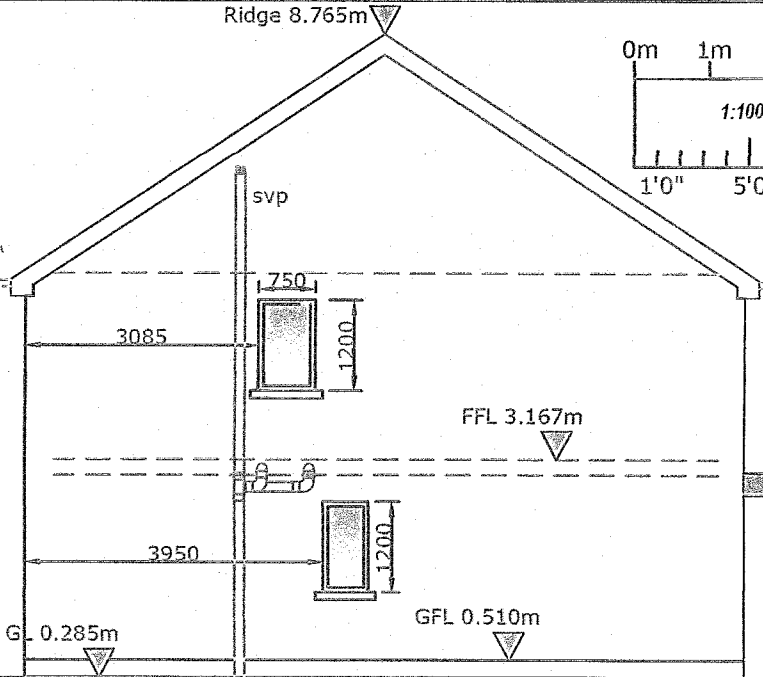




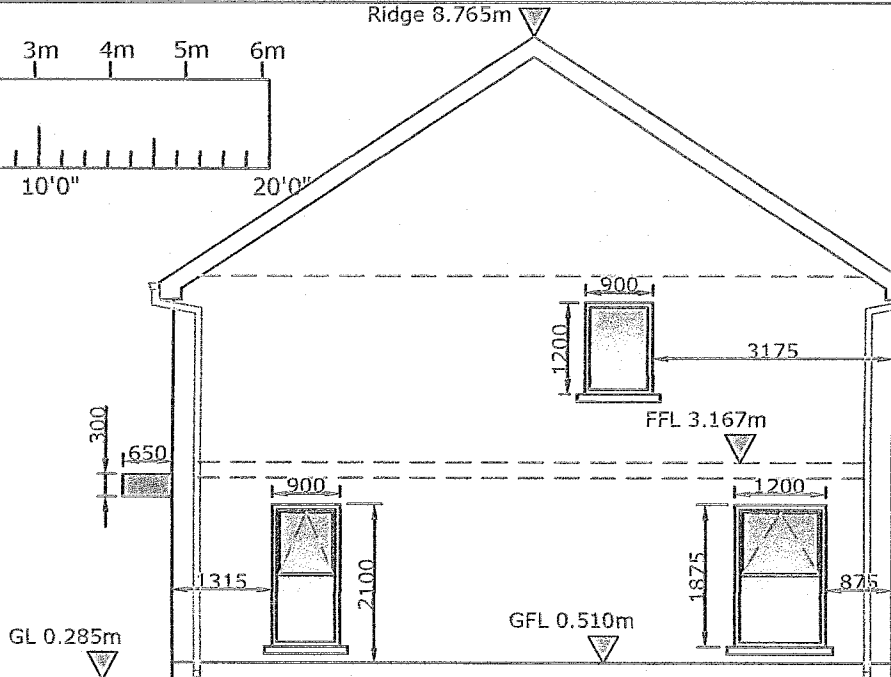
**FRONT ELEVATION**  
1:50



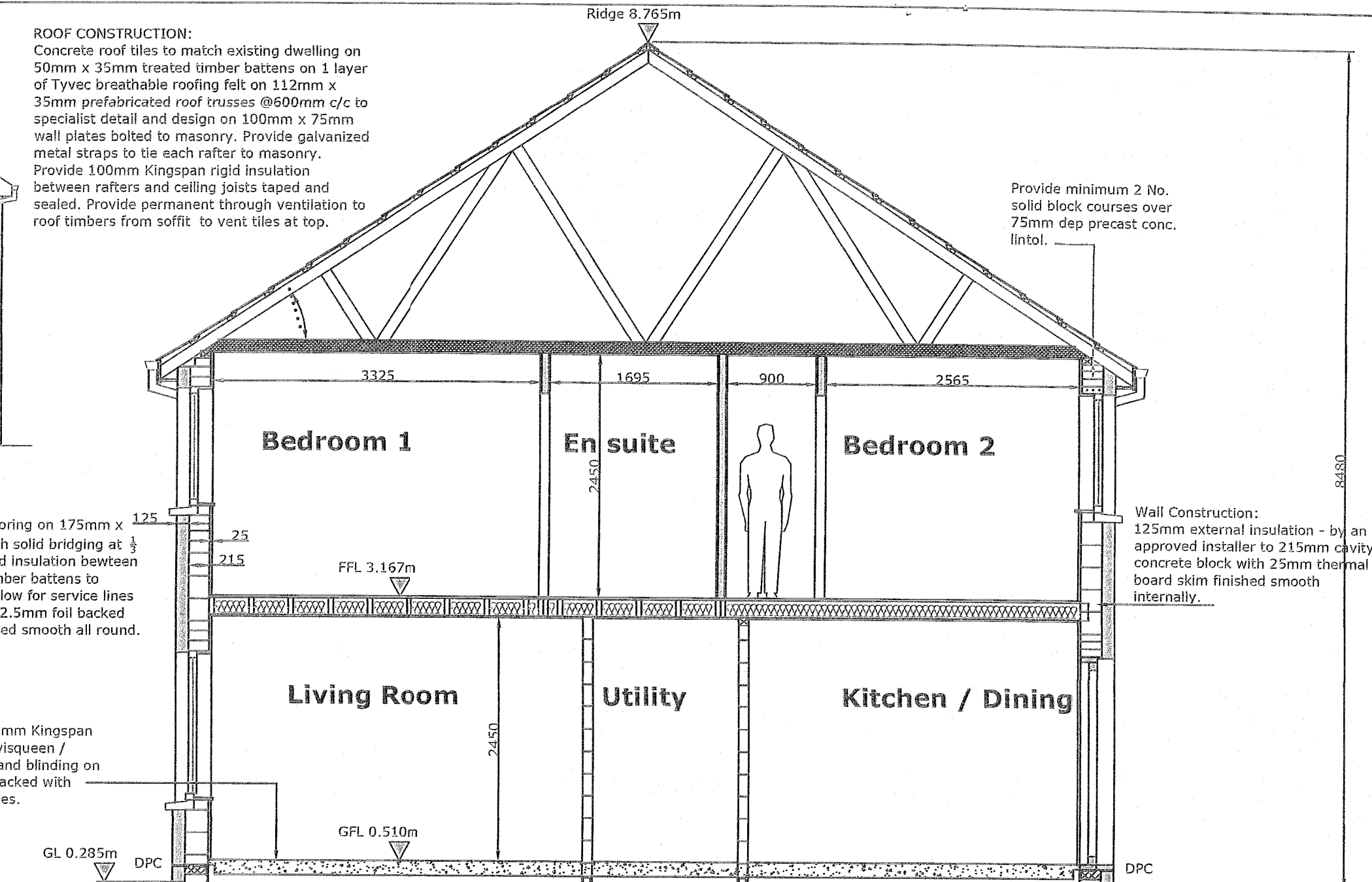
**REAR ELEVATION**  
1:50



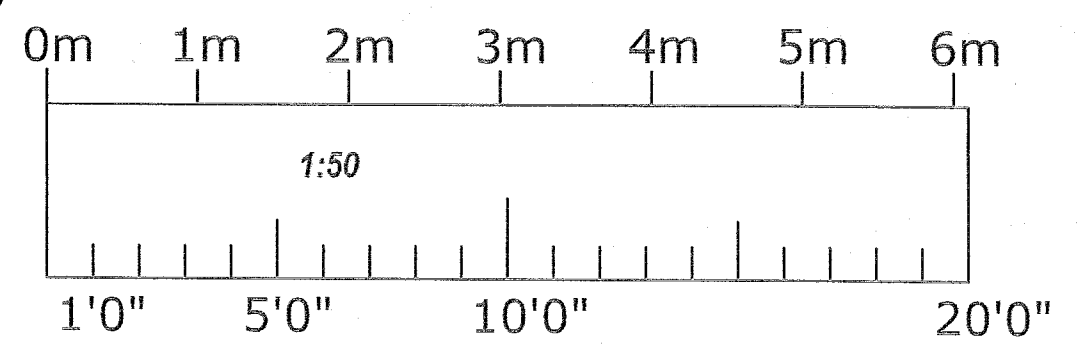
**SIDE ELEVATION View B**  
1:100



**SIDE ELEVATION View A**  
1:100



**SECTION A-A**  
1:50



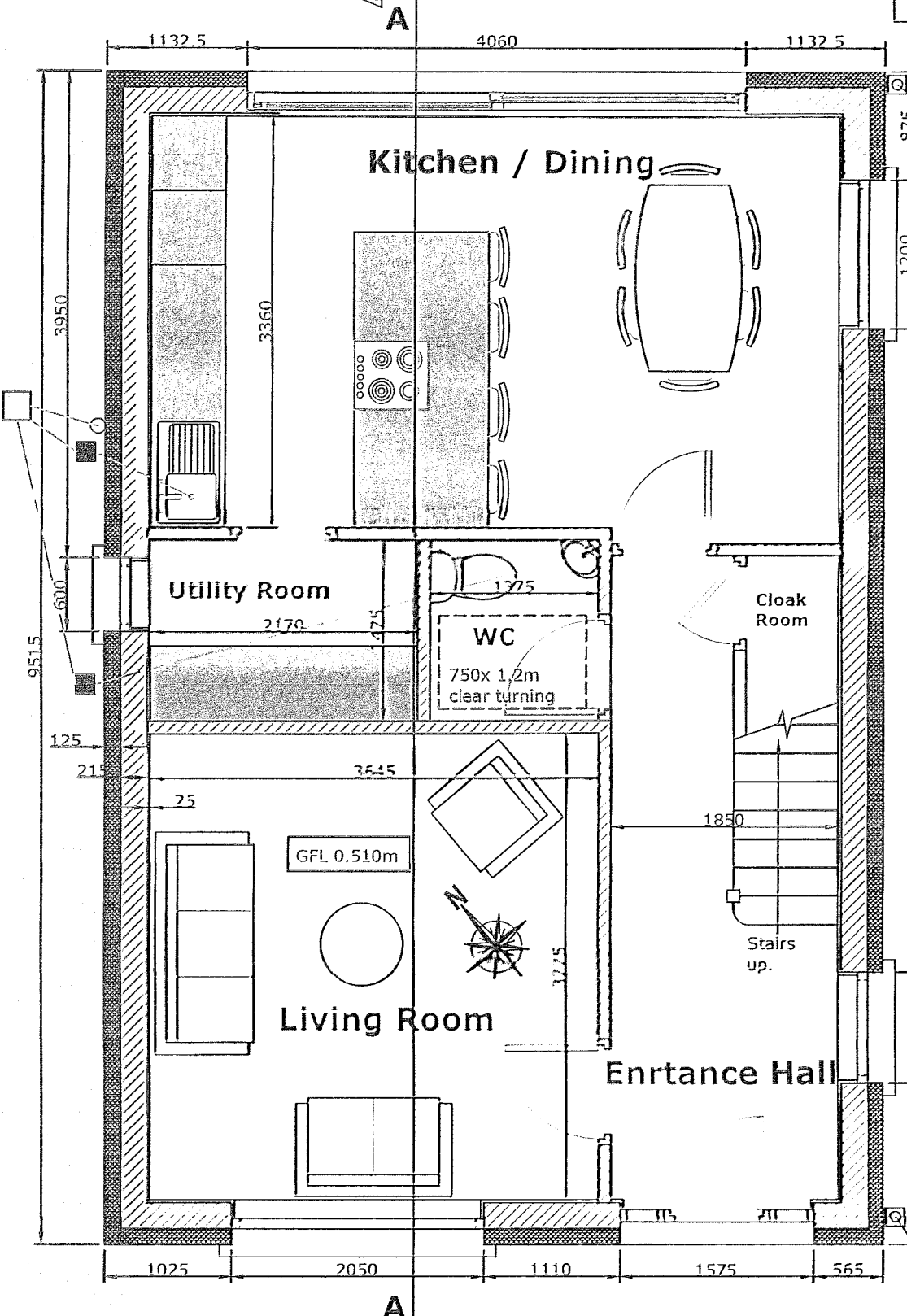
ALL WORK TO BE CARRIED OUT IN STRICT COMPLIANCE WITH THE BUILDING REGULATIONS  
NO WORK TO START UNTIL COMMENCEMENT NOTICE HAS BEEN PROPERLY LODGED ONLINE WITH SOUTH DUBLIN COUNTY COUNCIL.  
CONTRACTOR AND CLIENT SHOULD LIAISE WITH ADJOINING PROPERTY OWNERS WITH A VIEW TO KEEPING ANY INCONVENIENCE TO A MINIMUM.  
ALL DIMENSIONS TO BE CHECKED ON SITE BY CONTRACTOR AND ANY DISCREPANCIES SHOULD BE REPORTED TO CLIENT/ ARCHITECT.  
ALL WORK TO BE SUPERVISED BY STRUCTURAL ENGINEER, ALL STRUCTURAL ELEMENTS TO BE DESIGNED BY ENGINEER. SPECIFIED SIZES ON DRAWING ARE SUGGESTED SIZES FOR PRICING PURPOSES ONLY.

**ROOF CONSTRUCTION:**  
Concrete roof tiles to match existing dwelling on 50mm x 20mm treated timber battens on 1 layer of Tyvec breathable roofing felt on 12mm x 25mm precast concrete roof trusses 900mm c/c to specialist detail and design on 100mm x 75mm wall plates bolted to masonry. Provide galvanized metal straps to tie each rafter to masonry. Provide 100mm Kingspan rigid insulation between rafters and ceiling joists lap and sealed. Provide permanent through ventilation to roof timbers from soffit to eave line at top.  
Provide minimum 2 No. solid block courses over 20mm deep precast concrete lintol.

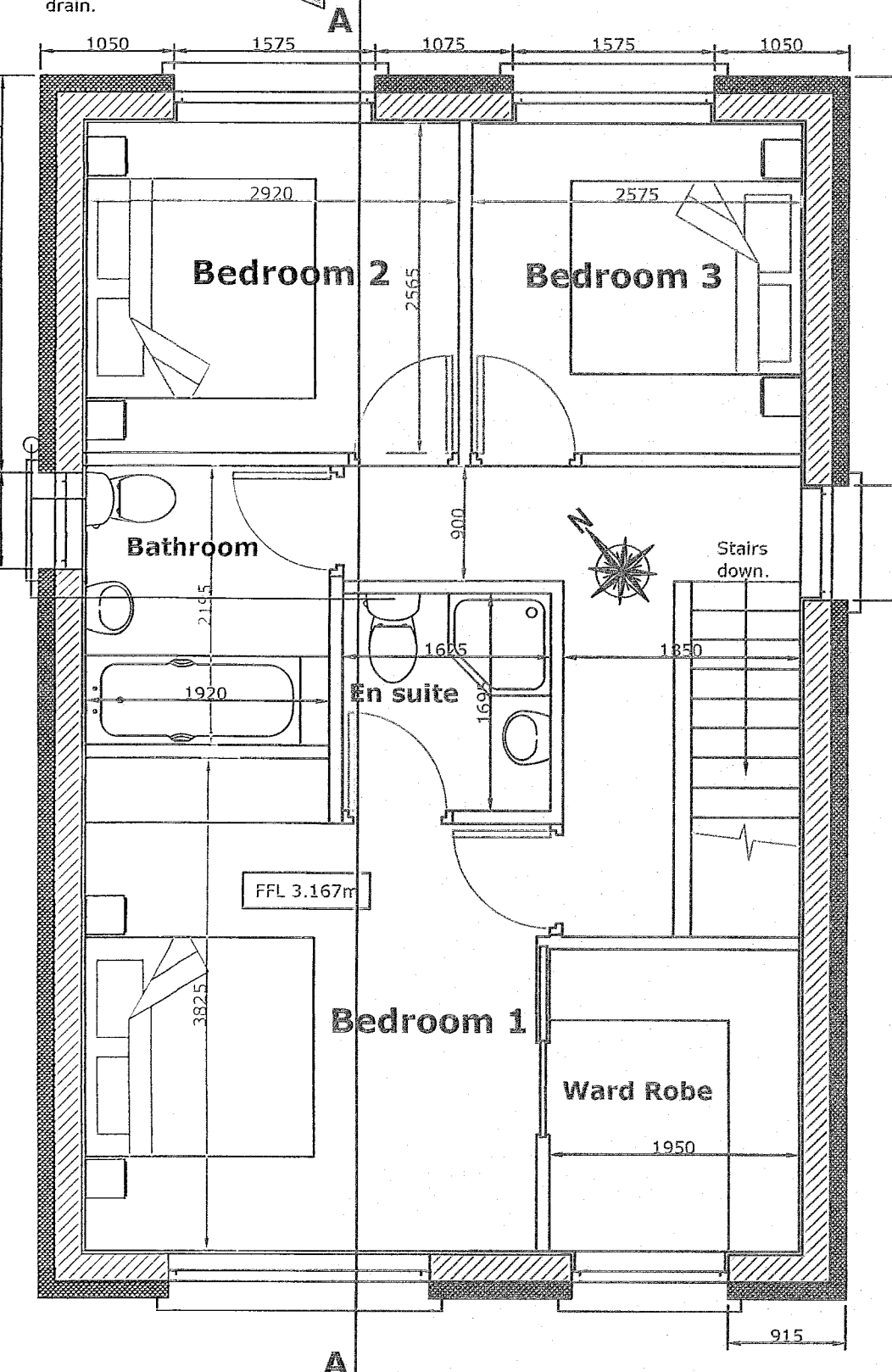
**FLOOR CONSTRUCTION:**  
120mm conc. floor on 120mm Kingspan rigid insulation on 100% virgin wool / Radon Barrier on 50mm sand bedding on 250mm hardcore tightly packed with radon sump and outlet pipes.  
Excavate for foundations to level of adjoining foundations, backfill around rising walls with suitable material either arising out of excavations or imported to site. Provide 150mm solid block rising walls to DPC level minimum 150mm above G.L. Provide 1 course of insulation block all round below DPC.

**1st floor construction:**  
19mm red deal TRG flooring on 175mm x 50mm timber joists with solid bedding at 3 points with 125mm rigid insulation between joists. Provide 100mm Kingspan rigid insulation on underside of joists to allow for service lines - wiring and piping to 12.5mm foil backed ceiling joists finish smooth all round.

**Wall Construction:**  
125mm external insulation - by an approved installer to 210mm cavity concrete block with 25mm thermal board skin finished smooth internally.



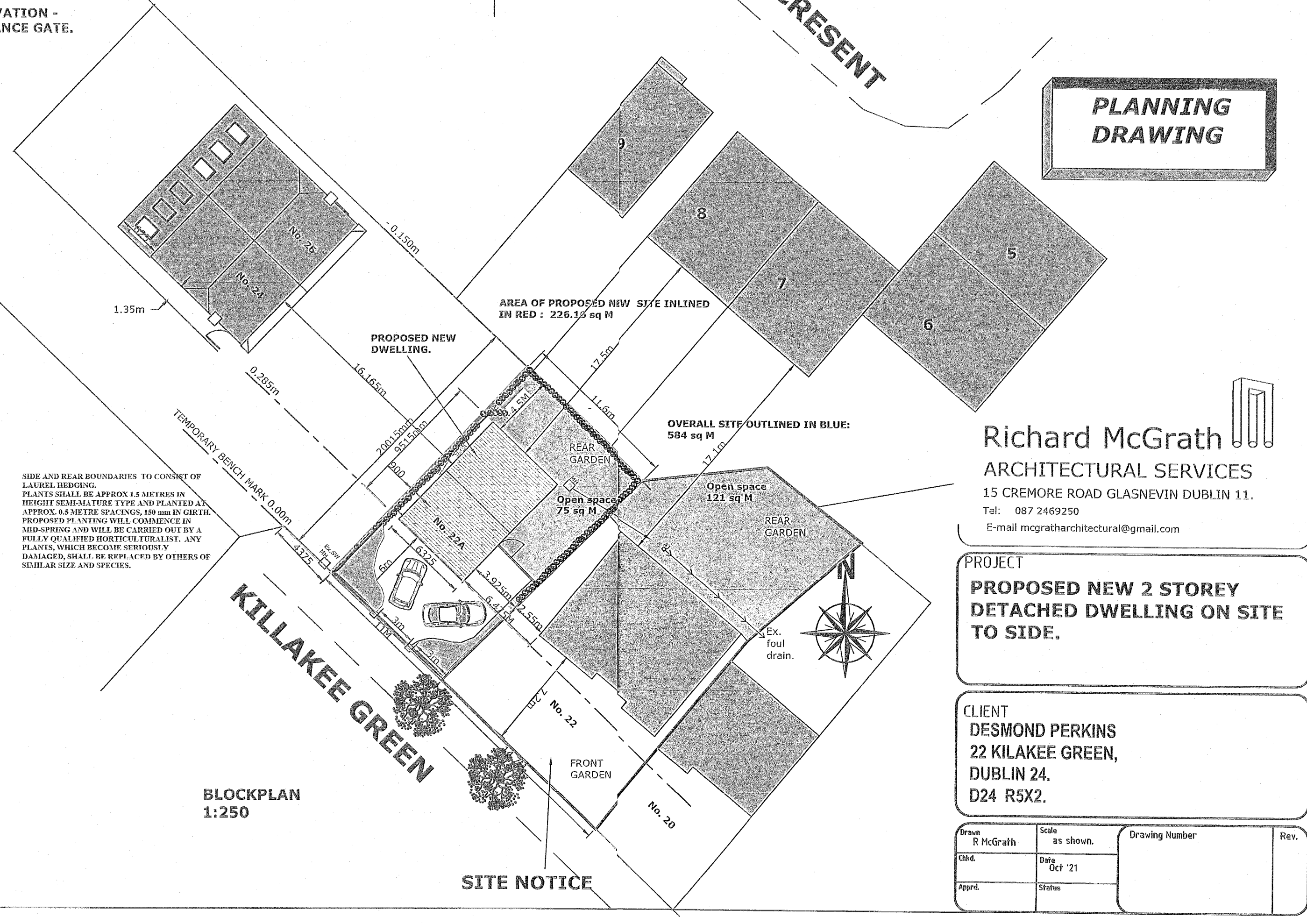
**GROUND FLOOR PLAN**  
1:50 49.87 SQ M



**1ST FLOOR PLAN**  
1:50 49.87 SQ M



**PROPOSED FRONT ELEVATION - BOUNDARY AND ENTRANCE GATE.**  
1:100



**PLANNING DRAWING**

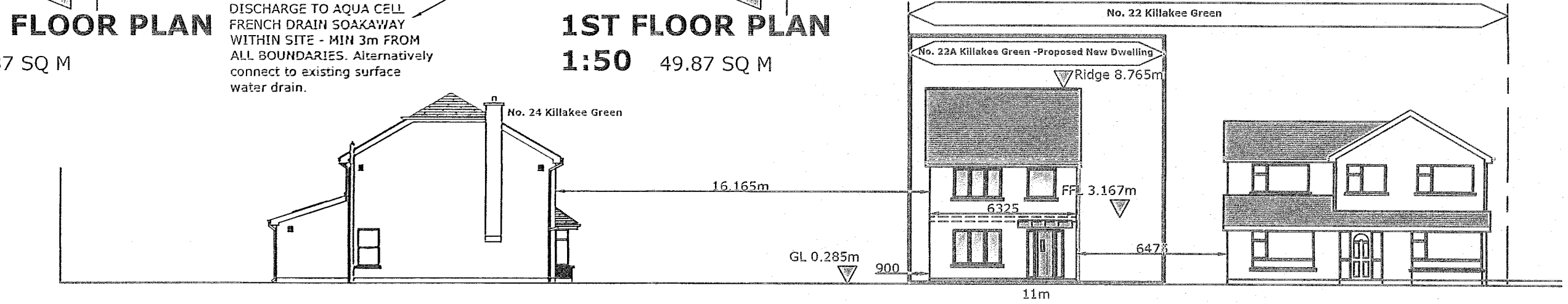
**Richard McGrath**  
ARCHITECTURAL SERVICES  
15 CREMORE ROAD GLASNEVIN DUBLIN 11.  
Tel: 087 2469250  
E-mail: mcgratharchitectural@gmail.com

**PROJECT**  
PROPOSED NEW 2 STOREY DETACHED DWELLING ON SITE TO SIDE.

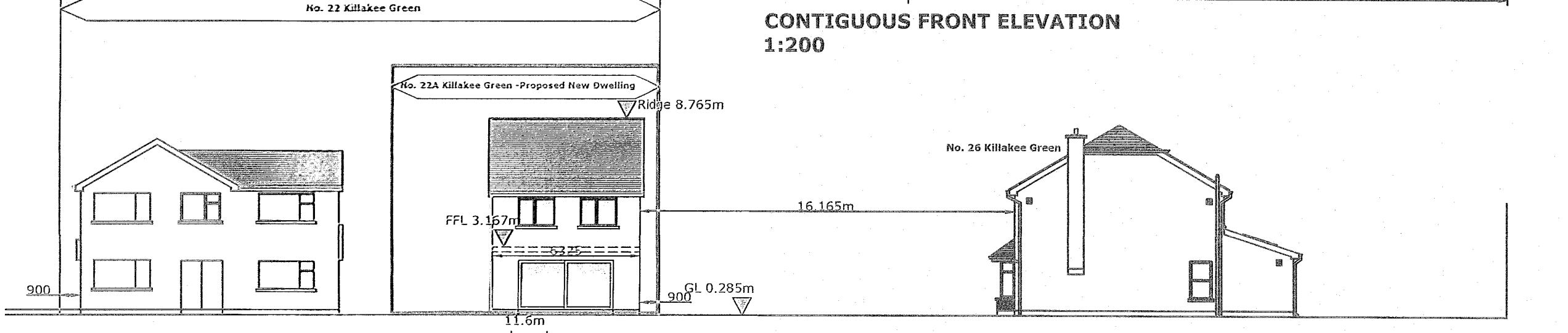
**CLIENT**  
DESMOND PERKINS  
22 KILAKEE GREEN,  
DUBLIN 24,  
D24 R5X2.

Date	By	Check	By	Drawn	Number	Rev.
01/01/21	McGrath	As shown				

REVISION/DATE	DESCRIPTION	BY/CHKD./APPR.



**CONTIGUOUS FRONT ELEVATION**  
1:200



**CONTIGUOUS REAR ELEVATION**  
1:200