A0

AIRCRAFT SPOTTERS ENTRANCE, LOCKER ROOMS & MARSHALLING FACILITIES (PLANNING ALTERATIONS APPLICATION)

BLOCK B SUBDIVISION	EXISTING OFFICES	EXISTING STAFF FACILITIES	ADDITIONAL STAFF FACILITIES	ADDITIONAL STAFF FACILITIES	WAREHOUSE UNIT B1	WAREHOUSE UNIT B2	EXISTING GFA SUBTRACTION	TOTAL PROPOSED
GROUND FLOOR	652 m2	403 m2	—	37 m2	15,815 m2	7,555 m2	1 m2	24,575 m2
	7,019 sq.ft	4,415 sq.ft		398 sq.ft	170,211 sq.ft	81,312 sq.ft	11 sq.ft	264,559 sq.ft
FIRST FLOOR	698 m2	403 m2	165 m2	165 m2	—	—	—	1,330 m2
	7,515 sq.ft	4,340 sq.ft	1,777 sq.ft	1,777 sq.ft				14,329 sq.ft
SECOND FLOOR	109 m2	101 m2	105 m2	85 m2	—	—	—	1,268 m2
	1,173 sq.ft	1,088 sq.ft	1,130 sq.ft	915 sq.ft				13,775 sq.ft
TOTAL	1,459 m2	908 m2	165 m2	287 m2	15,815 m2	7,555 m2	1 m2	27,173 m2
	15,706 sq.ft	9,776 sq.ft	1,777 sq.ft	3,090 sq.ft	170,211 sq.ft	81,312 sq.ft	11 sq.ft	292,463 sq.ft

UNIT B1:
215no. EXISTING CARPARK SPACES INCLUDE 11no. DISABLE SPACES (5% O/A OF CAR PARK)
24No. EXISTING CYCLE PARK SPACES (12No. SHEFFIELD CYCLE STANDS)
UNIT B2:
30No. CARPARK SPACE INCLUDE 2No. DISABLE CARPARK SPACES (5% O/A OF CAR PARK)
24No. CYCLE PARK SPACES (12No.SHEFFIELD CYCLE STANDS)

ALTERATIONS DESCRIPTION:

A — Subdivision of existing Block B, College Lane, Greenogue, Rathcoole, Co.Dublin (existing areas: 23,421m² single warehouse and 2,953m² ancillary office/staff facilities as granted under application reg ref. SD19A/0295) into 2 no. warehousing units as follows:

B — 1) Unit B1 to contain: 15,815m² existing warehouse area, 2,950m² existing ancillary office/staff facilities area and

C — 2) Unit B2 to contain: 7,559 m² existing warehouse area, 58m² existing ancillary staff facilities area, D 37m² change of use of existing warehouse to ancillary office/staff facilities area at ground floor and E 858m² additional 3-storey ancillary office/staff facilities on 1st & 2nd floor.

The above proposal includes:

D — minor elevation adjustments to South & West elevation of Unit B2 to facilitate the additional ancillary office/staff facilities,

E — subdivision of the rear HGV yard by internal fencing, provision of new HGV & car access gate to Unit B2 from the existing entrate access road,

F — provision of 56 no. carpark spaces including 2 no. disabled spaces and 24 no. bicycle spaces,

G — pedestrian access & footpath from the new gate to the new ancillary office and

H — associated drainage adjustments.

NOTE: this planning submission is one of two independent applications for subdivision options to Block B.

ENTRANCE LOBBY (STAIRS TO ANCILLARY OFFICE BLOCK B3)

ANCILLARY OFFICE BLOCK B3 FFL +68.80

EXIT/ENTRANCE DOOR

UNIT B2 WAREHOUSE FFL +68.60

BLOCK B - UNIT B2, AS OUTLINED IN DASHED RED LINE INCLUDES:
1. ANCILLARY OFFICE BLOCK B3 A=673m2
2. EXISTING WAREHOUSE TOILET BLOCK A=63m2
3. WAREHOUSE AREA AS HATCHED IN RED A=7,559m2
TOTAL UNIT B2: 8,300m2

EXISTING WAREHOUSE TOILET BLOCK FFL +68.60

UNIT B1 WAREHOUSE FFL +68.60

BLOCK B - UNIT B1, AS OUTLINED IN DASHED BLUE LINE INCLUDES:
1. EXISTING OFFICE BLOCK B1 & OFFICE BLOCK B2 A=2,847m2
2. EXISTING WAREHOUSE TOILET BLOCK A=63m2
3. WAREHOUSE AREA AS HATCHED IN BLUE A=15,815m2
TOTAL UNIT B1: 18,725m2

EXISTING ANCILLARY OFFICE BLOCK B2 FFL +68.80

EXISTING ANCILLARY OFFICE BLOCK B1 FFL +68.80

EXISTING WAREHOUSE TOILET BLOCK FFL +69.00

SUBDIVISION FULL HEIGHT BLOCKWORK WALL

GROUND FLOOR PLAN

SCALE 1:200

Rev	Date	By	Ch.	Revision
	10/12/21	PK	PK	ISSUED FOR PLANNING ALTERATIONS (2)

Drawing Status: PLANNING ALTERATIONS (2) BLOCK B

Job Title: DEVELOPMENT LANDS AT COLLEGE LANE, GREENOGUE, RATHCOOLE, Co. DUBLIN

Drawing Title: BLOCK B SUBDIVISION GROUND FLOOR PLAN

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Scale	1200 @A3			Date	NOVEMBER 2021
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