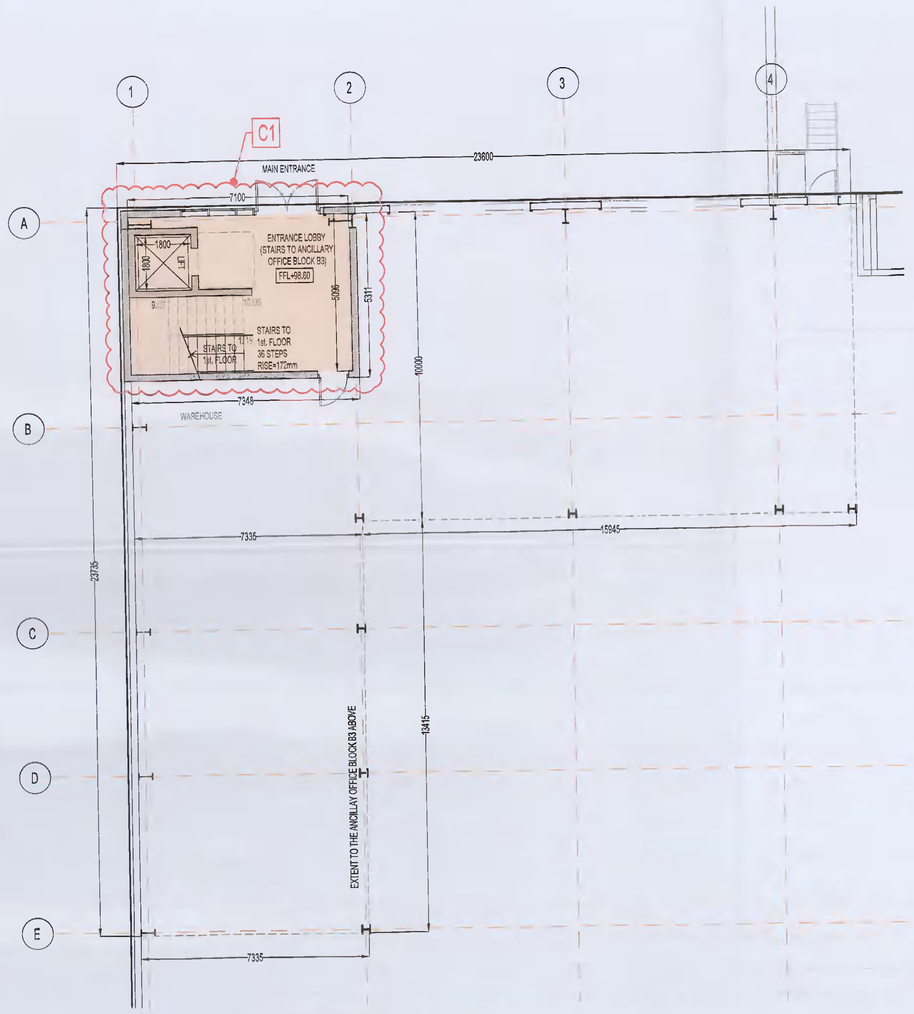
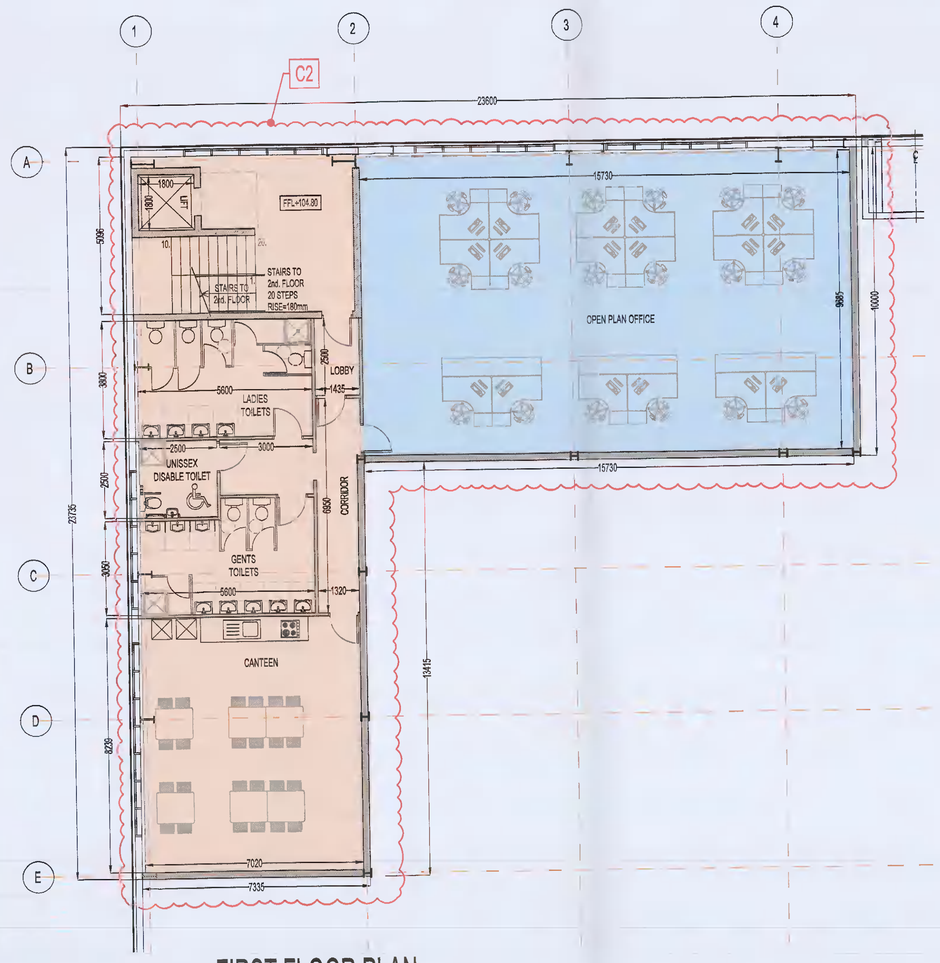
A0



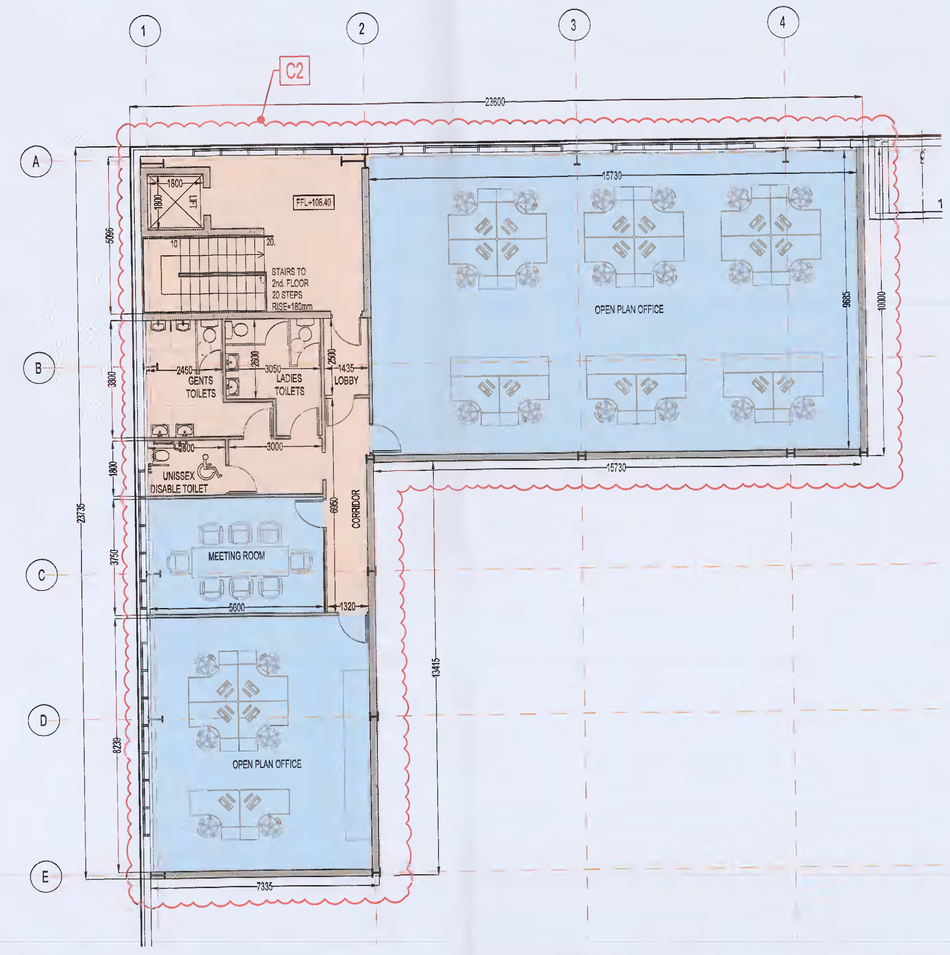
GROUND FLOOR PLAN
ANCILLARY OFFICE BLOCK B3

SCALE 1/100



FIRST FLOOR PLAN
ANCILLARY OFFICE BLOCK B3

SCALE 1/100



SECOND FLOOR PLAN
ANCILLARY OFFICE BLOCK B3

SCALE 1/100

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. SD15A/0265) into 2 no. warehousing units as follows:

B — 1) Unit B1 to contain: 15,815m² existing warehouse area, 2,905m² existing ancillary office/staff facilities area and

C — 2) Unit B2 to contain: 7,569 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 636m² additional 2-storey ancillary office/staff facilities on 1st & 2nd floor.

The above proposal includes:

G — 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 estate access road,

F — provision of 36 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.

TABLE OF GROSS INTERNAL FLOOR AREAS & USES per original planning application:

BLOCK B	OFFICE	STAFF FACILITIES	WAREHOUSE	EXISTING ESB SUBSTATION	TOTAL PROPOSED
GROUND FLOOR	892 m2 7,648 Sq.ft	453 m2 4,878 Sq.ft	23,421 m2 252,167 Sq.ft	9 m2 97 Sq.ft	24,575 m2 264,672 Sq.ft
FIRST FLOOR	595 m2 6,340 Sq.ft	459 m2 4,941 Sq.ft	—	—	1,045 m2 11,251 Sq.ft
SECOND FLOOR	595 m2 6,340 Sq.ft	191 m2 1,946 Sq.ft	—	—	772 m2 8,286 Sq.ft
TOTAL	1,970 m2 20,128 Sq.ft	1,103 m2 11,765 Sq.ft	23,421 m2 252,167 Sq.ft	9 m2 97 Sq.ft	26,393 m2 284,092 Sq.ft

CAR PARKING:

BASIS OF CALC.	1/80m2	—	1/100m2	—	171 SPACES REQUIRED
SPACES	37 SPACES	—	234 SPACES	—	212 SPACES PROVIDED

CARPARKING PROVIDED INCORPORATES 11no. DISABLED SPACES

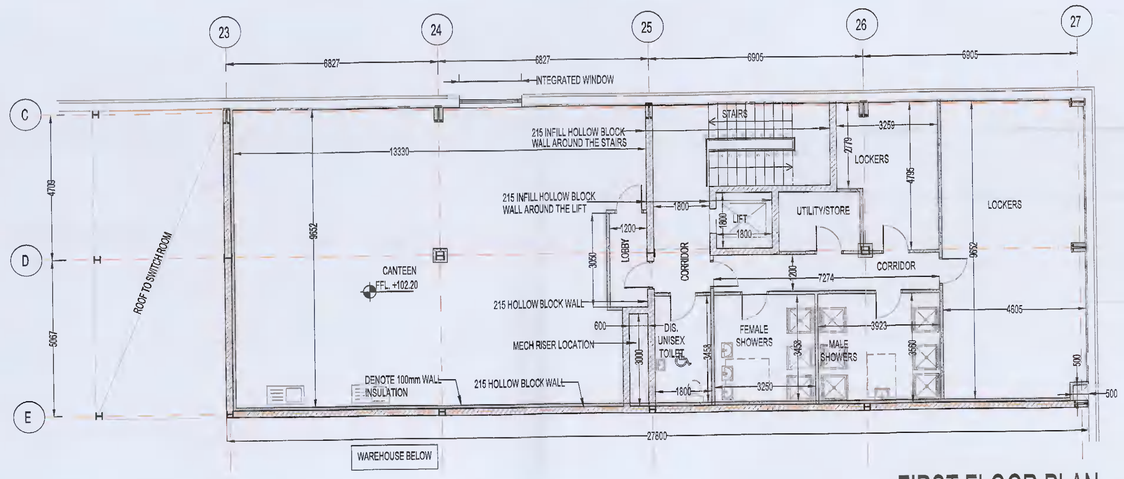
TABLE OF GROSS INTERNAL FLOOR AREAS & USES FOR THIS PLANNING ALTERATION APPLICATION

TOTAL WAREHOUSE FLOOR INTERNAL AREA REDUCED FROM 23,421m2 TO 23,364m2 DUE TO CHANGE OF USE AT 2ND.

BLOCK B SUBDIVISION	EXISTING OFFICES	EXISTING STAFF FACILITIES	ADDITIONAL OFFICES	ADDITIONAL STAFF FACILITIES	WAREHOUSE UNIT B1	WAREHOUSE UNIT B2	EXISTING ESB SUBSTATION	TOTAL PROPOSED
GROUND FLOOR	892 m2 7,648 Sq.ft	453 m2 4,878 Sq.ft	—	37 m2 398 Sq.ft	15,815 m2 170,251 Sq.ft	7,569 m2 81,493 Sq.ft	9 m2 97 Sq.ft	24,575 m2 264,672 Sq.ft
FIRST FLOOR	595 m2 6,340 Sq.ft	459 m2 4,941 Sq.ft	183 m2 1,969 Sq.ft	165 m2 1,776 Sq.ft	—	—	—	1,392 m2 14,986 Sq.ft
SECOND FLOOR	595 m2 6,340 Sq.ft	191 m2 1,946 Sq.ft	233 m2 2,499 Sq.ft	80 m2 918 Sq.ft	—	—	—	1,099 m2 11,711 Sq.ft
TOTAL	1,970 m2 20,128 Sq.ft	1,103 m2 11,765 Sq.ft	366 m2 4,468 Sq.ft	287 m2 3,092 Sq.ft	15,815 m2 170,251 Sq.ft	7,569 m2 81,493 Sq.ft	9 m2 97 Sq.ft	27,023 m2 290,957 Sq.ft

UNIT B1:
212No. EXISTING CARPARK SPACES INCLUDE 11No. DISABLE SPACES (5% O/A OF CAR PARK)
24No. EXISTING CYCLE PARK SPACES (10No. SHEFFIELD CYCLE STANDS)

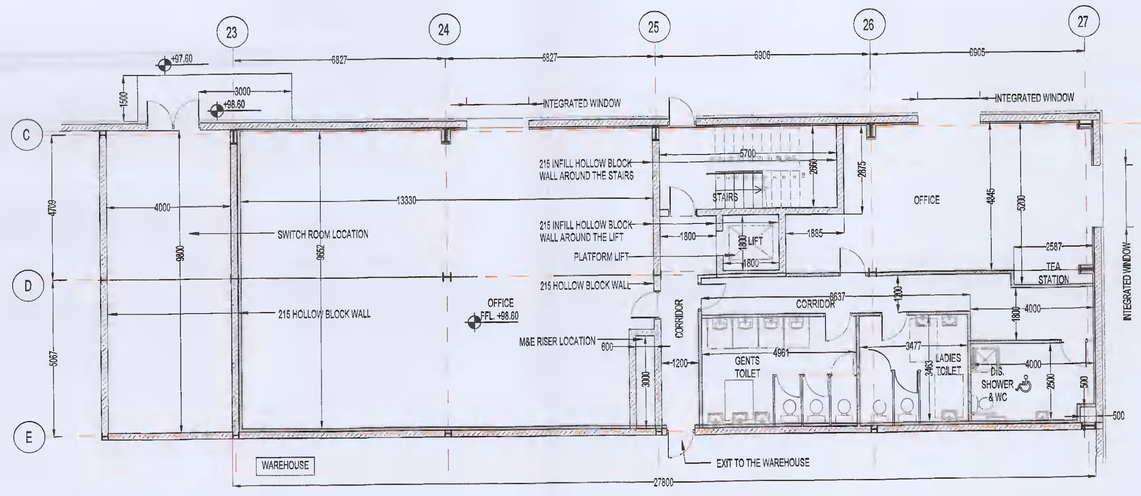
UNIT B2:
36No. CARPARK SPACE INCLUDE 2No. DISABLE CARPARK SPACES (5% O/A OF CAR PARK)
24No. CYCLE PARK SPACES (12No SHEFFIELD CYCLE STANDS)



FIRST FLOOR PLAN
EXISTING ANCILLARY OFFICE BLOCK B2

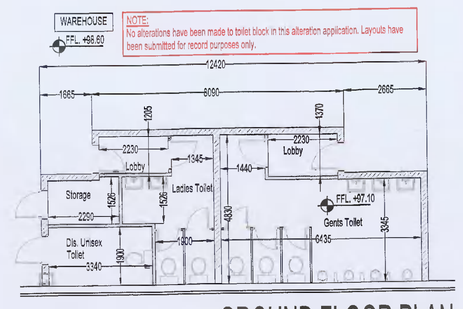
SCALE 1/100

NOTE:
No alterations have been made to office block B2 in this alteration application. Layouts have been submitted for record purposes only.



GROUND FLOOR PLAN
EXISTING ANCILLARY OFFICE BLOCK B2

SCALE 1/100



NOTE:
No alterations have been made to toilet block in this alteration application. Layouts have been submitted for record purposes only.

GROUND FLOOR PLAN
EXISTING TOILET BLOCK

SCALE 1/100

Rev.	Date	By	Chk.	App.	Revisions
PL8	6/11/2021	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 ANCILLARY OFFICE B3, EXISTING ANCILLARY OFFICE B2 & TOILET BLOCK

Architect/Client: AERODROME PROPCO LIMITED

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Drn	PK	Checked	PK	Approved	TK
Scales	1:100 @ A0			Date	NOVEMBER 2021
Job No.	D1577	Drawing No.	GA-A-2-404	Rev.	PL8