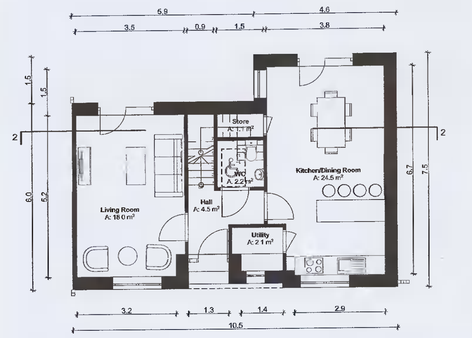
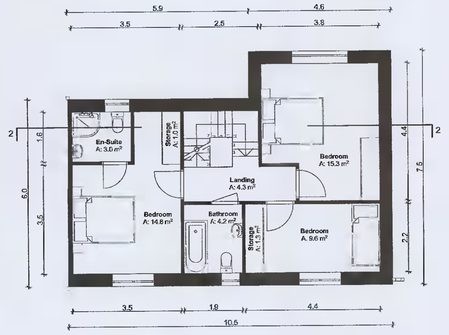
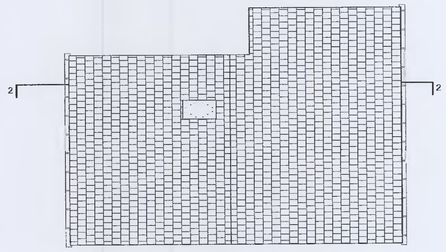


Ground Floor Plan
SCALE 1:100



First Floor Plan
SCALE 1:100



Roof Plan
SCALE 1:100

Notes

Do not scale from this drawing.
Use figured dimensions only.
All errors and omissions to be reported to the Architect.
This drawing is to be read in conjunction with relevant consultant's drawings.
All dimensions are in millimetres and all levels are in meters to match Datums unless otherwise noted.

This drawing is for planning purposes only and not for construction.
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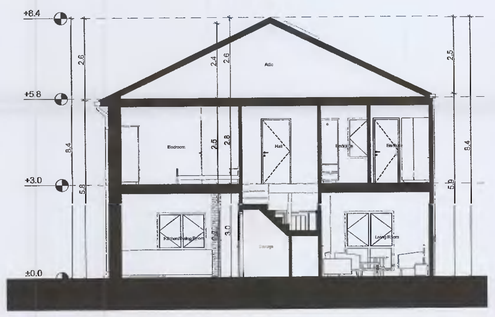
NOTES ON FINISHES:	
ROOF:	TO BE FINISHED IN SLATE OR CONCRETE ROOF TILES IN SELECTED COLOUR OR SIMILAR APPROVED
WALLS:	SELECTED CLAY BRICKWORK WHERE INDICATED OTHERWISE SELECTED SELF-COLOURED RENDER
JOINERY:	ALL WINDOWS AND DOORS, FRAMES AND LEAFS TO BE ALUMINIUM POWDER COATED TO APPROVED COLOUR OR UPVC OR PAINTED TIMBER TO APPROVED COLOUR. OBSCURE GLAZING WHERE INDICATED TO SENSITIVE
WINDOWS.	
RAINWATER GOODS:	GUTTERS, DOWNPIPES AND FIXINGS TO BE uPVC OR ALUMINIUM POWDER COATED TO SELECTED COLOUR TO MATCH ROOF SLATES.
SOLAR PANELS:	INDICATIVE SOLAR PANEL POSITION, FINAL SOLAR PANEL POSITION DEPENDS ON HOUSE ORIENTATION. THE SOLAR PANELS INDICATED ARE A PROVISIONAL OPTION TO SATISFY RENEWABLE ENERGY REQUIREMENTS OF BUILDING REGULATIONS PART L. SOLAR PANELS MAY BE OMITTED IN FAVOUR OF ALTERNATIVE RENEWABLE ENERGY OPTIONS.

Front Elevation
SCALE 1:100



Typical Section
SCALE 1:100

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KEY PLAN

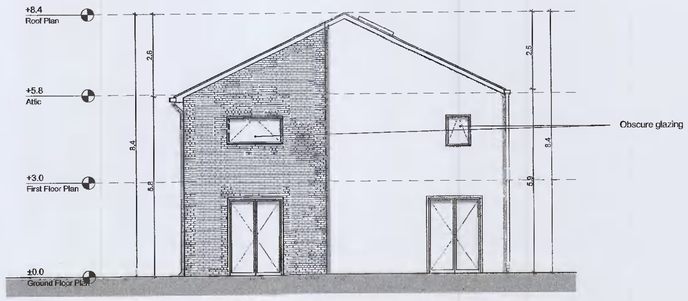
House Type - F1 - Gross Internal Area		
Area Type	**Proposed Area**	**DoHPCLG Area Min.**
Ground Floor	56.0 m²	
First Floor	57.4 m²	
Grand Total	113.4 m²	92.0 m²

House Type - F1 - Space Provision & Room Sizes		
Area Type	**Proposed Area**	**DoHPCLG Area Min.**
Aggregate Bedroom Area	39.7 m²	32.0 m²
Aggregate Living Area	42.5 m²	34.0 m²
Main Living Area	18.0 m²	13.0 m²

House Type - F1 - Storage Provision		
Area Type	**Proposed Area**	**DoHPCLG Area Min.**
Storage	5.5 m²	5.0 m²

Refer to Site Plan for:
- Finished floor levels to survey datum
- Orientation
- Handing of type for each unit

Unit Number: 80, 113, 331, 356, 391.



Rear Elevation
SCALE 1:100

RIAI

Planning Application

DAVEY + SMITH ARCHITECTS

DELPH ARCHITECTS + PLANNERS | 13 SEAPOINT BUILDING, 44/45 CLONTARF ROAD, CLONTARF, DUBLIN 3 | PH 01 2447638 | EMAIL: info@delphbuild.com | WEB: www.delphbuild.com

Layout ID: **PH013 - House Type F1 - 3 Bed Wide Frontage Mid Terrace**	Scale: 1:100
	Job No: D1515
Project: **Adamstown SDZ - Phase 3**	Series: PLANNING
	Date: 03/12/2021
Drawing Name: **Proposed Plans, Section and Elevations**	Status: Planning

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