



PUBLIC OPEN SPACE STRATEGY

	SITE AREA (defined with red line) including pedestrian crossing and road junction radii changes	8,544sqm
	PUBLIC OPEN SPACE Enhanced streetscape and public realm The generous set back from the existing roads bounding the site, provides opportunities for wide, paved footpaths and a new cycle lane on Cherry Orchard Estate Road. Emphasis is placed on the greening of the street interface to form future avenues with significant underplanting, creating a natural buffer between the footpath and the busy street.	1,385sqm 16.21%
	PODIUM/ SEMI PRIVATE SPACE Communal gardens, amenity and play space at Podium Level The podium is accessed from Cherry Orchard Estate Road via public steps as well as a universally access external lift. The wide steps and south facing terraces provide a celebrated entry into the new development and extends the public realm into this amphitheatre - like space. Access to the podium is actively overlooked by daily activities such as the gym, communal amenities and apartments. The open, glazed veneer of the gym ensures regular, passive surveillance of the steps and area in front of the lift. (refer to street level plan) An entrance colonnade is located at the top of the steps to secure the podium providing clear distinction between public and semi-private/residential space. The semi-private or communal space on the podium is for residents use and is designed to create a variety of spaces to suit the needs of all age groups and break the courtyard area into smaller, more human scaled spaces which will encourage use and help to animate the large area. Planting is maximised by creating decent soil depth in raised planters which provide seating walls, greater scale and more variety of spaces for socialising within the podium. A central play area for young children, lawns, covered seating areas and benches provide amenities for all age groups.	1,303sqm

The 1,303sqm usable, communal amenity space on the podium exceeds the minimum of 864sqm required.

NOTES / LEGEND

* DO NOT SCALE. USE FIGURED DIMENSIONS ONLY.
 ** THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT SPECIFICATIONS AND DRAWINGS.
 *** ALL DIMENSIONS TO BE CHECKED ON SITE.
 IN THE EVENT OF ANY DISCREPANCIES BETWEEN DRAWINGS THE CONTRACTOR IS TO INFORM THE ARCHITECT IMMEDIATELY.

Revision	Date	Description	By
P.0	07.12.21	Issued for SHD Planning Application	IR

Drawing Status:

planning application

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