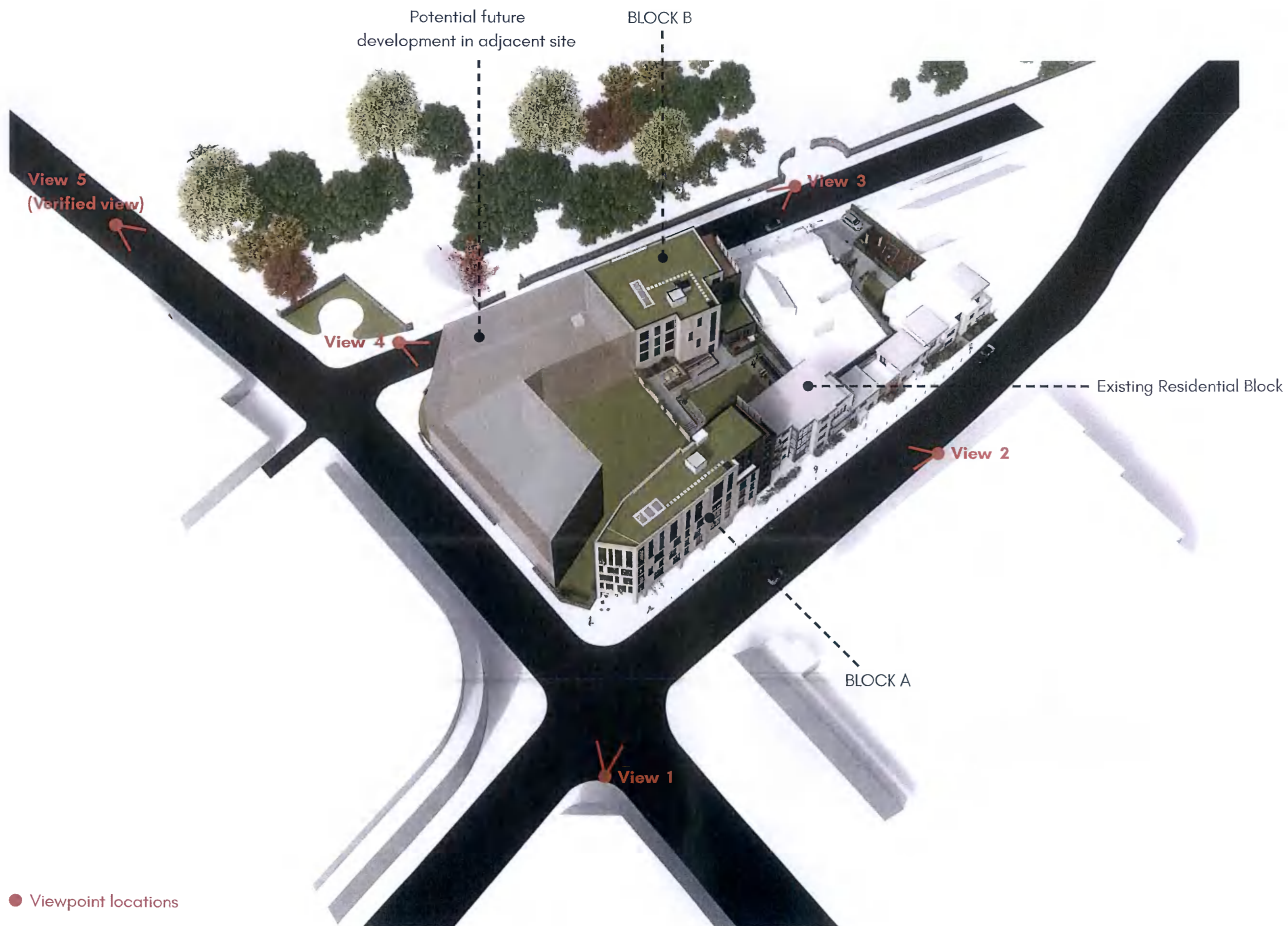


6

CGI's

(Including Potential future development in adjacent site)

6.0 CGI's KEYPLAN



6.1 CGI - VIEW 1



View from the Main Street / Greenhills Rd cross - BLOCK A south corner - Additional Information submission including potential future development in adjacent site.

6.2 CGI - VIEW 2



View from Greenhills Rd (Block A + Existing Building) - Additional Information submission

6.3 CGI - VIEW 3



View from Old Greenhills Rd towards Main Street (Block B) - Additional Information submission including potential future development in adjacent site.

6.4 CGI - VIEW 4



View from Main Street towards Old Greenhills Rd - Additional Information submission including potential future development in adjacent site.

6.5 - VIEW 5 - PHOTOMONTAGE (VERIFIED VIEW)

**REDLINE
STUDIOS**



View from Main Street - Additional Information submission including potential future development in adjacent site.

7

SCHEDULE OF ACCOMMODATION

7.1 PROPOSED DEVELOPMENT SUMMARY ACCOMMODATION SCHEDULE

DEVELOPMENT DATA SUMMARY		
SITE AREA	2,342.00	m ²
DEVELOPMENT GFA	4,518.27	m ²
DEVELOPMENT GFA (Resi + Comm. excluding basement)	3,558.27	m ²
DEVELOPMENT FOOTPRINT	933.40	m ²
PLOT RATIO (3558.27 GFA / 2342.00 Site Area)	1.52	
SITE COVERAGE	0.40	
DENSITY	157.98	Units/Ha.

GREEN OPEN SPACE		
Total Green Area	675.00	m ² 29%
* Public Open Space	247.00	m ²
* Communal Open Space	428.00	m ²

RESIDENTIAL	GFA [m ²]	Footprint [m ²]
Proposed Block A	1,250.00	145.70
Proposed Block B	1,138.00	264.00
Existing Block	1,290.80	482.70
Existing Bin Store (Footprint includes external enclosure)	14.10	18.30
Proposed Bin Store	25.37	31.40
Demolished Area	239.40	94.90
Demolished Bin Store (Footprint includes external enclosure)	14.10	18.30
SUBTOTAL	3,464.77	828.90

COMMERCIAL	GFA [m ²]	Footprint [m ²]
Café at Ground Floor (Block A)	93.50	104.50

PROPOSED BASEMENT	GFA [m ²]	Footprint [m ²]
Total Gross Basement Area (including Car Park with ramp)	916.50	N/A
Plantroom Area in Basement with reduced headroom	43.50	N/A
TOTAL	4,518.27	933.40

PARKING		
Total Car Parking spaces	15	
Standard Car Parking spaces	10	
Disabled Parking spaces	1	
Electrical Vehicle Parking spaces	2	
Go Car Parking space on Ground floor	2	
Motorbike parking spaces	1	
Bicycle parking spaces	94	
Short term on Ground Floor	20	
Long term on Basement	74	

RESIDENTIAL UNITS BREAKDOWN						
EXISTING BUILDING						
Apartment type	Existing	Demolished				
Studio	-	-				
1 Bed	8	3				
2 Bed *(3pp)	7	-				
2 Bed duplex (4pp)	2	-				
3 Bed	-	-				
SUBTOTAL	17	3				
			Total Existing Units	14		
PROPOSED BUILDING						
BLOCK A		BLOCK B		Proposed Mix		
Apartment type	Proposed	Apartment type	Proposed			
Studio	1	Studio	3	Studio	4	17%
1 Bed	1	1 Bed	4	1 Bed	5	22%
2 Bed *(3pp)	4	2 Bed (4pp)	2	2 Bed	6	26%
3 Bed	5	3 Bed	3	3 Bed	8	35%
SUBTOTAL	11	SUBTOTAL	12			
			Total Proposed Units	23		
TOTAL RESIDENTIAL UNITS IN DEVELOPMENT					37	

TOT ARCHITECTS

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