



ARCHITECTURAL GROUND FLOOR PLAN - UPPER
scale 1:250

TABLE OF GROSS INTERNAL FLOOR AREAS & USES

DEVELOPMENT AT KINGSWOOD BUSINESS PARK	OFFICE BLOCK A	OFFICE BLOCK B	STAFF FACILITIES	WAREHOUSE	CHARGING AREA	MEZZANINE	TOTAL BUILDING
	A ²	B ²	A ²	B ²	m ²	m ²	m ²
LOWER GROUND FLOOR	794 m ²	3,956 m ²	74 m ²	12,208 m ²	285 m ²	12 m ²	12,827 m ²
UPPER GROUND FLOOR	447 m ²	62 m ²	277 m ²	2,892 m ²	-	75 m ²	6,945 m ²
FIRST FLOOR	447 m ²	62 m ²	277 m ²	2,892 m ²	-	75 m ²	6,945 m ²
SECOND FLOOR	375 m ²	62 m ²	277 m ²	2,892 m ²	-	75 m ²	6,945 m ²
TOTAL	1,117 m ²	62 m ²	657 m ²	12,208 m ²	285 m ²	87 m ²	14,458 m ²

1 2 3 - ALTERATION NUMBER FOR SUBJECT APPLICATION

The subject alterations for which Planning Permission is sought for are as follows:
 1. Reconfiguration of the ground floor area as follows:
 A. Provision of a new ancillary storage area to the proposed building's eastern elevation measuring 75m², at mezzanine level.

2. Elevation alterations:
 A. Introduction of covered glazed structure at the main Office Entrance to the front (southern) elevation, overall height 6.18m;
 B. Introduction of Integrated Modular Louvre System to Charging Area to the front (southern) and side (eastern) elevation;
 C. Change of colour of southern elevation warehouse canopy to Antirracolite, and
 D. Introduction of fire escape doors to the side (eastern) elevation.
3. Site plan alterations:
 A. Omission of an existing roundabout and provision of revised road junction with an access to the proposed development and to the existing Business Park;
 B. Provision of a new boundary fence Type A to the southern and eastern site boundary;
 C. Introduction of additional 26 No. HGV parking spaces to the western concrete yard (overall area 1547m²) and the omission of car parking at the same location;
 D. Introduction of 8 No. van parking spaces (overall area 240m²) and rearrangement of the car parking spaces due to introduction of the above changes, plus addition of gas tank and generator; and
 E. Associated drainage layout adjustments due to the inclusion of the above alterations.

PL6	23/06/2021	ED	-	ISSUED FOR PLANNING ALTERATIONS
Mark	Date	By	Chk.	Appr.

<p>Job Title</p> <p>PROPOSED DEVELOPMENT AT KINGSWOOD BUSINESS PARK, BALDONNEL, DUBLIN 22</p> <p>Architect/Client</p> <p>JMC VAN TRANS LTD</p>	<p>Drawing Title</p> <p>ARCHITECTURAL GROUND FLOOR PLAN UPPER</p> <p>Drawing Scale</p> <p>PLANNING ALTERATIONS (2021)</p>	<p>Drawn</p> <p>ED</p> <p>Checked</p> <p>UB</p> <p>Approved</p> <p>UB</p> <p>Scales</p> <p>1:250</p> <p>Date</p> <p>August 2021</p>	<p>KAVANAGH BURKE CONSULTING ENGINEERS</p> <p>Tel. 01-450 0894 Fax. 01-426 4340 Email: pkavanagh@kavanaghburke.ie</p> <p>Unit C3, Calmount Pk. Ballymount, Dublin 12.</p> <p>Job No. D1568 Drawing No. GA-A101 Rev. PL6</p>
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