

TABLE OF GROSS INTERNAL FLOOR AREAS & USES AS PREVIOUSLY GRANTED UNDER REG REF S23/M/16/2

UNIT	OFFICE FACILITIES	WAREHOUSE	TOTAL m ²
GROUND FLOOR	2482	63812	72294
1ST FLOOR	1412	27964	29376
2ND FLOOR	1412	27964	29376
TOTAL	5306	119740	125046

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

REVISION/REDEVELOPMENT	WAREHOUSE (3.0M STORES)	OFFICE (3.0M STORES)	STAFF FACILITIES	TOTAL
GROUND FLOOR	6748	77	328	7153
FIRST FLOOR	7213	88	81	7382
SECOND FLOOR	160	122	87	369
TOTAL	8521	287	296	9104

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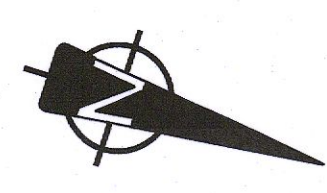
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GROUND FLOOR	5700	143	177	5920
FIRST FLOOR	1539	143	88	1770
SECOND FLOOR	1539	143	88	1770
TOTAL	8778	429	353	9560

- NOTES:
- PROPOSED VEHICULAR PARKING ON SITE SHALL INCLUDE:
 - 55 PARKING SPACES FOR MOBILITY IMPAIRED USERS
 - 106 PARKING SPACES WILL BE EQUIPPED WITH ELECTRICAL CHARGING POINTS



- ALTERATIONS RESPECIFICATION:
1. Alterations to Unit 1 are as follows:
 - A. Reduction of 237 m² of warehouse floor area on the ground floor due to change of use of 63m² of warehouse floor area to office floor area
 - B. change of use of 63m² of warehouse floor area to staff facilities floor area on the ground floor plan, and
 - C. the remainder due to the addition of a 2.4m high perimeter blockwork wall in the warehouse area.
 2. Change of use of 14m² of office floor area to office floor area at the ancillary office ground floor plan.
 3. Change of use of 14 m² of office floor area to staff facilities floor area over 1st & 2nd floor plan.
 4. Reduction of 78 m² of office over 1st and 2nd floor plan to facilitate structural alignment.
 5. Minor internal alterations to the ancillary staff facilities/office blocks with no area alterations.
 6. Elevational changes:
 - A. Omission of 1 no. dock levelers & associated canopy and elevation of 1 no. the escape door to the building's northern elevation.
 - B. Addition of 2 no. fire escape doors to the building's northern elevation.
- II. Alterations to Unit 2 are as follows:
1. Omission of warehouse office/staff facilities block at the south-east & north-west corner of the warehouse resulting in:
 - A. change of use of 40m² of office floor area to warehouse floor area and
 - B. change of use of 75m² of staff facilities floor area to warehouse floor area on the ground floor.
 2. Addition of a 2.4m high perimeter blockwork wall internally within the warehouse area, resulting in a warehouse floor area reduction of 63m².
 3. Alteration to the ancillary office/staff facilities block resulting in:
 - A. reduction of 102m² of office floor area and addition of 13m² of staff facilities floor area on ground floor plan.
 - B. reduction of 104m² of office floor area & 52 m² of staff facilities floor area over 1st & 2nd floor plan.
 - C. Elevational changes:
 - A. Reduction of 2 no. level doors and addition of 6 no. dock levelers, doors & associated canopy to the building's north-western elevation.
- III. Associated site plan and drainage arrangements.

LEGEND

- DENOTES PERMEABLE SURFACING TO ROAD
- DENOTES GRASS/GRASS TO FREE TENDER ROAD FOR DETAILS REFER TO LANDSCAPE ARCHITECT DRAWINGS AND SPECIFICATIONS
- DENOTES GREEN ROOF TO UNIT 2 OFFICE ROOF
- DENOTES CONCRETE TO PROPOSED FOOTPATH
- DENOTES LANDSCAPING FOR DETAILS REFER TO LANDSCAPE ARCHITECT DRAWINGS AND SPECIFICATIONS
- DENOTES EXISTING LANDSCAPING FOR DETAILS REFER TO LANDSCAPE ARCHITECT DRAWINGS AND SPECIFICATIONS

FENCE LEGEND:

- FENCE TYPE A PALM FENCE
- FENCE TYPE B EXISTING STONE WALL

BOUNDARY FENCE PALM FENCE

BOUNDARY FENCE EXISTING STONE WALL

FENCE TYPE A

FENCE TYPE B

Scale: 1:200m

WAREHOUSE DEVELOPMENT AT
BROWNSBAR, O'NEWEST CAMPS,
DUBLIN 24

PLANNING ALTERATION

Client: Kavanagh Burke Consulting Engineers

Design No: D1678

Scale: 1:200

Sheet: 001

Drawn by: D2

Checked by: P1

Date: 11/11/2022

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