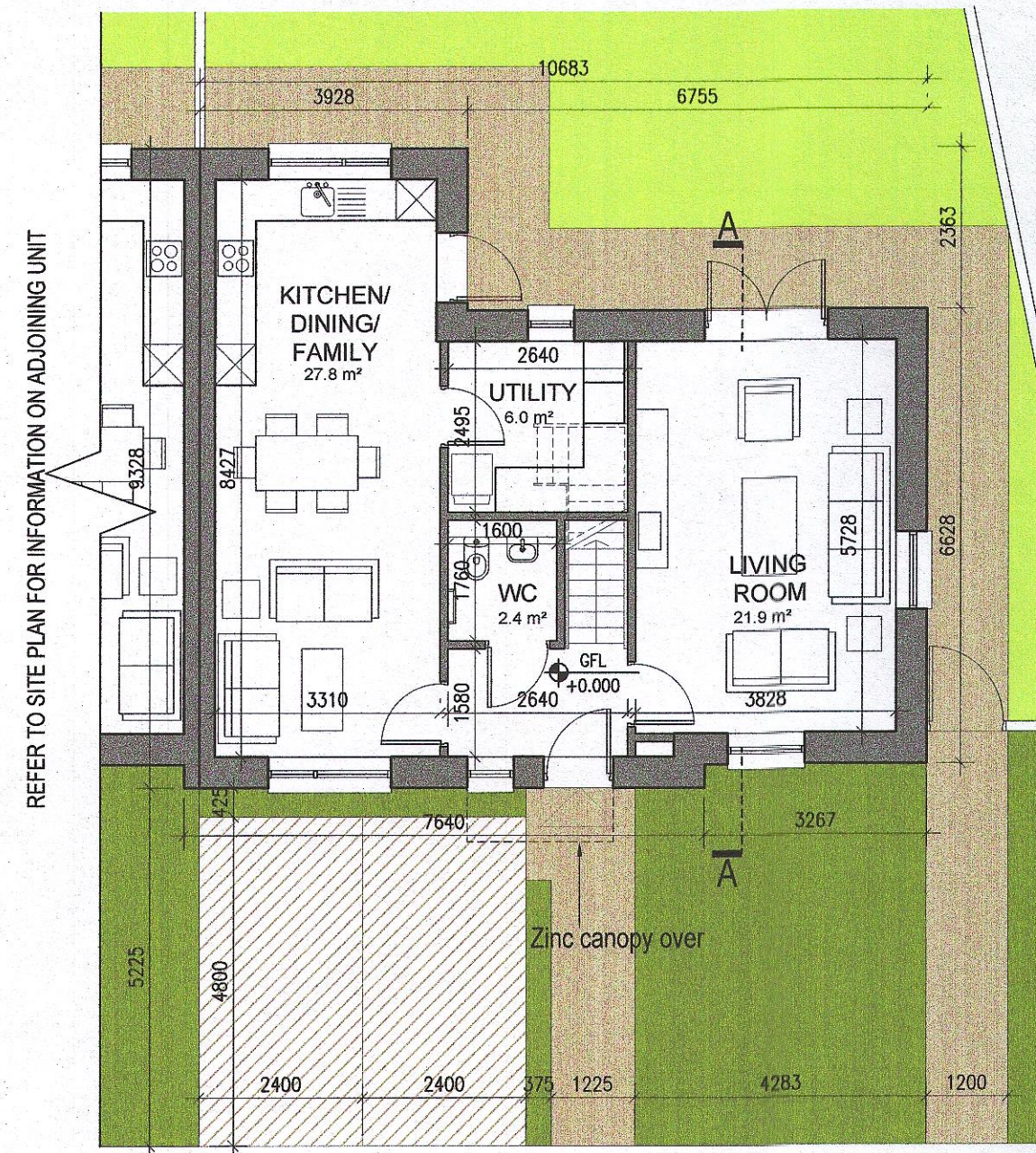
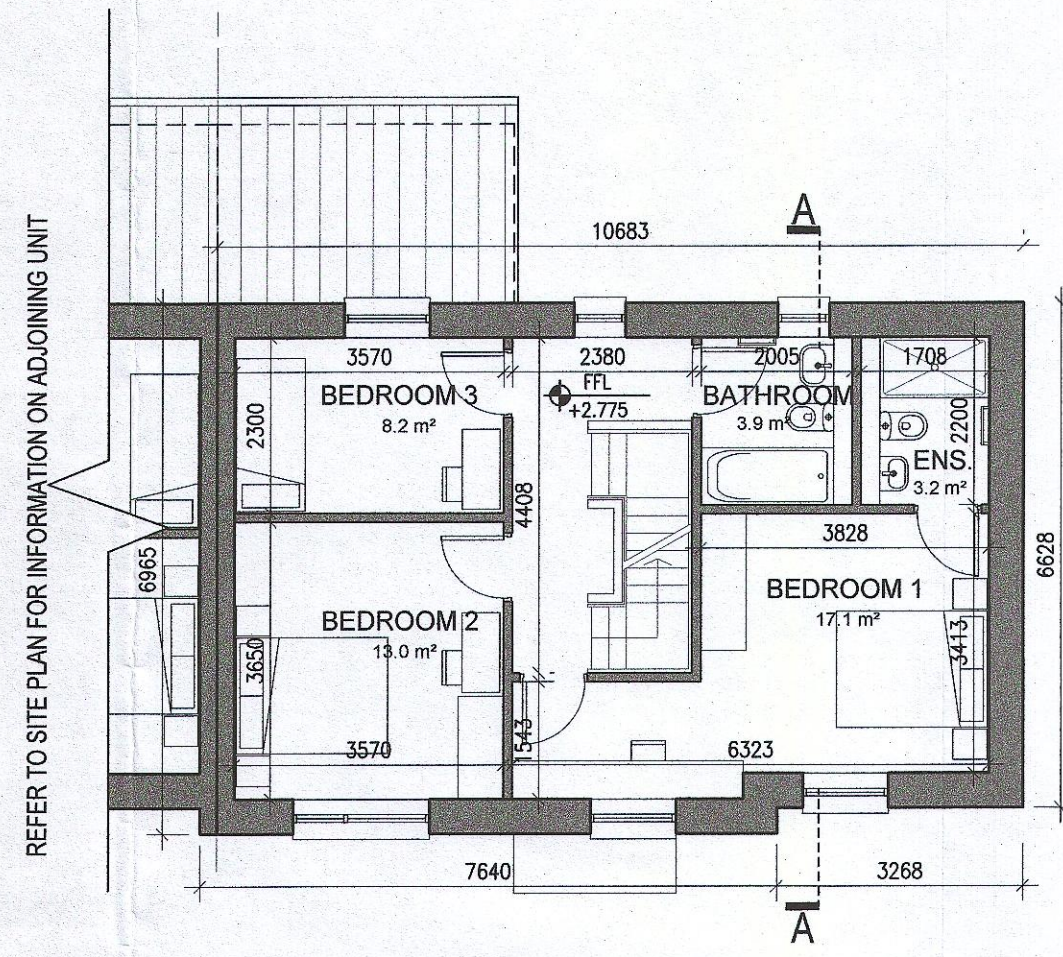


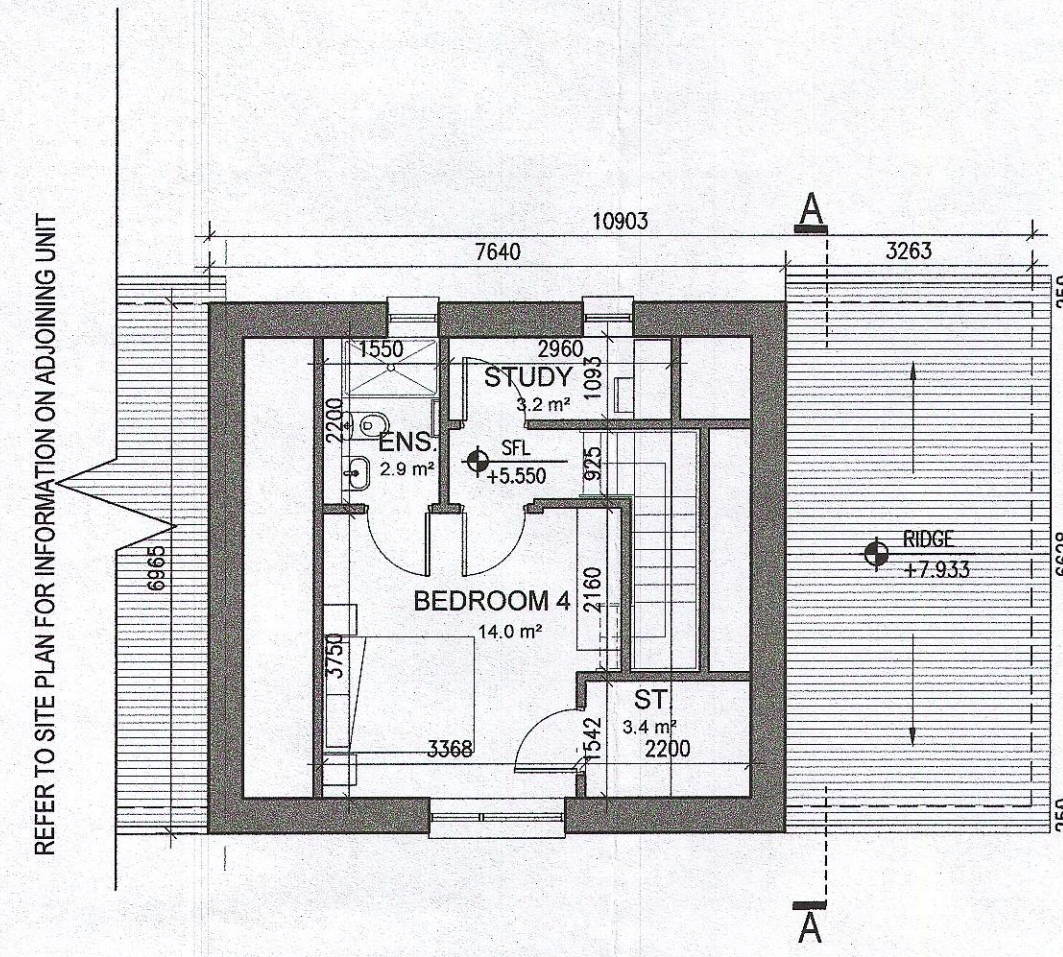
**HOUSE TYPE B3
HANDED**



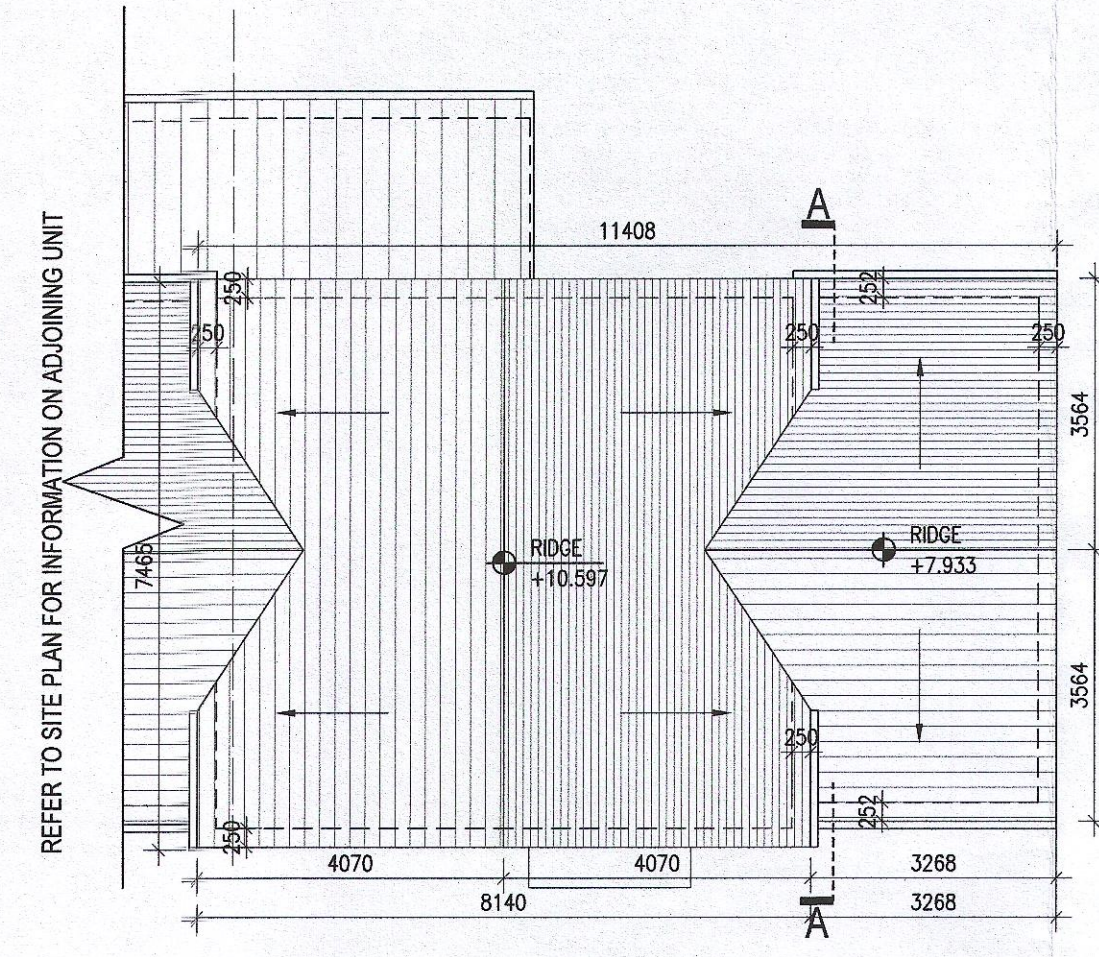
01 Ground Floor Plan



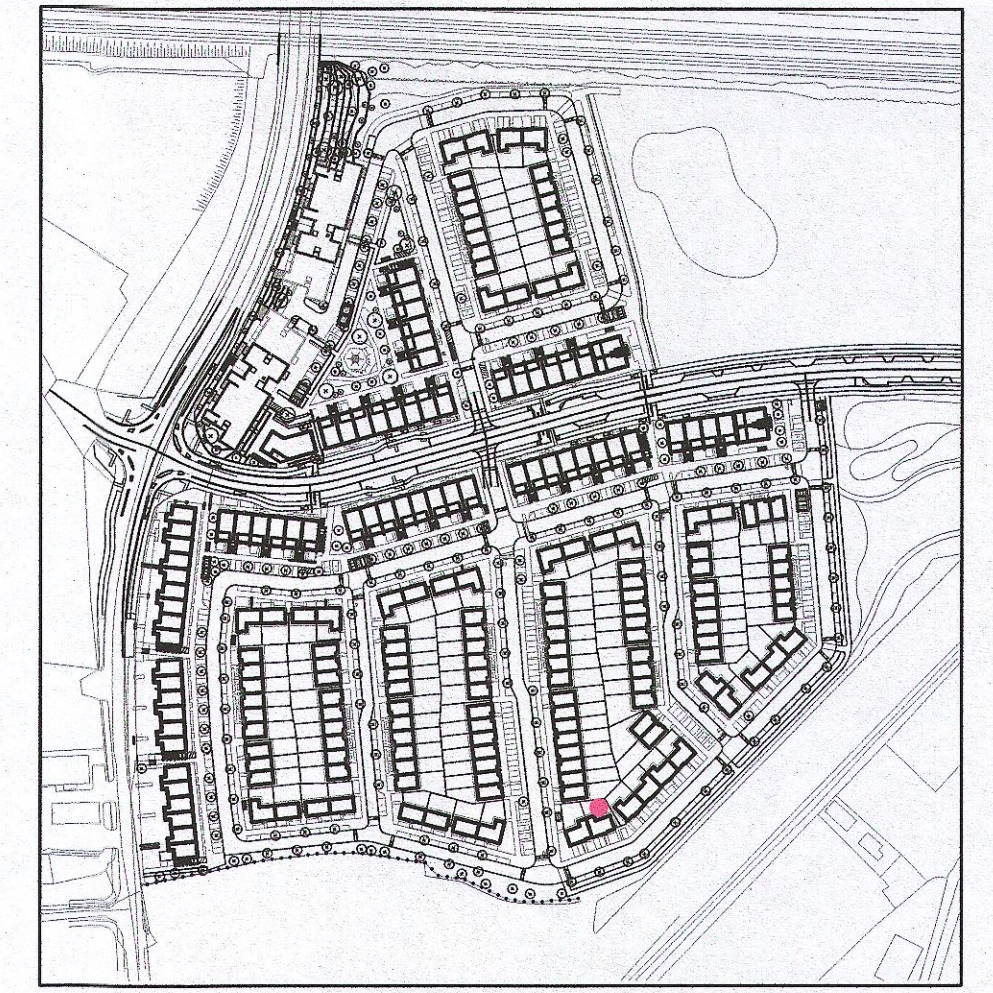
02 First Floor Plan



03 Second Floor Plan



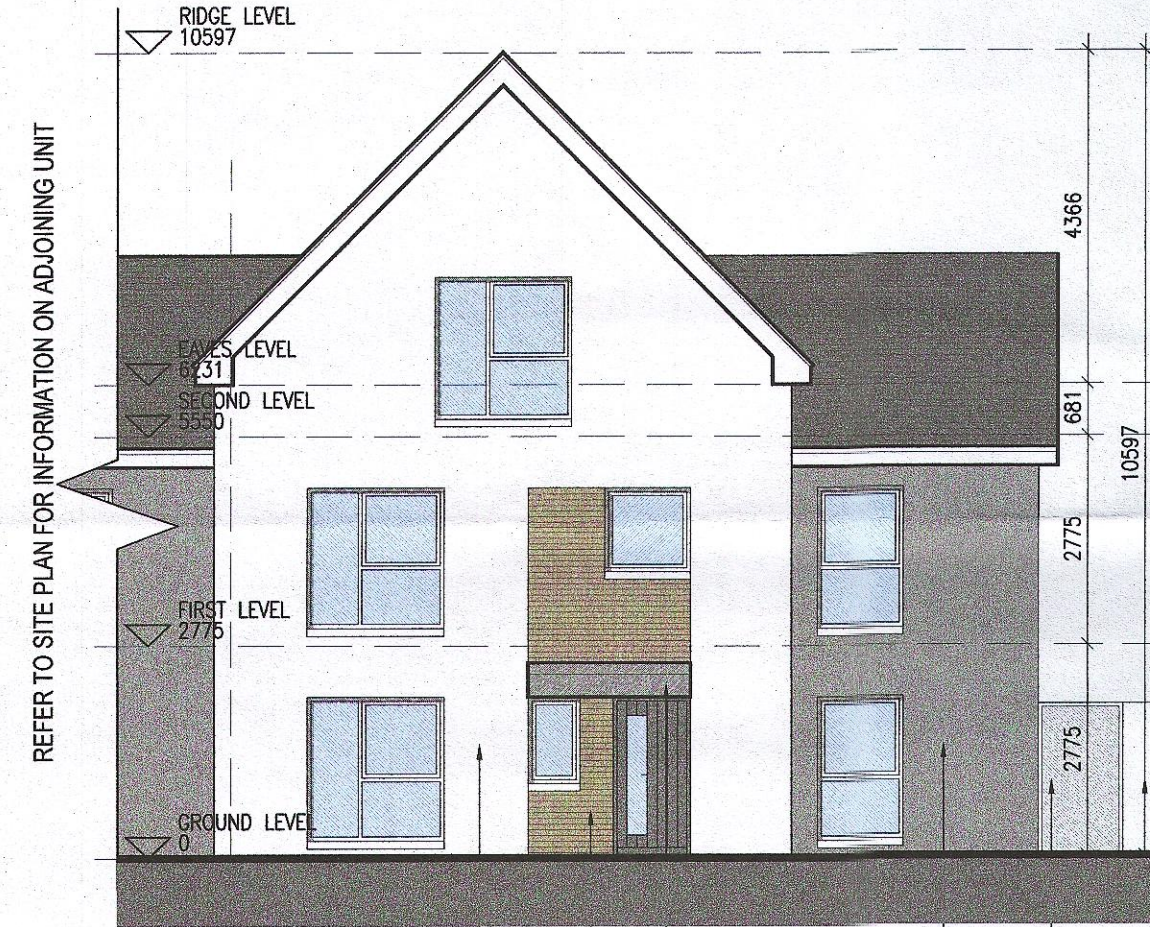
04 Roof Plan



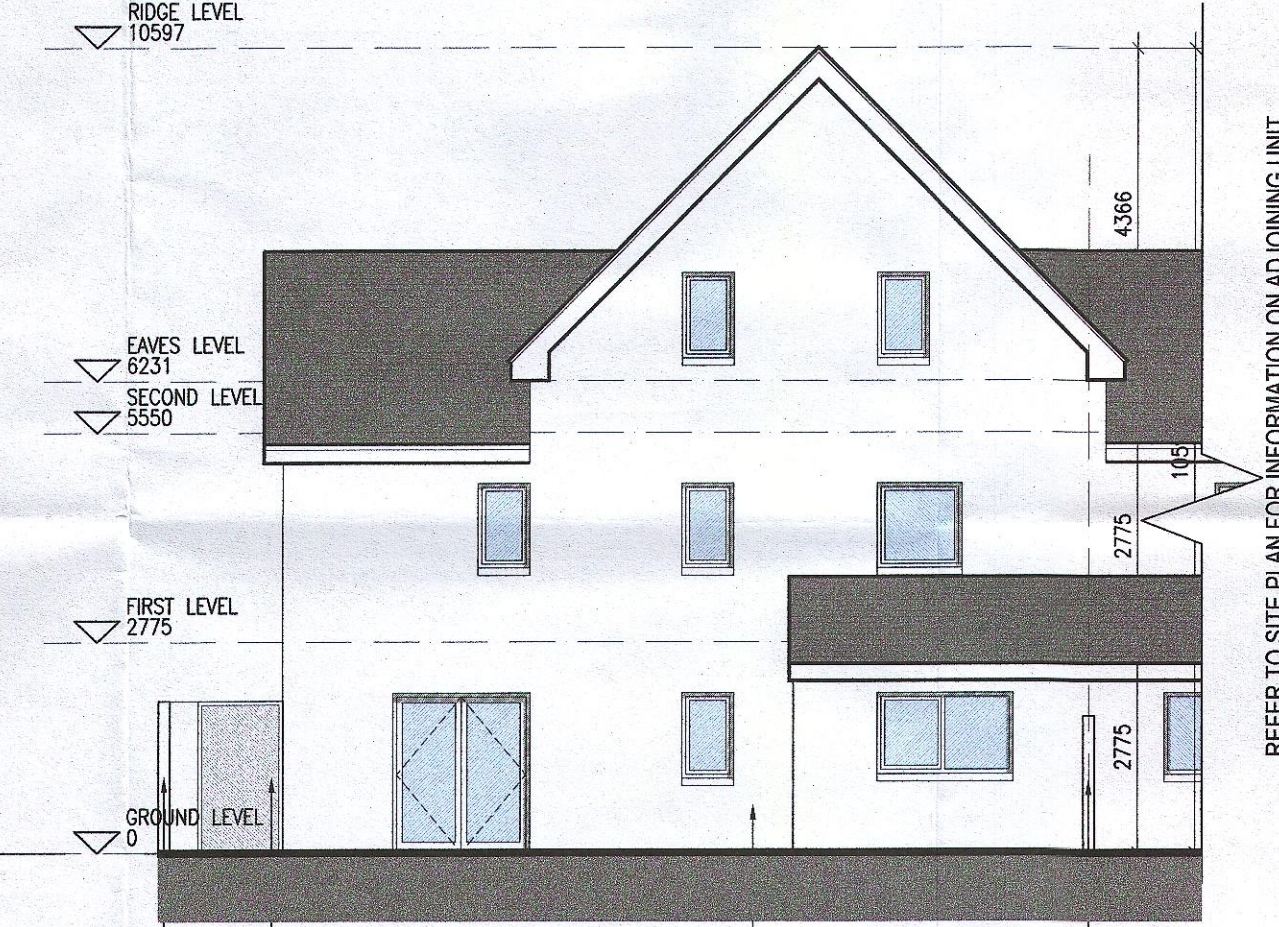
Indicates unit locations
KEY PLAN [NTS]

HOUSE TYPES			
unit type	No. of beds	No. of storeys	No. of units
Type A	- 4 bed	3 storeys	11
Type B	- 4 bed	3 storeys	15
Type C	- 4 bed	2 storeys	11
Type D	- 3 bed	2 storeys	46
Type E	- 3 bed	2 storeys	41
Type F	- 3 bed	2 storeys	15

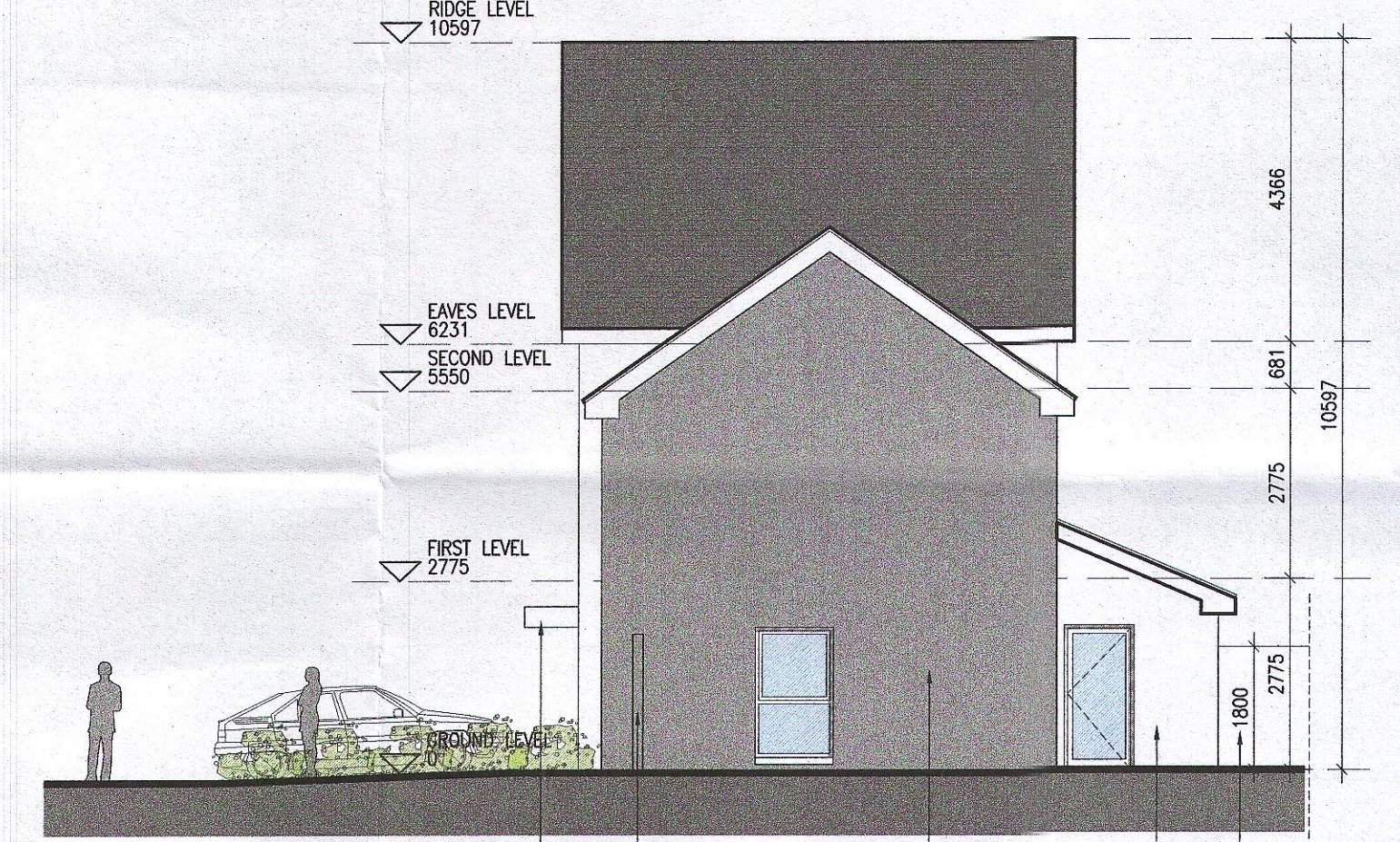
139



05 Front Elevation



06 Rear Elevation



07 Side Elevation

EXTERNAL FINISHES

WALLS: PAINTED SAND / CEMENT RENDER OR PROPRIETARY PRECOLOURED RENDER FINISH SELECTED BRICKWORK WHERE INDICATED ON DRAWINGS

WINDOWS: SELECTED PROPRIETARY DOUBLE / TRIPLE GLAZED WINDOW SYSTEM WITH FRAMES TO APPROVED COLOUR OBSCURED GLAZING TO BATHROOMS AND EN-SUITES.

DOORS: SELECTED PROPRIETARY DOORS AND GLAZED SIDE SCREENS TO APPROVED COLOUR.

RAINWATER GOODS: uPVC OR POWDER COATED METAL GUTTERS AND RAINWATER PIPES TO SELECTED COLOUR.

MAIN ROOF: CONCRETE ROOF TILES IN SELECTED COLOUR.

LOW LEVEL PROJECTION: ZINC CANOPY TO ENTRANCE OF UNITS

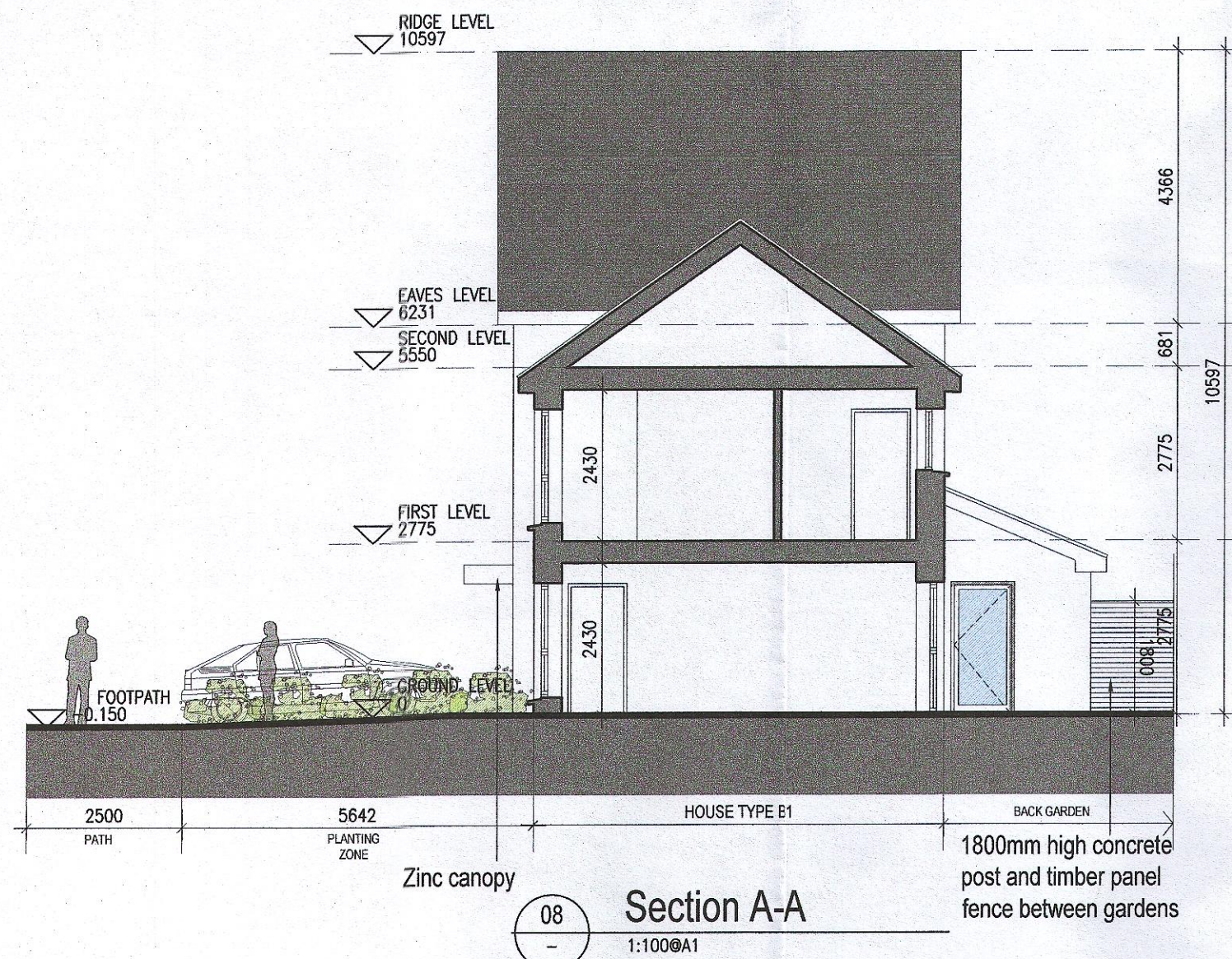
OTHER ITEMS: uPVC OR POWDER COATED METAL FASCIAS, SOFFITS AND BARGE BOARDS PAINTED MILDSTEEL RAILINGS AND BALUSTRADES

MATERIAL CODE LEGEND

- 01 - BUFF BRICK - STANDARD BOND - LIGHT APPROVED TONE
- 02 - BUFF BRICK - FEATURE BOND - LIGHT APPROVED TONE
- 03 - BUFF BRICK - STANDARD BOND - BROWN APPROVED TONE
- 04 - BUFF BRICK - FEATURE BOND - BROWN APPROVED TONE
- 05 - SELF COLOURED RENDER - LIGHT APPROVED TONE
- 06 - SELF COLOURED RENDER - DARK APPROVED TONE
- 07 - CONCRETE ROOF TILES - DARK APPROVED TONE
- 08 - POWDERCOATED METALWORK OR uPVC - DARK APPROVED RAL COLOUR
- 09 - POWDERCOATED METAL SCREENING - DARK APPROVED RAL COLOUR
- 10 - CLEAR GLAZING WITH DARK APPROVED RAL COLOUR FRAMING
- 11 - OPACIFIED GLAZING WITH DARK APPROVED RAL COLOUR FRAMING

HOUSE TYPE B3

Ground floor area	67.3m ²
First floor area	59.6m ²
Second floor area	28.1m ²
Total Floor Area (4-bed unit):	154.9m²



08 Section A-A

REFER TO STREET ELEVATIONS FOR LOCATION OF ELEVATION TYPES

REFER TO LANDSCAPE ARCHITECT'S DRAWINGS FOR ALL LANDSCAPING DETAILS INCLUDING BOUNDARY TREATMENTS

- Notes**
- Copyright Reserved
 - Work to signed dimensions only. Do not scale drawing
 - The contractor is responsible for checking all levels and dimensions on site and shall refer all discrepancies to the Architect
 - Where appropriate, for details of c. structure, or mechanical and electrical details, see Engineers drawings
 - Proprietary items shall be fixed in strict accordance with manufacturers instructions.
 - Sizes of proprietary items shall be checked with manufacturer.
 - The contractor shall be responsible for the coordination of structure, finishes and services.

Issue Status	No.	Date	Revision	Initials
Progress	01	27/01/23	Planning Application	IFJ
Planning Application				
Fire Cert				
Disability Cert				
Y tender				
Construction				
As Built				
Information Only				

No.	Date	Revision	Initials
01	27/01/23	Planning Application	IFJ

Project	Adamstown Extension - Clonburris SDZ Residential Development	6-7 HARCOURT TERRACE, DUBLIN 2, IRELAND t +353-1-618 2490 f +353-1-678 7300 e info@bkd.ie			
Drawing Title	House Type B3_End_Handed_Plans, Elevations and Section	www.bkd.ie			
Drawing No	6268-P-109				
Scale	1:100 @ A1				
Rev	01	Drawn	IFJ	Date	Jan'23