

Notes:

1. This drawing should be read in conjunction with the relevant architectural drawings and specifications.
2. Work to figured dimensions only. No dimensions to be scaled from this drawing. All dimensions to be checked on site, and any errors or discrepancies to be reported to William Donoghue & Associates.
3. All work to be in accordance with the relevant Building Regulations.
4. All sub-contractors must be competent and knowledgeable of the Building Regulations that are applicable to their trade.
5. All tradesmen must clean their work space at the end of each working day.

GATES:
Hardwood gates as per detail one to be electric gates with keypad access located on the pier walls adjacent to gates.

DRIVEWAY:
200mm consolidated sub-base with 75 Clause 804 base course. 60mm binder course incorporating 20mm surface SMA tarmac finished neatly to Granite kerbs along the edge of the driveway. Road Gullies to be located as denoted on the site layout plan with a heavy duty Aco Channel underneath the gates at entrance to the site. Contractor to allow for lights along the driveway and at the entrance gates.

LANDSCAPING & PATIOS:
Please refer to PC Sums for allowance on the patio and garden areas. All finishes to be approved by the client prior to works commencing.

WASTEWATER TREATMENT SYSTEM & PERCOLATION AREA:
To be constructed in strict accordance with the Site Assessment Report completed by Dr. Eugene Bolton of Trinity Green and to Manufacturers Report. No works to be covered without prior inspection and approval.

WATERMAINS:
All underground cold water services pipes to have a minimum ground cover of 800mm.

ESB & TELECOM:
Esb & Telecom services to be located in separate ducts to prevent interference. Each service must be covered with suitable back fill materials with sand and warning tape.

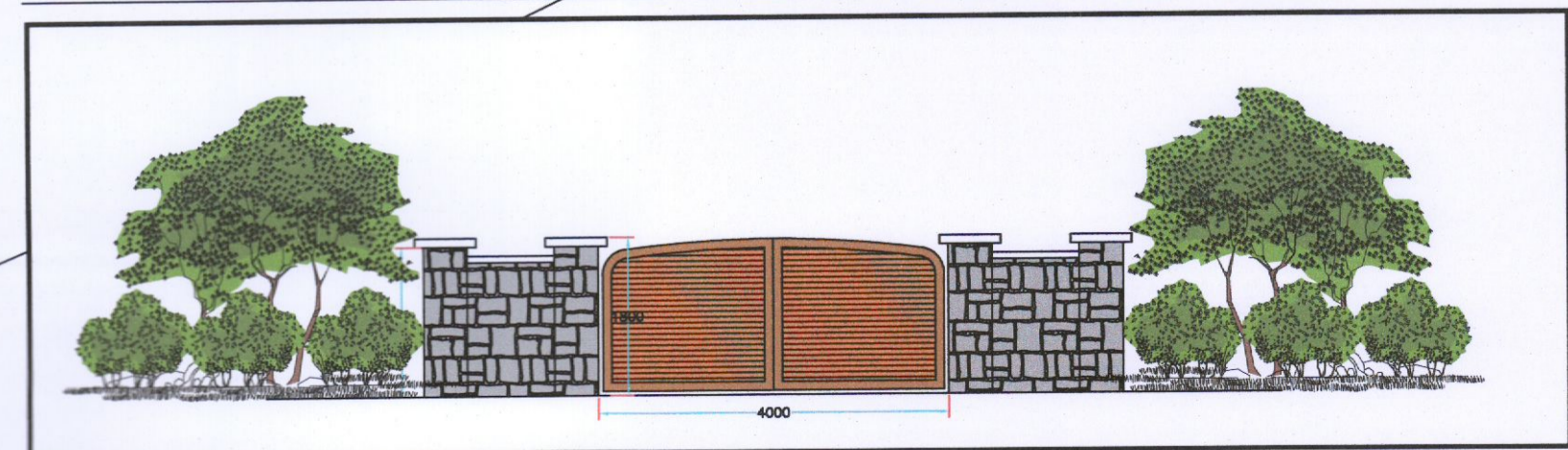
SOIL / SUB-SOILS & WASTE MATERIALS:
The contractor must remove any surplus soils from the site prior to completion. All waste must be disposed of at a registered waste disposal facility and documentary evidence of the same must be present to the supervising engineer prior removal of waste materials.

Advice Note:
Do not cover up any pipework until they have been inspected and photographed by William Donoghue & Associates Ltd.

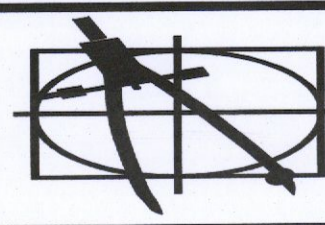
Notes:
This drawing is for planning issue only and must not be used for any other purpose.
Copyright & ownership of this drawing is vested in William Donoghue & Associates, whose prior written consent is required for its reproduction or publication to any third parties ©.



SITE LAYOUT PLAN 1:250.
Site Area: 0.73Ha or 1.82Acres



Further Information

WILLIAM DONOGHUE & ASSOCIATES Consulting Engineers & Architectural Services Woodlands, Rathangan, Co. Kildare Tel: (087) 9252448		
Client: Jamie Goldrick	Scale: 1 : 250	
Address: Blackthorn Hill, Coolmine, Saggart, Co. Dublin	Date: 08/03/2023	
Title: PROPOSED SITE LAYOUT PLAN FOR PLANING PURPOSES ONLY	Cad Ref: WD238 - J.G. - 01	
	Site Area: 1.82 acres	
	Drawn by : W. Donoghue	