



Indicative Layout of future road junctions and pedestrian connections. Retention of existing Hedgerow is proposed as part of this application. See Drawing 6268-P-004 Site Plan

**PROPOSED MASTERPLAN**  
**SCALE 1:750**  
 See Site Plan Drawing 6268-P-004 For more detail  
**REFER TO RFI RESPONSE DOCUMENT WHICH ACCOMPANIES THIS DRAWING, FOR A DETAILED EXPLANATION OF ALL AREAS OF THE DESIGN THAT HAVE BEEN AMENDED.**

**Legend:**  
 Proposed application boundary  
 Extent of lands in client ownership  
 Pitch and Putt Lands Not part of application area  
**REFER TO LANDSCAPE ARCHITECT'S DRAWINGS FOR ALL LANDSCAPING DETAILS**  
**REFER TO ENGINEERS DRAWINGS FOR ALL SERVICES DETAILS**  
**THIS DRAWING RELATES TO ORDNANCE SURVEY MAPS O.S MAP REF: 3260-a,3220-15**  
**OS DATUM TO MALIN HEAD**  
 DIGITALLY REPRODUCED UNDER LICENCE NUMBER: CYAL50177125  
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**SITE LAYOUT PROPOSAL**  
 TOTAL UNIT NUMBERS 476  
 DENSITY (Net dev. area 9.19 Ha) 51.8 units / Ha

HOUSE TYPES			
unit type	No. of beds	No. of storeys	No. of units
Type A	- 4 bed	3 storeys	13
Type B	- 4 bed	3 storeys	15
Type C	- 4 bed	2 storeys	13
Type D	- 3 bed	2 storeys	55
Type E	- 3 bed	2 storeys	46
Type F	- 3 bed	2 storeys	18
<b>DUPLEX</b>			
160			
unit type	No. of beds	No. of storeys	No. of units
Type J	- 2 bed	2 storeys	62
Type K	- 3 bed	1 storey	62
Type L	- 2 bed	2 storeys	31
Type M	- 3 bed	2 storeys	31
Type O	- 2 bed	2 storeys	08
Type P	- 3 bed	1 storey	08
<b>APARTMENT BUILDINGS</b>			
202			
APARTMENT TYPES			
unit type	No. of beds	No. of storeys	No. of units
Type A1	- 1 bed	1 storey	37
Type A2	- 1 bed	1 storey	18
Type B1	- 2 bed	1 storey	22
Type B2.1	- 2 bed	1 storey	16
Type B2.2	- 2 bed	1 storey	02
Type B3	- 2 bed	1 storey	19
<b>TOTAL NO. OF UNITS</b>			
476			

**Notes**  
 1. Copyright Reserved  
 2. Work to figured dimensions only. Do not scale drawing  
 3. The contractor is responsible for meeting all laws and regulations on site and shall advise all discrepancies to the Architect  
 4. Where appropriate for clients (i.e. structural, mechanical, electrical, plumbing and fire engineering)  
 5. Preliminary items shall not be fixed in accordance with manufacturer's instructions  
 6. Scale of proposed items shall be indicated on manufacturer  
 7. The contractor shall be responsible for the coordination of structure, finishes and services  
 Information Only

Rev	Date	Description	By	Check
01	27/01/23	Preparation	RT	RT
02	01/01/23	Rev. Submission	RT	RT

Project	Adamstown Extension - Clonburris SDZ Residential Development
Drawing Title	Proposed Master Plan
Drawing No	6268-P-003
Scale	1:750@A0
Rev	02
Drawn	RT
Date	Jan 23

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