



**LEGEND**

- Denotes Application Site Outline
- Denotes Clonburris Stage 1 Infrastructure Application Outline
- Type A (A1, A2, A3, A4, A5) | 2 storey | 3 Bedroom | 85 Units
- Type B | 2 storey | 2 Bedroom | 13 Units
- Type C (C1, C2) | 2 storey | 4 Bedroom | 8 Units
- Type D | 2 storey | 4 Bedroom | 1 Unit
- Type E | 3 storey | 4 Bedroom | 6 Unit
- Duplexes A - H | 3 storey | 3 Bed Duplex + 2 Bed Apt. | 100 Units
- Duplex K | 4 storey | 2no. 1 Bed Apt. + 1no. 2 Bed Apt. + 1no. 3 Bed Apt. | 4 Units
- Apartment Building A | 3 + 6 storey | 18no. 1BQ\* + 21no. 2BQ\* | 39 Units
- Road
- Home Zone
- Bicycle Path
- Pedestrian Path
- Private Path / On-Curtilage Parking
- Private Gardens
- Existing Hedgerow
- Open Space Area \*
- Communal Open Space \*
- External ESB Substation
- External Bin Store - Apt. Buildings & Duplexes
- External Bin Store - Houses
- External Bicycle Store - Long Term
- External Bicycle Store - Short Term
- Water Tank - Apt. Buildings

**Notes:**

- \* Clonburris Southern Link Street (CLS) permitted under Reg. Ref. SDZ20A0021
- \* All dimensions and levels in meters, except where noted otherwise.
- \* For all proposed landscaping items - refer to landscape drawings.
- \* For all proposed engineer items - refer to engineer drawings.

**TOTAL No. of Units: 256 | SITE AREA: 6.2 Ha | Site Density: 41.3 Units/Ha**

**RIAI Compliance**

DAVEY + SMITH ARCHITECTS Ltd 11, THE SEAPORT BUILDING, 44-45 CLONTARF ROAD, CLONTARF, DUBLIN 3 | PH: 01 247838 | EMAIL: info@davey-smith.com | WEB: www.davey-smith.com

Layout ID: **2004 - PL 006**

Project: **Clonburris, K1**

Drawing Name: **Proposed Site Plan REV B3**

Scale: 1:1000, 1:500

Job No: 3004

Series: Planning

Date: 01/02/2024

Revision:

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POTENTIAL CONNECTION TO CANAL, SUBJECT TO THIRD PARTY CONSENT / PLANNING CONSENT.

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