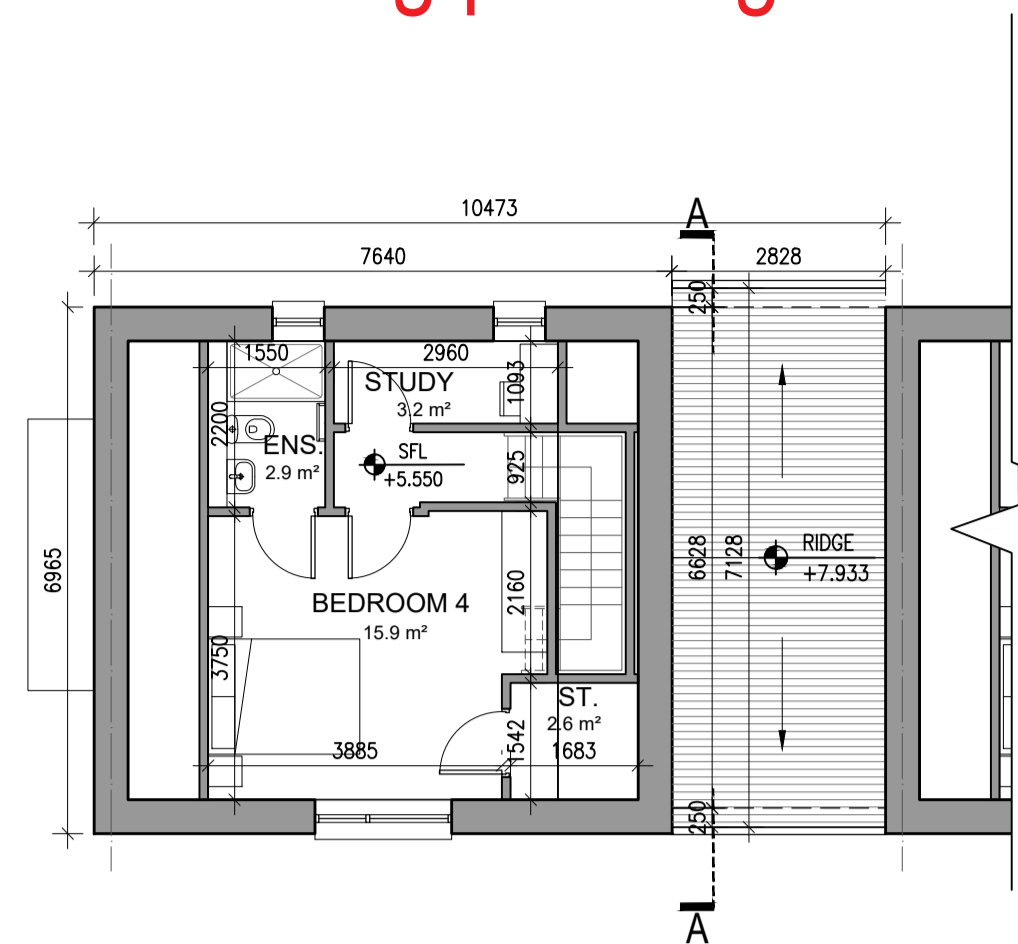
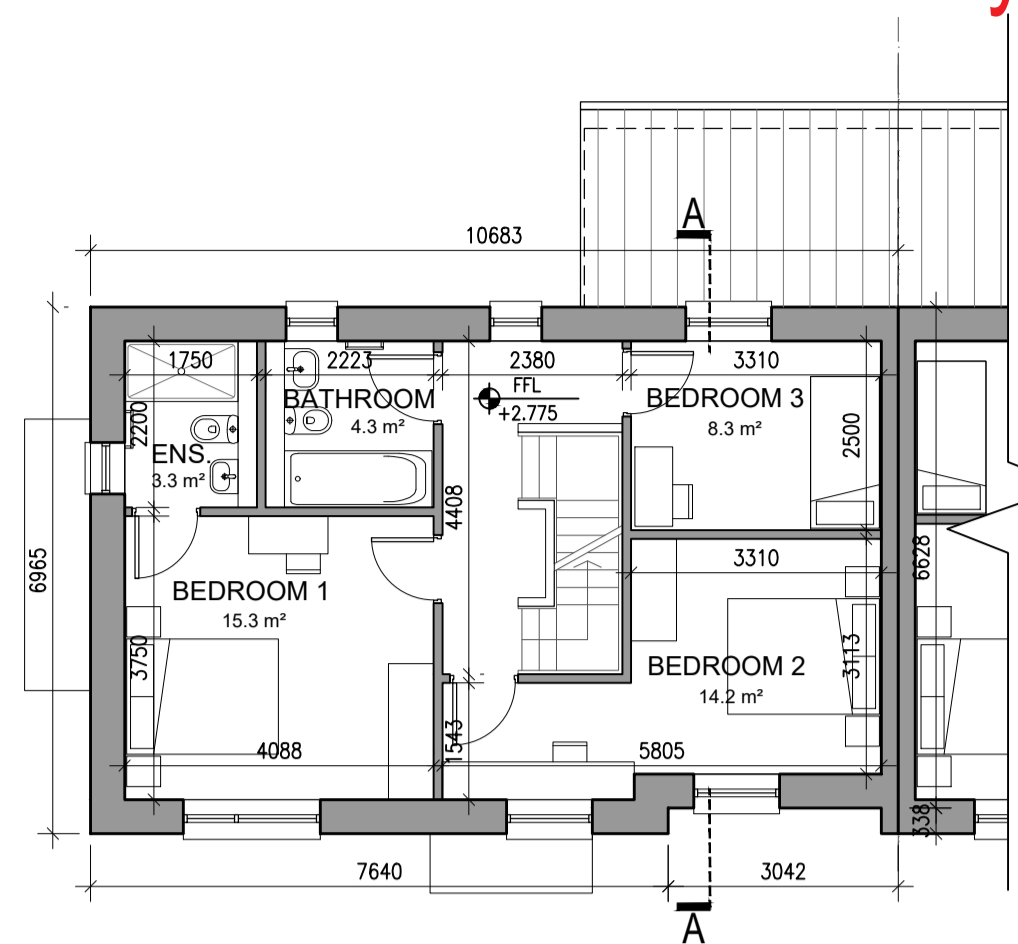
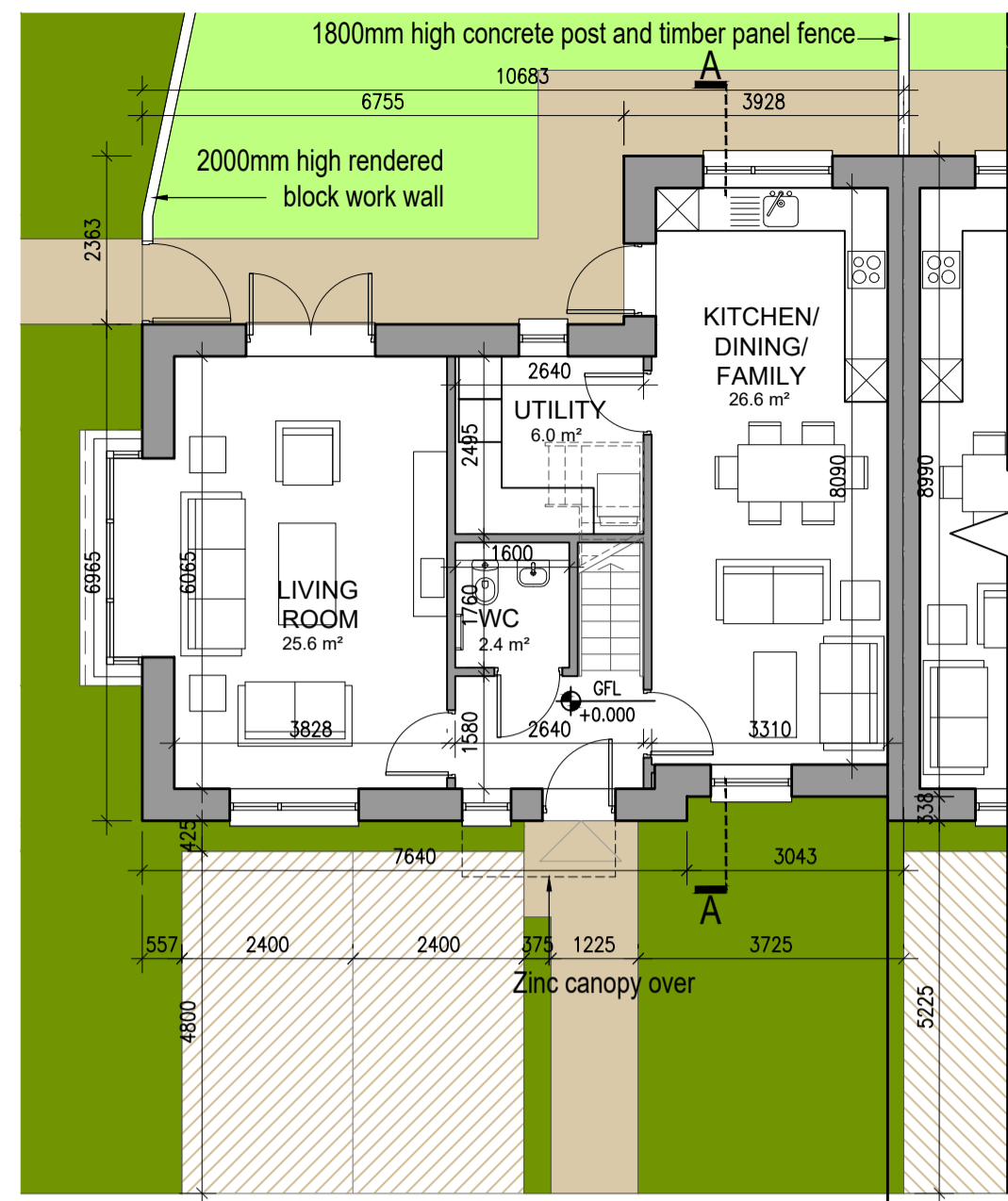
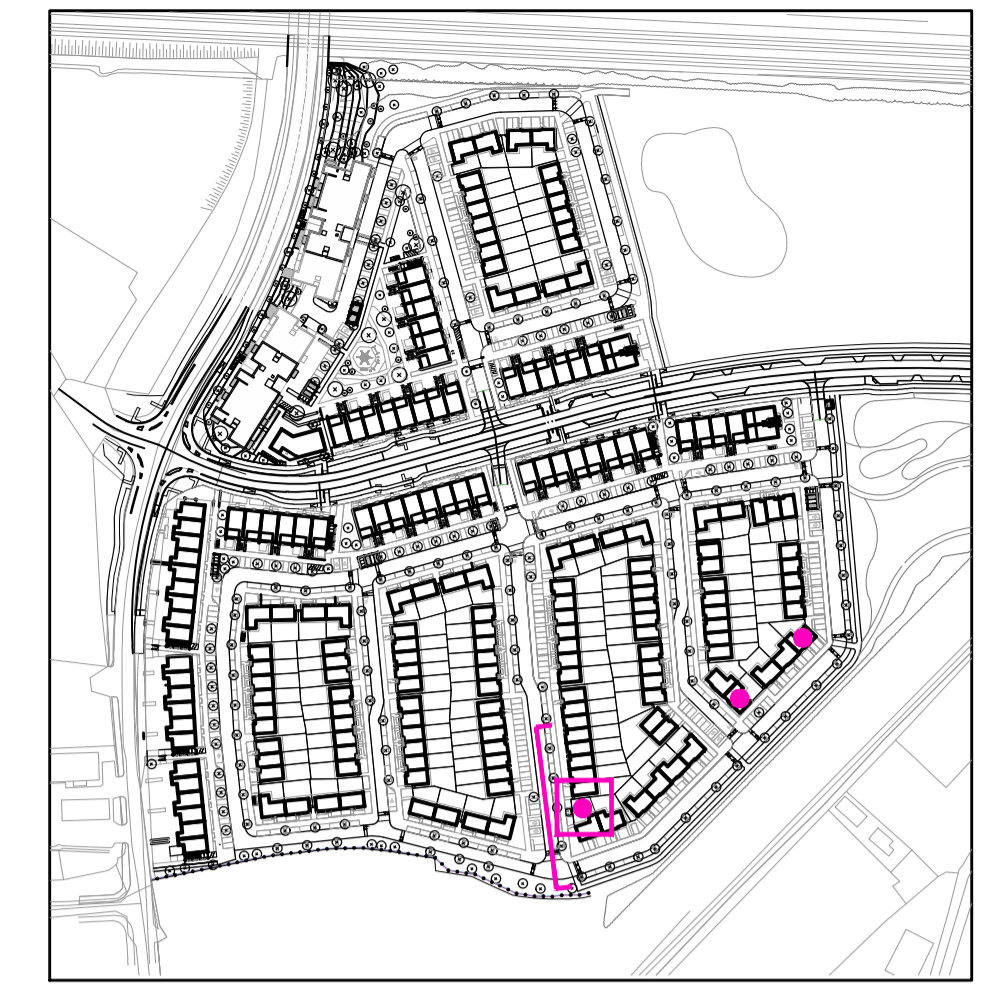


Layout addressing planning condition 6(a) - submitted 28.03.24



HOUSE TYPE B4

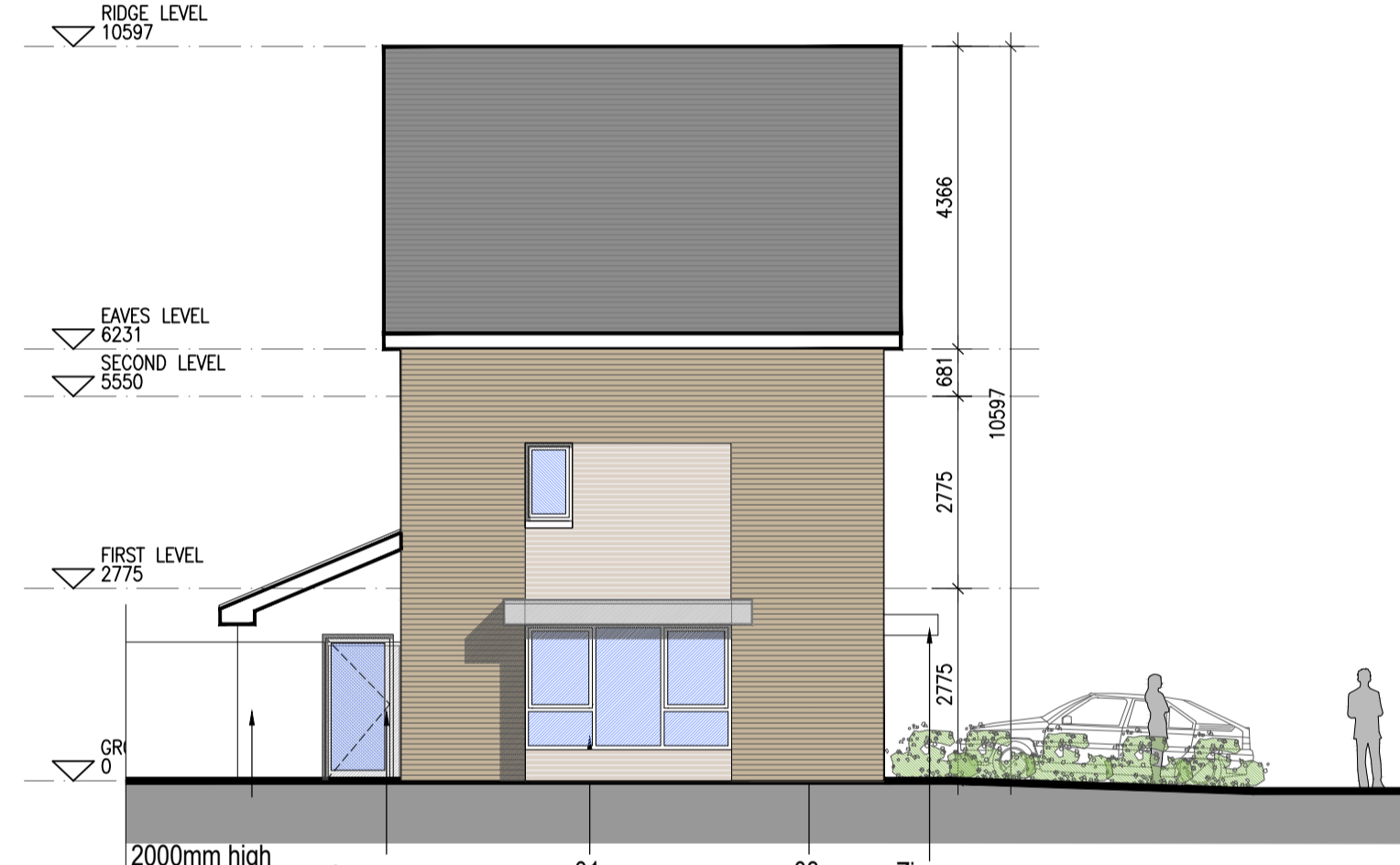
Ground floor area	69.6m ²
First floor area	59.6m ²
Second floor area	28.1m ²
Total Floor Area (4-bed unit):	157.3m²



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



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

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 figured 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 r.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.
- These drawings are for information only. They are not to be used for construction without the approval of the Architect.

Issue Status

Progress	Planning Application	Fire Cert	Disability Cert	Tender	Construction	As Built

Information Only

No.	Date	Revision	Initials
01	27/01/23	Planning Application	IFJ
02	28/03/24	Compliance Submission	ED

Project Adamstown Extension - Clonburris SDZ Residential Development

Drawing Title House Type B4_End_Handed_Plans, Elevations and Section

Drawing No 6268-P-111

Scale 1:100 @ A1

Rev 01

Drawn IFJ, RT, ED

Date Mar 23

bkdarchitects
BURKE-KENNEDY DOYLE

6-7 HARcourt TERRACE, DUBLIN 2, IRELAND
t +353-1-678 2400 f +353-1-678 7396
www.bkd.ie