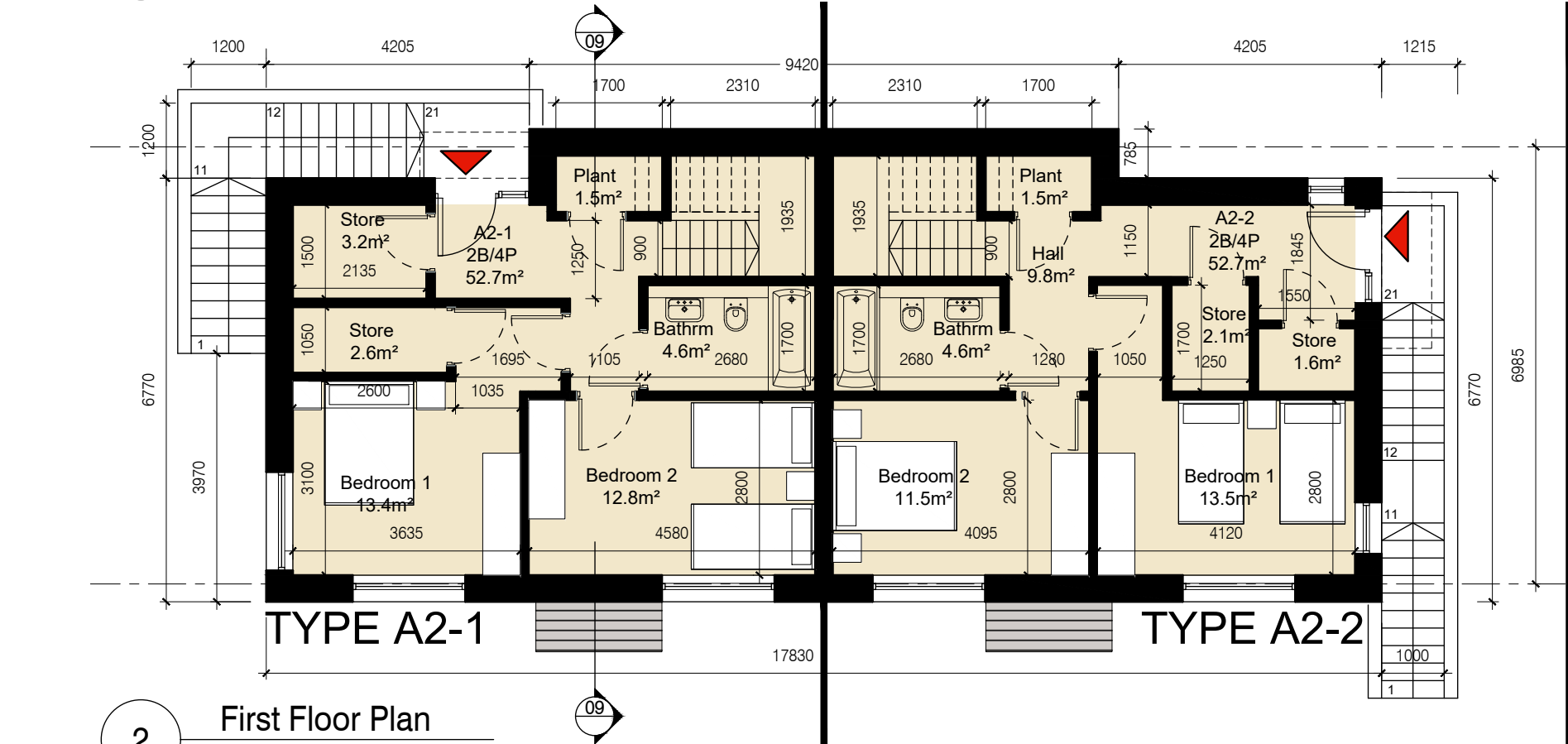


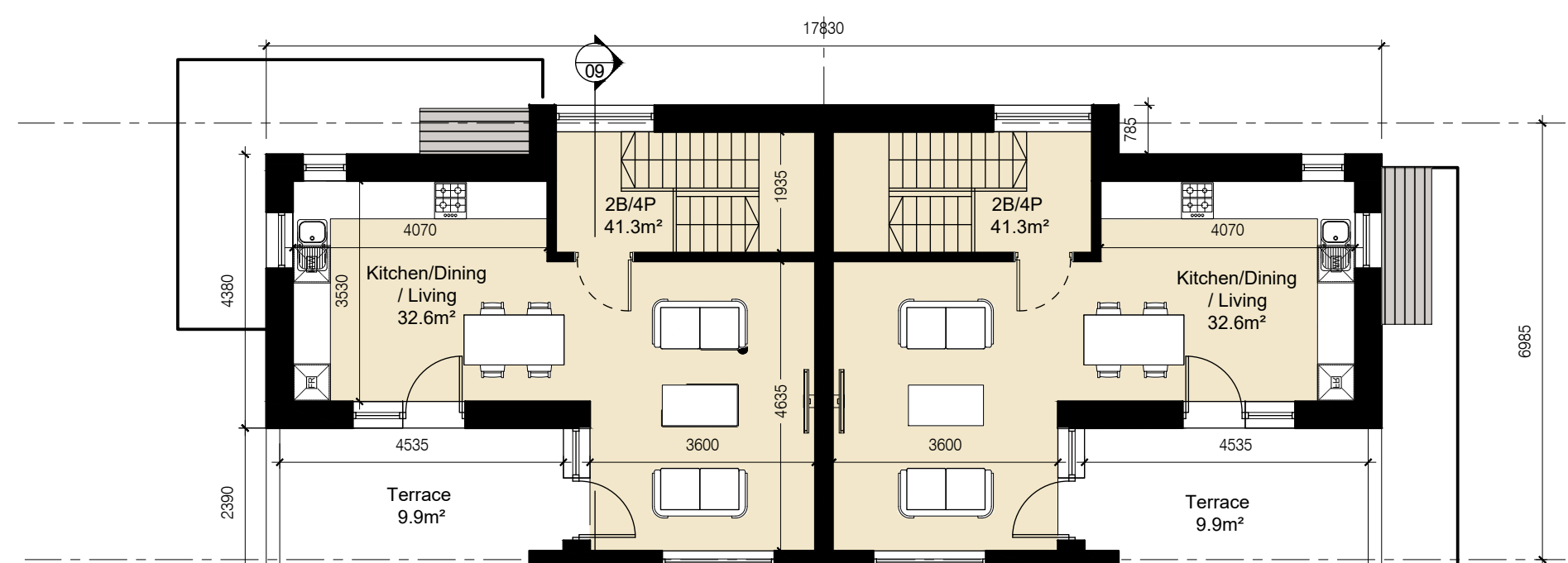
DUPLEX TYPE A



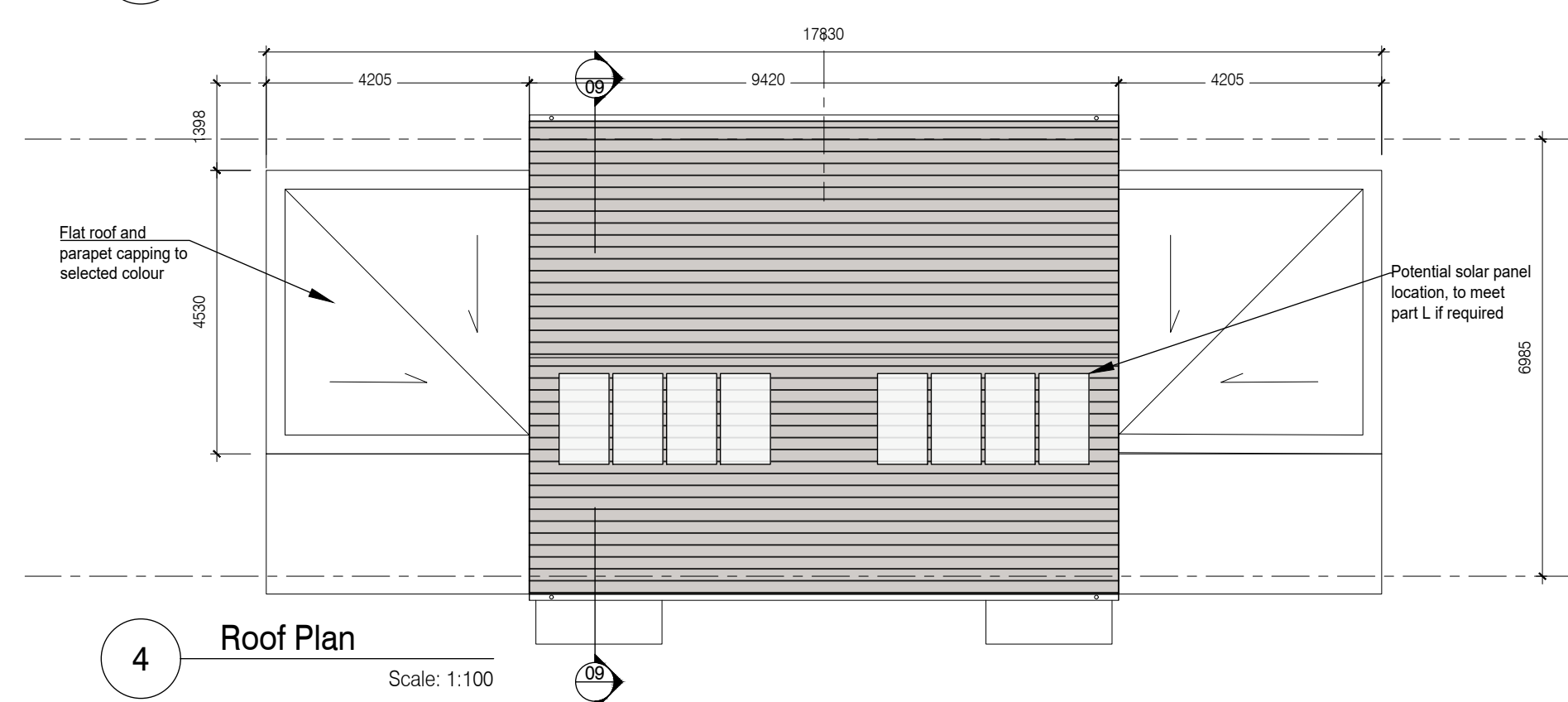
1 Ground Floor Plan
Scale: 1:100



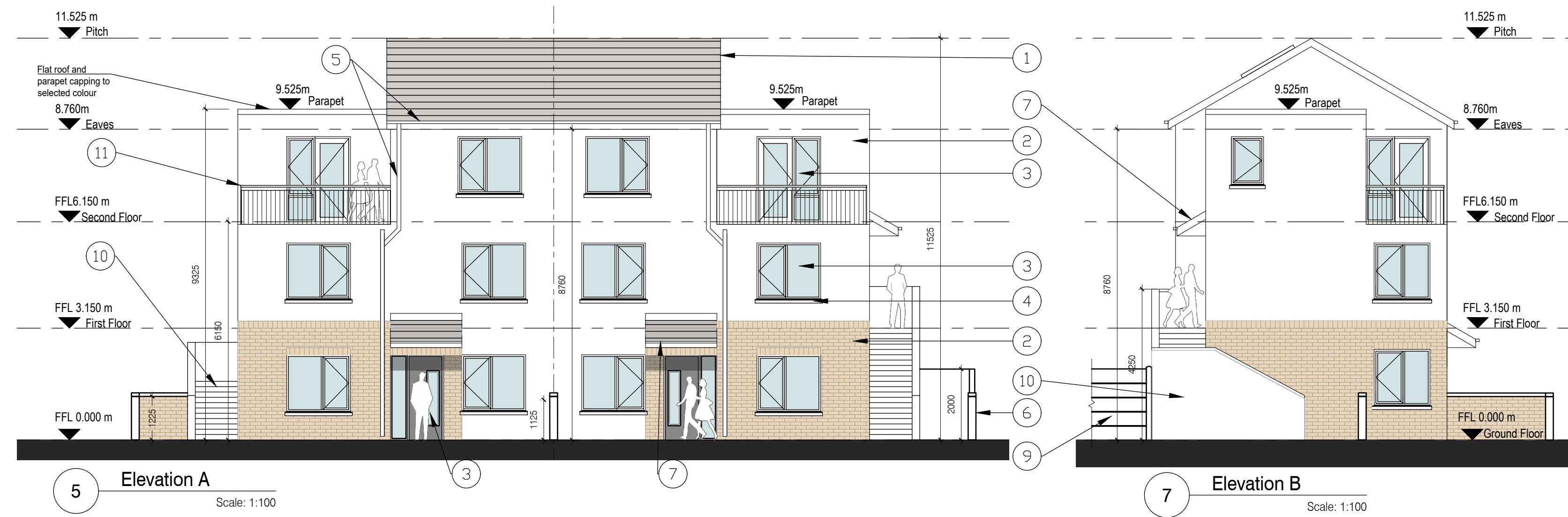
2 First Floor Plan
Scale: 1:100



3 Second Floor Plan
Scale: 1:100

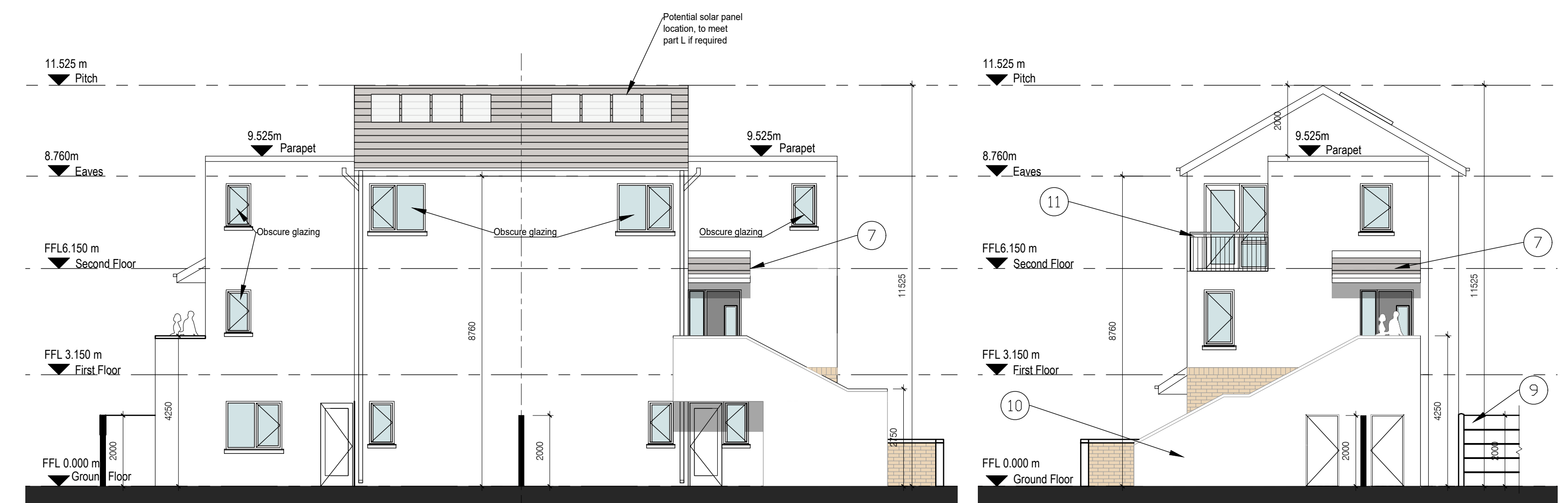


4 Roof Plan
Scale: 1:100



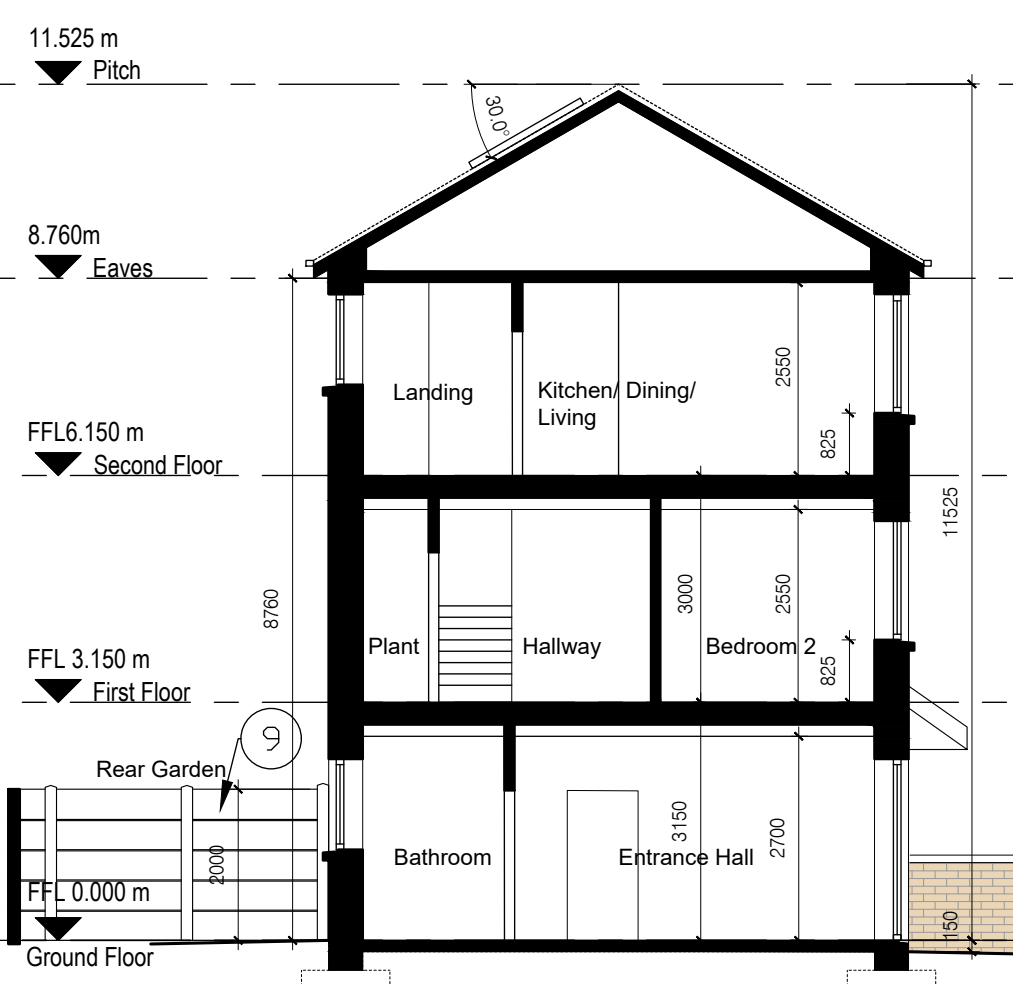
5 Elevation A
Scale: 1:100

7 Elevation B
Scale: 1:100



6 Elevation C
Scale: 1:100

8 Elevation D
Scale: 1:100



9 Section
Scale: 1:100

Unit Type A1 Schedule of Accom.	
1 bed 1 storey duplex (1B2P UD)	
Area compliance with CDP & QHSC 2007	
Target Minimum floor areas	
Aggregate GIA	45.0m ²
Aggregate Living	23.0m ²
Aggregate Bedroom	13.0m ²
Aggregate Storage	3.0m ²
Area Breakdown	
GIA - 1B/2P GF	52.7m ²
Aggregate GIA	52.7m ²
Room Name	
Living Room/ Kitchen	22.9m ²
Aggregate Living	22.9m ²
Bedroom 1	12.9m ²
Bedroom 2	-
Bedroom 3	-
Aggregate Bedroom	12.9m ²
Storage	3.0m ²
Aggregate Storage	3.0m ²
Bathroom	5.4m ²
WC	-
Plant	1.5m ²

Unit Type A2-1 Schedule of Accom.	
2 bed 2 storey duplex (2B4P)	
Area compliance with CDP & QHSC 2007	
Target Minimum floor areas	
Aggregate GIA	73.0m ²
Aggregate Living	30.0m ²
Aggregate Bedroom	24.4m ²
Aggregate Storage	6.0m ²
Area Breakdown	
GIA - 1B/2P 1F	52.7m ²
GIA - 1B/2P 2F	41.3m ²
Aggregate GIA	94.0m ²
Room Name	
Living Room/ Kitchen	32.6m ²
Aggregate Living	32.6m ²
Bedroom 1	13.4m ²
Bedroom 2	12.8m ²
Bedroom 3	-
Aggregate Bedroom	26.2m ²
Storage	5.8m ²
Aggregate Storage	5.8m ²
Bathroom	4.6m ²
WC	-
Plant	1.5m ²

Unit Type A2-2 Schedule of Accom.	
2 bed 2 storey duplex (2B4P)	
Area compliance with CDP & QHSC 2007	
Target Minimum floor areas	
Aggregate GIA	73.0m ²
Aggregate Living	30.0m ²
Aggregate Bedroom	24.4m ²
Aggregate Storage	6.0m ²
Area Breakdown	
GIA - 1B/2P 1F	52.7m ²
GIA - 1B/2P 2F	41.3m ²
Aggregate GIA	94.0m ²
Room Name	
Living Room/ Kitchen	32.6m ²
Aggregate Living	32.6m ²
Bedroom 1	13.5m ²
Bedroom 2	11.5m ²
Bedroom 3	-
Aggregate Bedroom	25.0m ²
Storage	3.7m ²
Ex. Storage	2.2m ²
Aggregate Storage	5.9m ²
Bathroom	4.6m ²
WC	-
Plant	1.5m ²

Revisions:			
Rev	Description	Date	By
P-03	Part 8 Planning	11-11-2021	GB
P-02	Issue for Pre-planning	05-11-2021	NB
P-01	Issue to client	30-07-2021	NC

Project:
PPP Social Housing Bundle 3
Burgage More, Blessington

Client:
WICKLOW COUNTY COUNCIL

Title:
Duplex Types A1_A2
- Proposed Plans, Sections, Elevations

Drawing / Document Name:
2630 SHB3-BLN-AR-COA-DR-0140

Suitability Status: Code - Description
S4 For Stage Approval P-03

Scale @ A1 Drawn: Checked: Date:
1:100 N Britz S Carter 04-07-2021

COADY
ARCHITECTS

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4 Carley House, Main St. Droimroo, Co. Galway, H91 T026

Notes:
Do not scale from this drawing.
Use figured dimensions only.
All errors and omissions to be reported to the Architect.
This drawing to be read in conjunction with relevant consultant's drawings.
All dimensions are in millimetres and all levels are in meters to match Datum unless otherwise noted.
Contractor Design responsibility
It is noted that there are many elements within the works that require contractor design, and will be subject to certification as part of BCAR - see Preliminary Inspection Plan for clarity on certification required.
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NOTES ON FINISHES	
1. ROOF:	DARK COLOURED FIBRE CEMENT OR CLAY OR CONCRETE ROOF TILES IN SELECTED COLOUR.
2. WALLS:	SELECTED CLAY BRICKWORK WHERE INDICATED OTHERWISE LIGHT RENDER FINISH TO SELECTED COLOUR.
3. WINDOWS & DOORS:	POWDER-COATED ALUMINIUM WINDOWS & DOORS TO SELECT COLOUR. OBSCURE GLAZING WHERE INDICATED TO SENSITIVE WINDOWS.
4. CILLS:	CILLS TO SELECTED COLOUR AND FINISH
5. RAINWATER GOODS:	POWDER-COATED ALUMINIUM GUTTERS, FACIAS, SOFFITS AND DOWNPIPES TO SELECTED COLOUR.
6. CURTLAGE WALLS:	RENDER & CLAY BRICK FINISH WITH CAPPING AS INDICATED. POWDER-COATED METAL RAILINGS TO SELECTED COLOUR. REFER TO BOUNDARY TREATMENT DWG: SHB3-BLN-AR-COA-DR-0104
7. ENTRANCE CANOPY:	POWDER COATED ALUMINIUM TO SELECTED COLOR
8. SIDE GATE:	TIMBER TO SELECTED COLOR
9. BACK GARDENS:	PC CONCRETE POST AND PC CONCRETE PANELS
10. EXTERNAL STAIRS AND STEPS:	BRUSHED CONCRETE FINISH
11. BALCONIES AND BALUSTRADE:	POWDER COATED METAL TO SELECTED COLOUR

Refer to Site Plan for:

- Finished floor levels to survey datum
- Orientation
- Handing of type for each unit
- Private open space for each unit