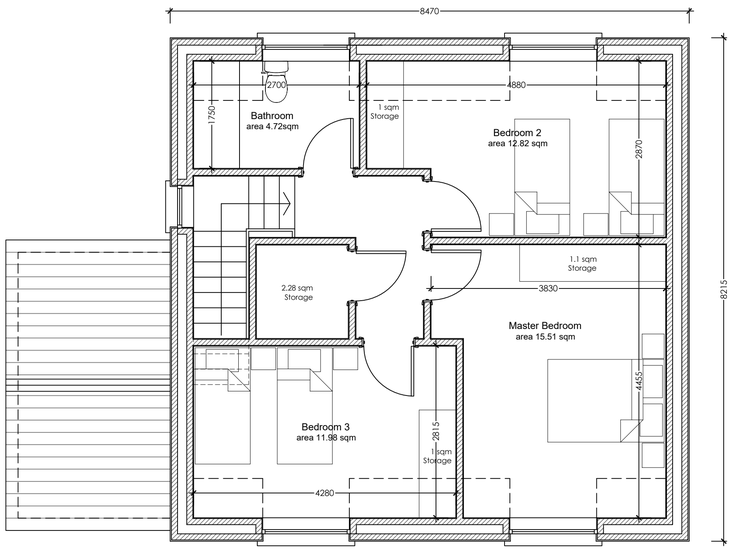
SPACE PROVISION CALCULATION: Dwelling Type: 4 Bed / 7 Person / Two Storey		
	Target:	Proposed:
Gross Floor Area:	110 sqm	121.09 sqm
Minimum Main Living Room:	15 sqm	19.53 sqm
Aggregate Living Area:	40 sqm	40.86 sqm
Aggregate Bedroom Area:	43 sqm	47.82 sqm
Storage:	6 sqm	7.48 sqm

Space provision calculations based on "Quality Housing for Sustainable Communities" and comply with the following:

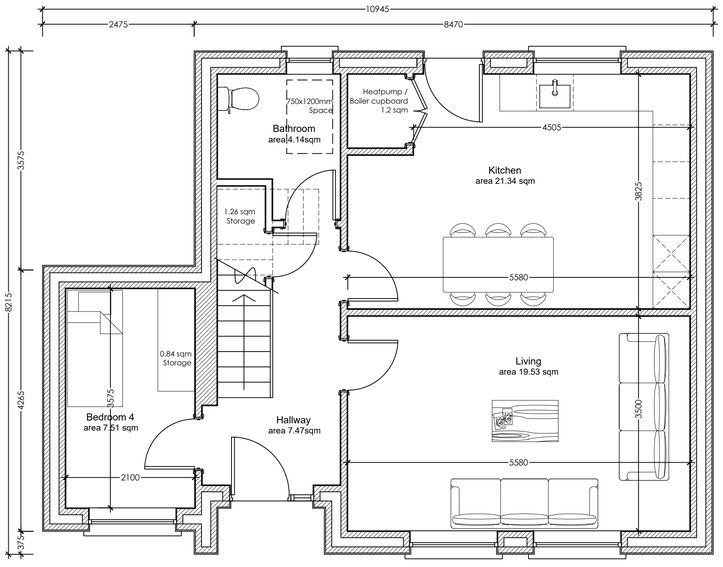
- Area of single bedroom minimum 7.1 sqm & 11.4 sqm for double bedroom. Area of main bedroom should be minimum 13 sqm in dwelling designed to accomodate more than 3 people
- Minimum unobstructed living room width 3.3m for 2 bedroom units & 3.8m for 3 Bedroom units
- Minimum room widths for bedrooms are 2.8m for double bedrooms & 2.1m for single bedrooms



FIRST FLOOR
area 57.4 sqm

02 First Floor Plan

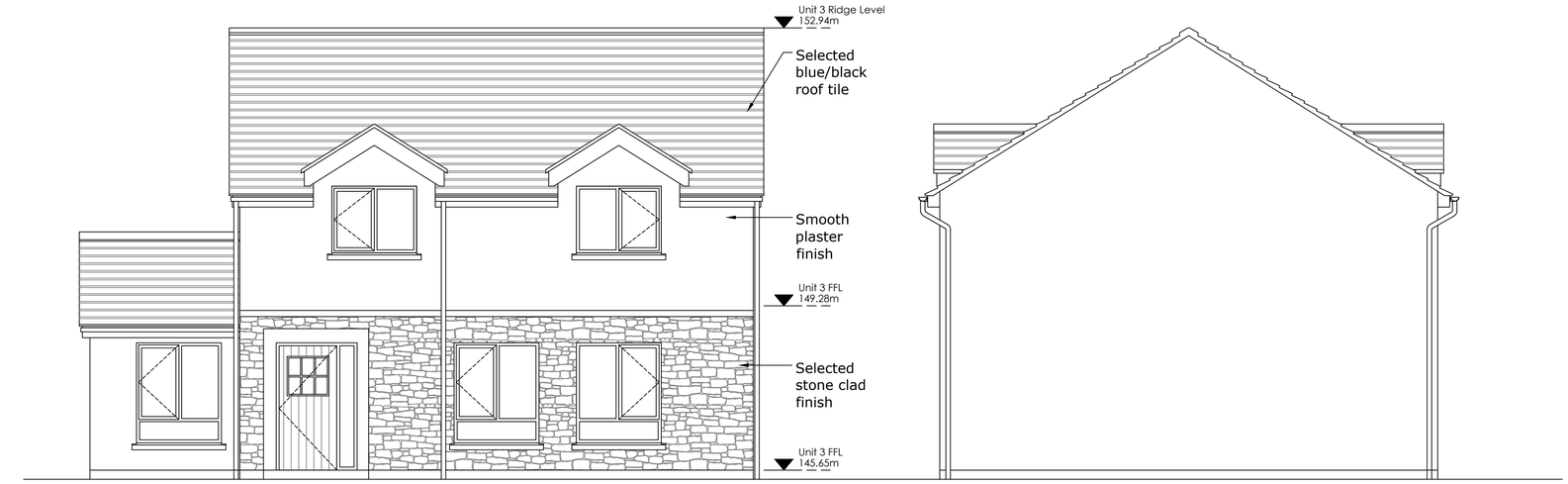
scale: 1:50



GROUND FLOOR
area 63.69 sqm

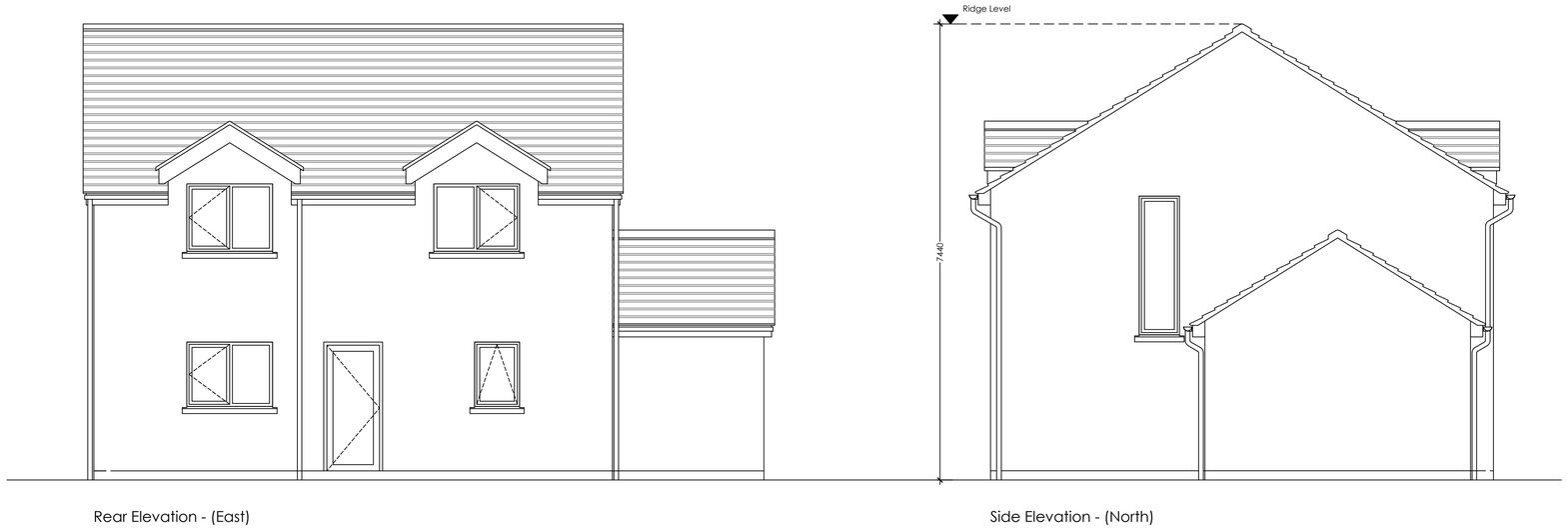
01 Ground Floor Plan

scale: 1:50



Front Elevation - (West)

Side Elevation - (South)

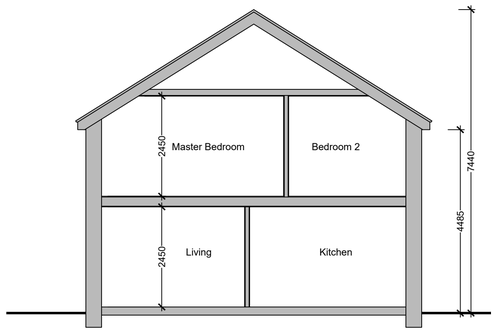


Rear Elevation - (East)

Side Elevation - (North)

03 Elevations

scale: 1:50



04 Section A-A

scale: 1:75

PLANNING
PART 8

WICKLOW
ENDLESS OPPORTUNITIES

TAGROUP

Phase 3 Housing at Avondale Heights, Rathdrum, Co. Wicklow

CLIENT NAME: Wicklow County Council

DRAWING TITLE: Proposed 4 Bedroom Dwelling

Planning

SCALE: As noted @ A1

DATE: March 2021

DRAWING NUMBER: 20-06 PL103 Rev B