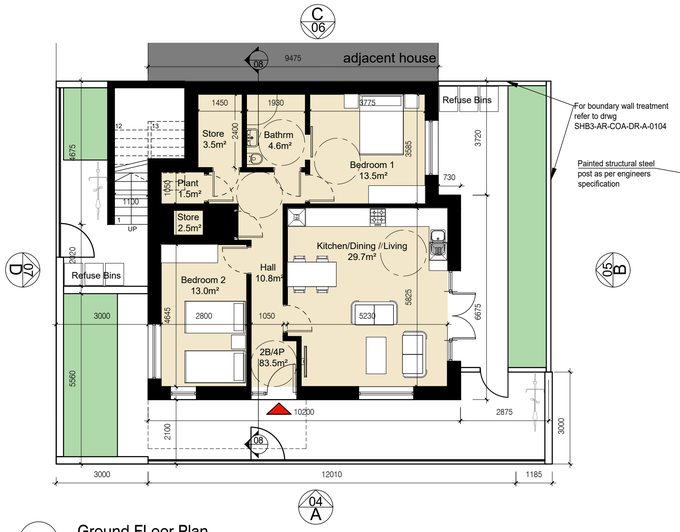
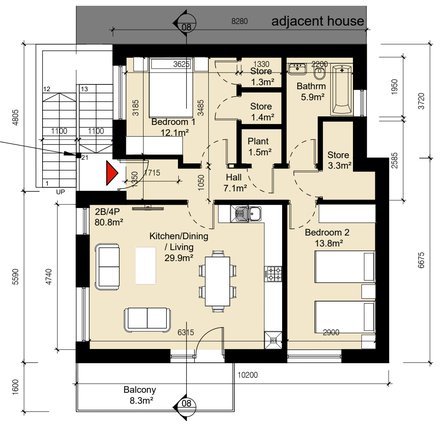
DUPLEX TYPE C1



1 Ground FLoor Plan

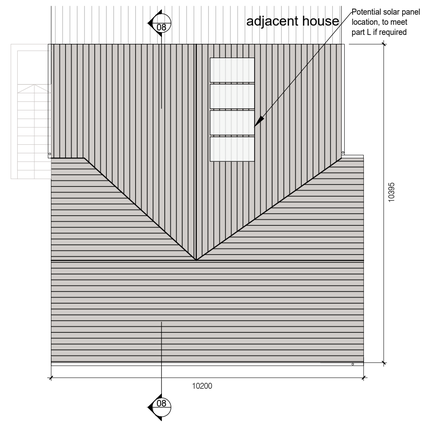
Scale: 1:100

DUPLEX TYPE C2



2 First Floor Plan

Scale: 1:100



3 Roof Plan

Scale: 1:100

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:	POWERDER-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.	CURTILAGE 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**

4 Front Elevation A

Scale: 1:100

5 Side Elevation B

Scale: 1:100

6 Rear Elevation C

Scale: 1:100

7 Side Elevation D

Scale: 1:100

8 Section

Scale: 1:100

Unit Type C1 Schedule of Accom.

2 bed 1 storey duplex (2B4P) UD
Area compliance with CDP & QHSC 2007

Target Minimum floor areas	
Aggregate GIA	*73.0m2*
Aggregate Living	*30.0m2*
Aggregate Bedroom	*25.0m2*
Aggregate Storage	*6.0m2*

Area Breakdown	
GIA - 2B/4P GF	83.5m2
Aggregate GIA	83.5m2

Room Name	Area
Living Room/ Kitchen	29.7m2
Aggregate Living	29.7m2
Bedroom 1	13.5m2
Bedroom 2	13.0
Bedroom 3	-
Aggregate Bedroom	26.5m2
Storage	6.0m2
Aggregate Storage	6.0m2
Bathroom	4.6m2
WC	-
Plant	1.5m2

Unit Type C2 Schedule of Accom.

2 bed 1 storey duplex (2B4P)
Area compliance with CDP & QHSC 2007

Target Minimum floor areas	
Aggregate GIA	*73.0m2*
Aggregate Living	*30.0m2*
Aggregate Bedroom	*24.4m2*
Aggregate Storage	*6.0m2*

Area Breakdown	
GIA - 2B/4P 1F	80.8m2
Aggregate GIA	80.8m2

Room Name	Area
Living Room/ Kitchen	29.9m2
Aggregate Living	29.9m2
Bedroom 1	12.1m2
Bedroom 2	13.8m2
Bedroom 3	-
Aggregate Bedroom	25.9m2
Storage	6.0m2
Aggregate Storage	6.0m2
Bathroom	5.9m2
WC	-
Plant	1.5m2

Revisions:

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

Project:
PPP Social Housing Bundle 3
Burgage More, Blessington

Client:
WICKLOW COUNTY COUNCIL

Title:
Duplex Types C1_C2
- Proposed Plans, Sections, Elevations

Drawing / Document Name:
Project Number | Project | Originator | Volume | Level | Type | Role | Sheet Number
2630 SHB3-BLN-AR-COA-DR- **0141**

Suitability Status : Code - Description
S4 For Stage Approval

Revision:
P-03

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

CODY ARCHITECTS
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