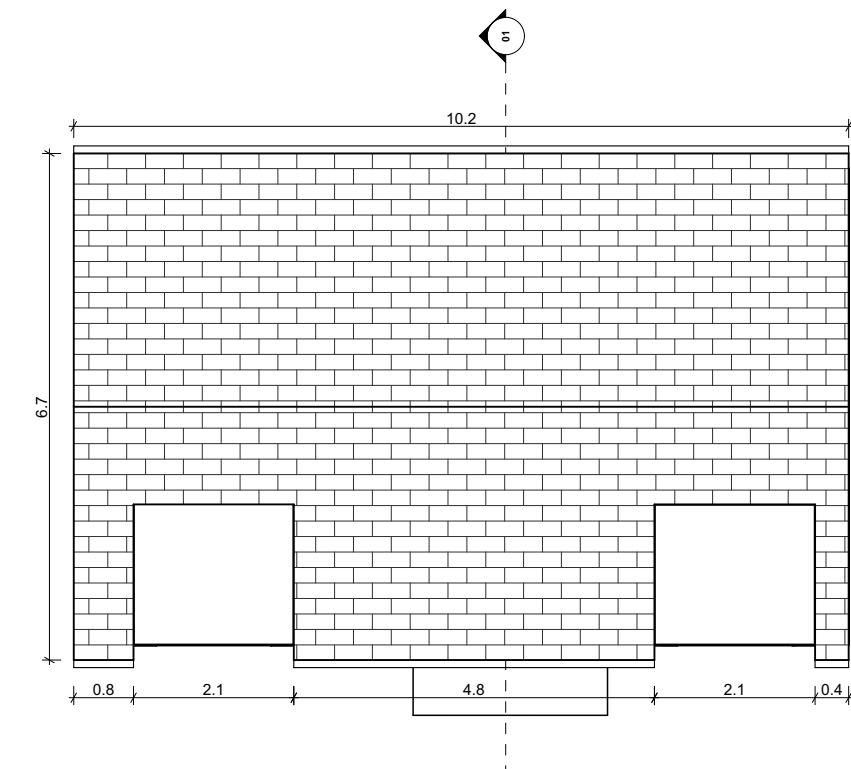
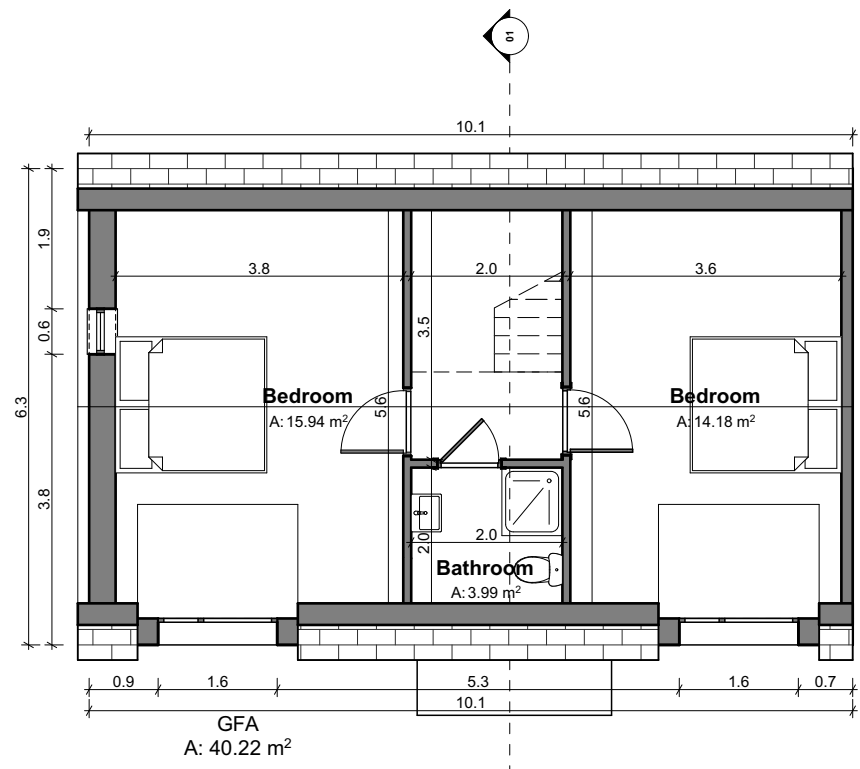
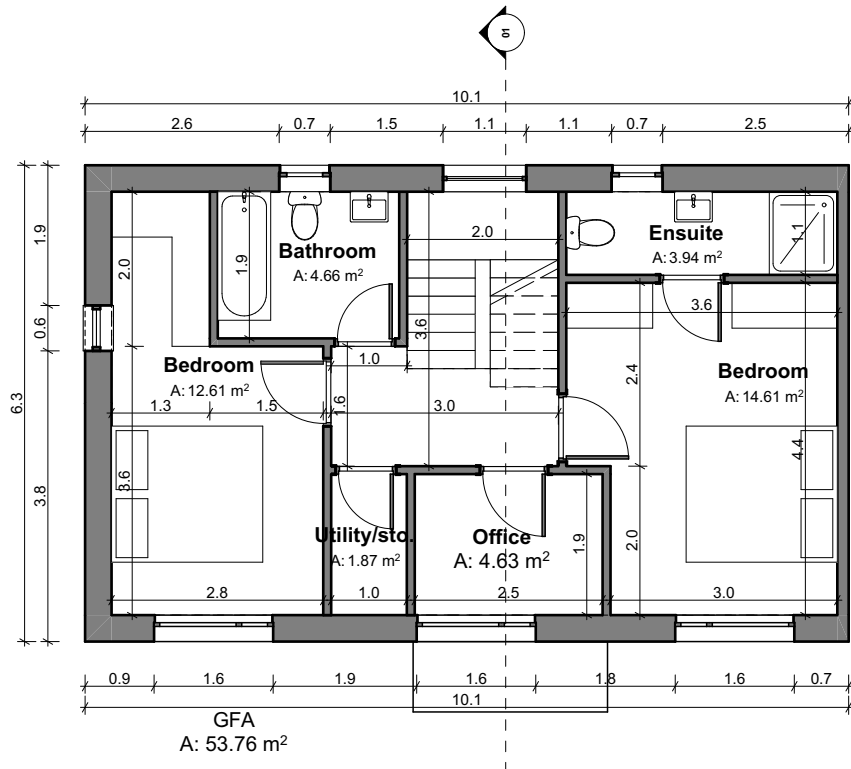
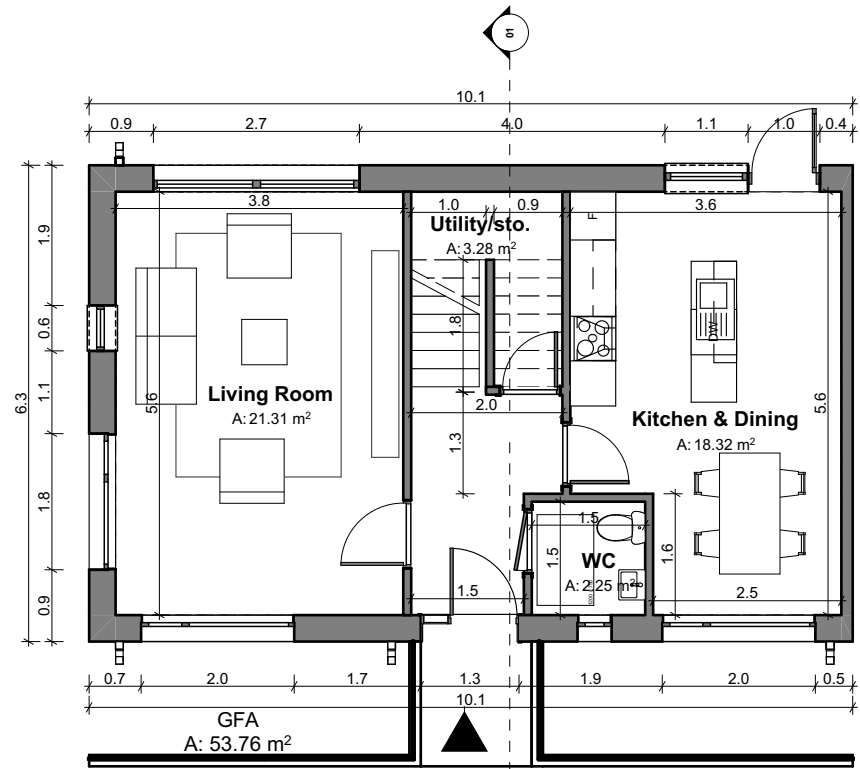
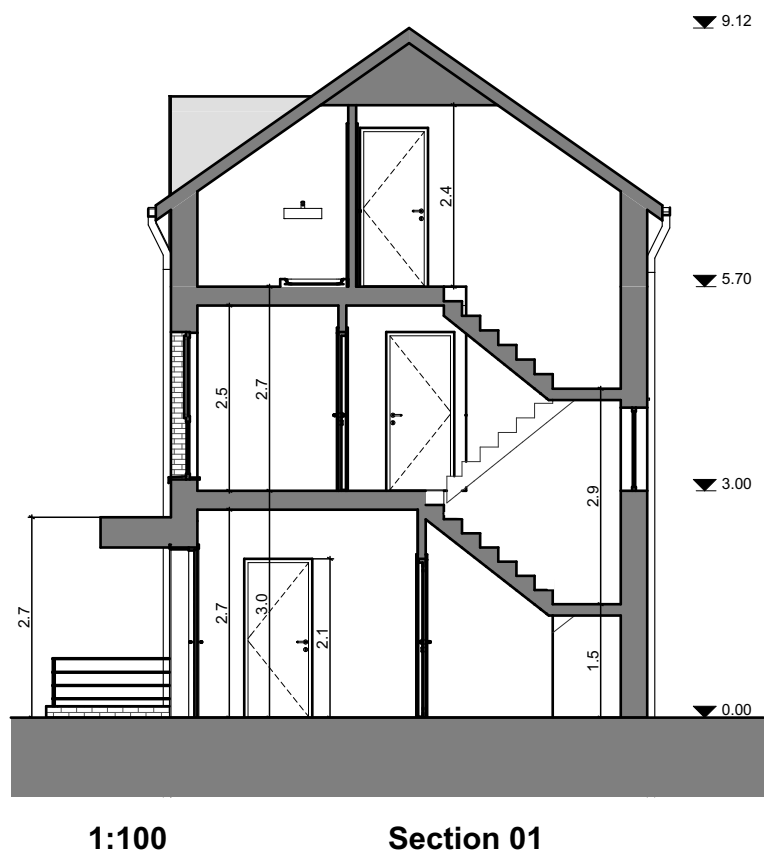
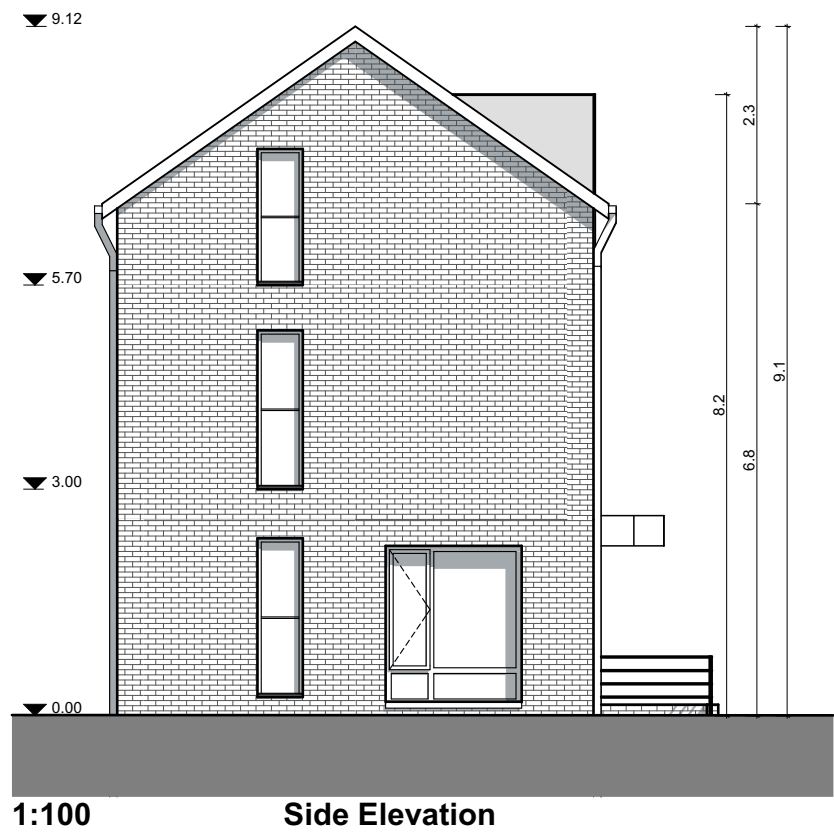
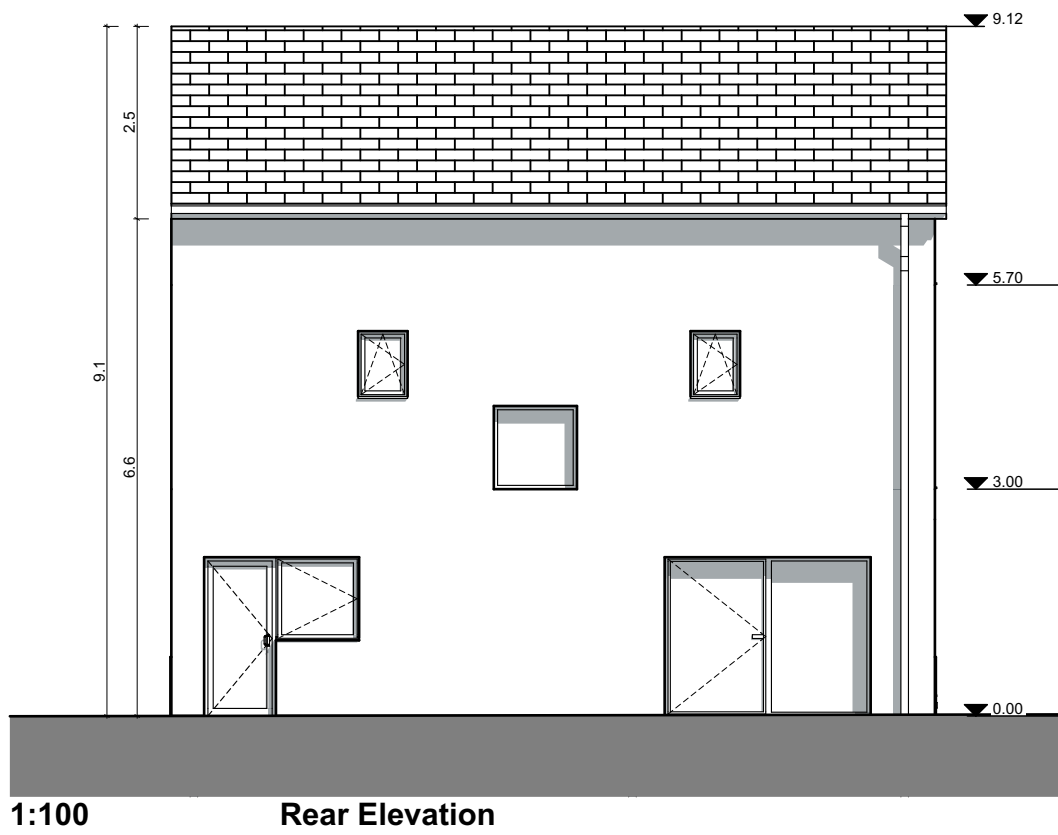
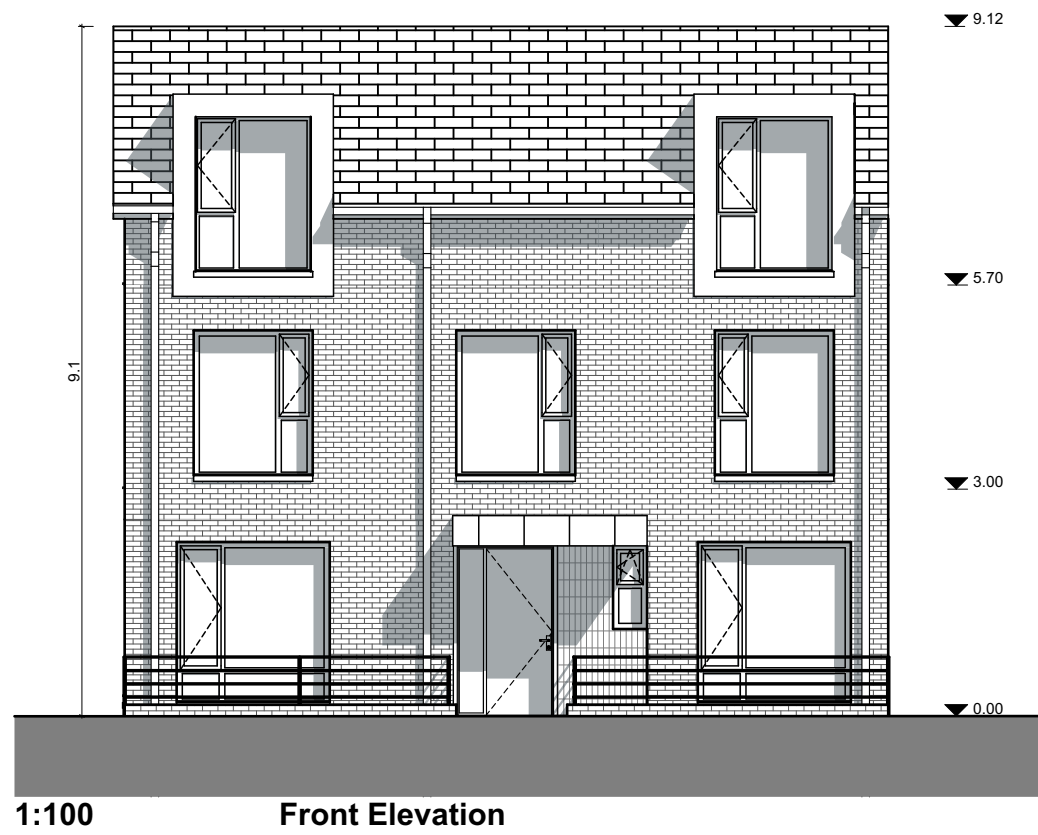


Housetype A-1C 4 BED SEMI DETACHED THREE STOREY TYPE  
Notes ( 147.74 sqm )

Do not scale from this drawing.  
Use figured dimensions only.  
All errors and omissions to be reported to the Architect.  
This drawing is to be read in conjunction with relevant consultant's drawings.  
All dimensions are in millimetres and all levels are in meters to match Datums unless otherwise noted.

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|                    |                                                                                                                                                                                                          |
|--------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| NOTES ON FINISHES: |                                                                                                                                                                                                          |
| ROOF:              | TO BE FINISHED IN SLATE OR CONCRETE ROOF<br>TILES IN SELECTED COLOUR OR SIMILAR APPROVED                                                                                                                 |
| WALLS:             | SELECTED CLAY BRICKWORK WHERE INDICATED<br>OTHERWISE SELECTED SELF-COLOURED RENDER                                                                                                                       |
| JOINERY:           | ALL WINDOWS AND DOORS, FRAMES AND LEAFS TO BE<br>ALUMINIUM POWDER COATED TO APPROVED COLOUR<br>OR UPVC OR PAINTED TIMBER TO APPROVED COLOUR.<br>OBSCURE GLAZING WHERE INDICATED TO SENSITIVE<br>WINDOWS. |
| RAINWATER GOODS:   | GUTTERS, DOWNPIPES AND FIXINGS TO BE uPVC OR<br>ALUMINIUM POWDER COATED TO SELECTED COLOUR<br>TO MATCH ROOF SLATES.                                                                                      |



| House Type A1C - Gross Internal Area |                       |                       |
|--------------------------------------|-----------------------|-----------------------|
| Area Type                            | Proposed Area         | DoHPCLG Area Min.     |
| Ground Floor                         | 53.76 m <sup>2</sup>  |                       |
| First Floor                          | 53.76 m <sup>2</sup>  |                       |
| Second Floor                         | 40.22 m <sup>2</sup>  |                       |
| Grand Total                          | 147.74 m <sup>2</sup> | 120.00 m <sup>2</sup> |

| House Type A1C - Space Provision & Room Sizes |                      |                      |
|-----------------------------------------------|----------------------|----------------------|
| Area Type                                     | Proposed Area        | DoHPCLG Area Min.    |
| Aggregate Bedroom Area                        | 57.17 m <sup>2</sup> | 43.00 m <sup>2</sup> |
| Aggregate Living Area                         | 39.63 m <sup>2</sup> | 40.00 m <sup>2</sup> |
| Main Living Area                              | 21.31 m <sup>2</sup> | 15.00 m <sup>2</sup> |

| House Type A1C - Storage Provision |                     |                     |
|------------------------------------|---------------------|---------------------|
| Area Type                          | Proposed Area       | DoHPCLG Area Min.   |
| Storage                            | 5.42 m <sup>2</sup> | 6.00 m <sup>2</sup> |



KEY PLAN

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Planning Drawings

DAVEY + SMITH  
ARCHITECTS

|                                                                                                                                                                         |                  |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------|
| DAVEY + SMITH ARCHITECTS Unit 13, THE SEAPORT BUILDING, 44-45 CLONTARF ROAD, CLONTARF, DUBLIN 3   PH: 01 2476738   EMAIL: info@daveysmith.com   WEB: www.daveysmith.com |                  |
| Layout ID: D2314-HT-A1C-01                                                                                                                                              | Scale: 1:100     |
| Project: Boherboy LRD                                                                                                                                                   | Job No: 2314     |
| Drawing Name: Type A1C - Plans, Sections & Elevations                                                                                                                   | Series:          |
|                                                                                                                                                                         | Date: 05/12/2025 |
|                                                                                                                                                                         | Status:          |
|                                                                                                                                                                         | Revision:        |

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