

Housetype B-1(h) 3 BED TERRACE TWO STOREY TYPE
Notes (118.40 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.

This drawing is for planning purposes only and not for construction.
This drawing or design may not be reproduced without permission.

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



KEY PLAN

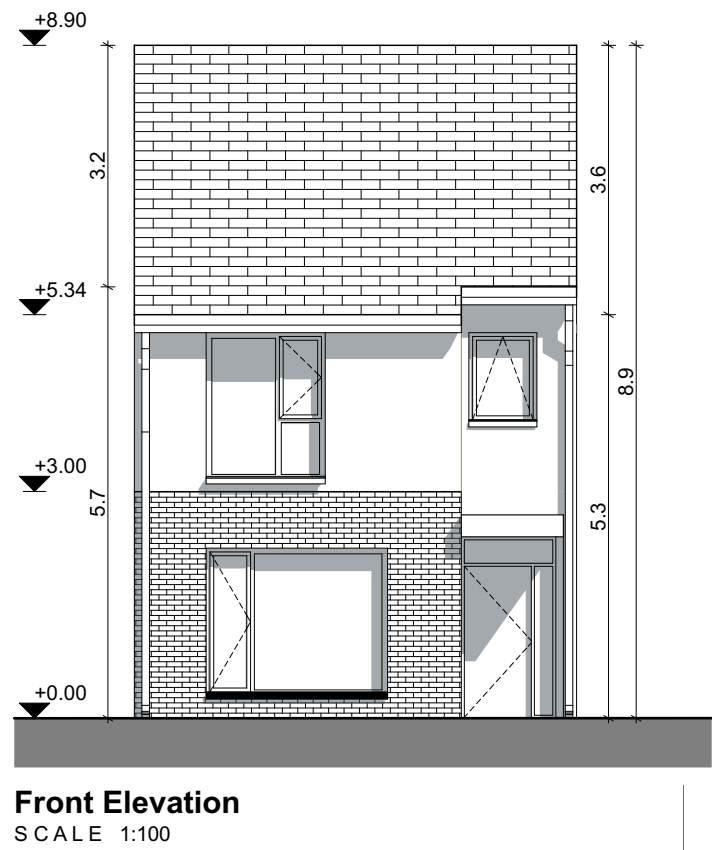
RIAI

Planning Drawings

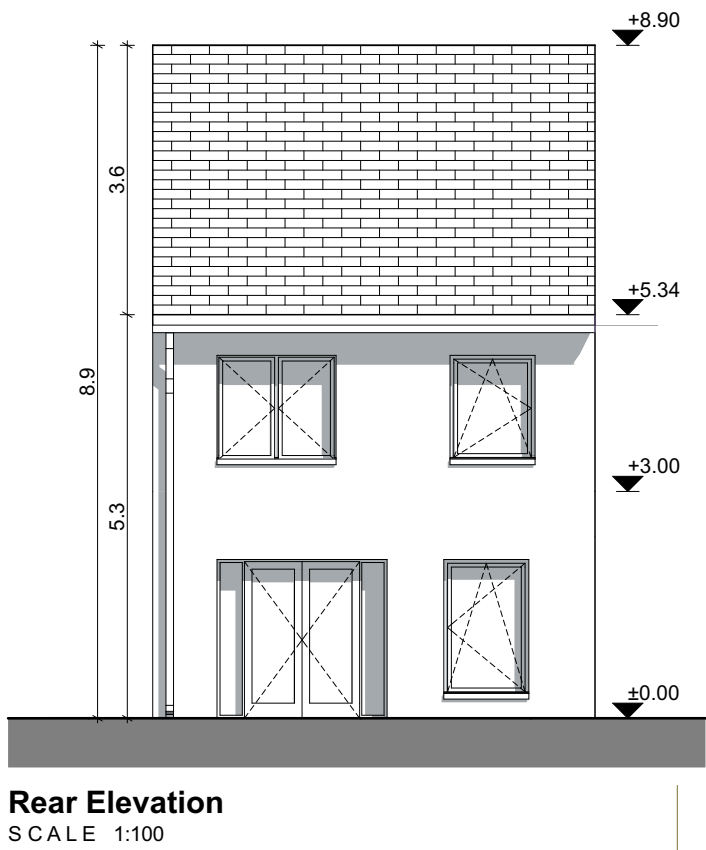
DAVEY + SMITH
ARCHITECTS

DAVEY + SMITH ARCHITECTS Unit 13, THE SEAPORT BUILDING, 44-45 CLONTARF ROAD, CLONTARF, DUBLIN 3 PH: 01 2476338 EMAIL: info@davey-smith.com WEB: www.davey-smith.com			
Layout ID: D2314-HT-B1(h)-01		Scale:	1:100
Project: Boherboy LRD		Job No:	#P14
Drawing Name: Type B1(h) - Plans, Sections & Elevations		Series:	
		Date:	05/12/2025
		Status:	
		Revision:	

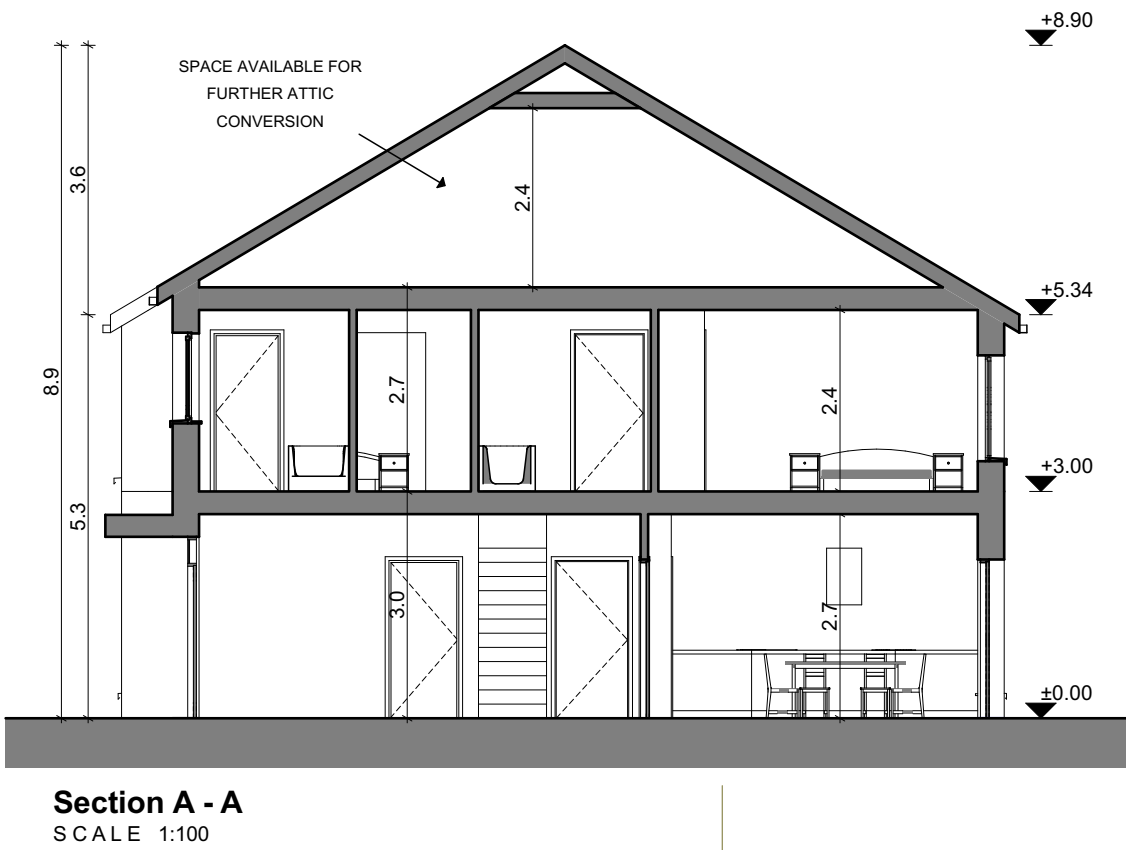
THIS DRAWING TO BE READ IN CONJUNCTION WITH RELEVANT CONSULTANTS DRAWINGS - NOTIFY ARCHITECTS OF ANY DISCREPANCIES - CHECK DIMENSIONS ON-SITE - USE FIGURE DIMENSIONS ONLY - COPYRIGHT RESERVED FOR DAVEY + SMITH ARCHITECTS LTD.



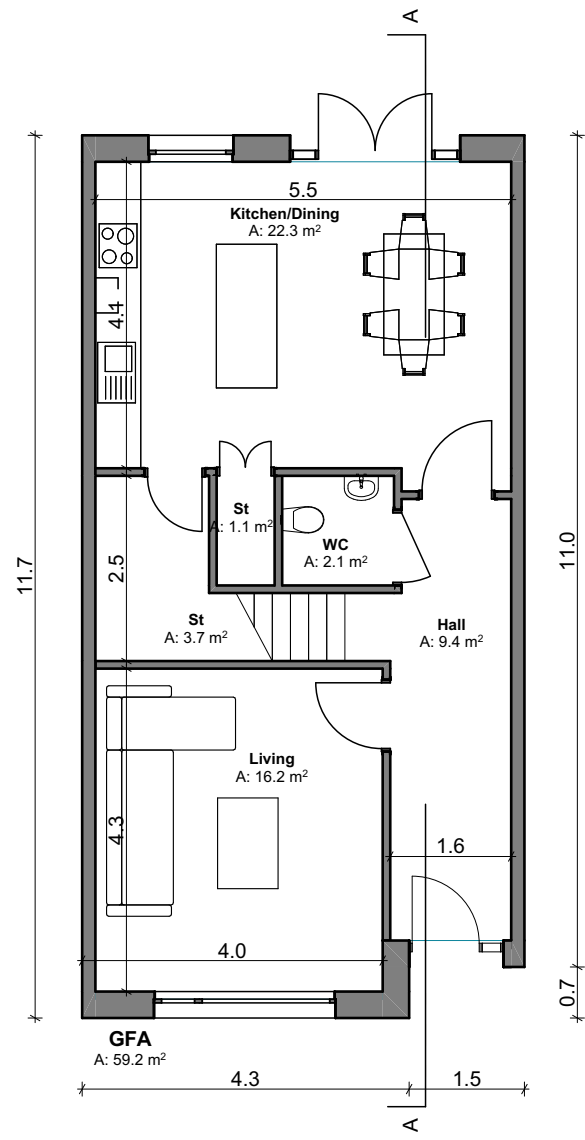
Front Elevation
SCALE 1:100



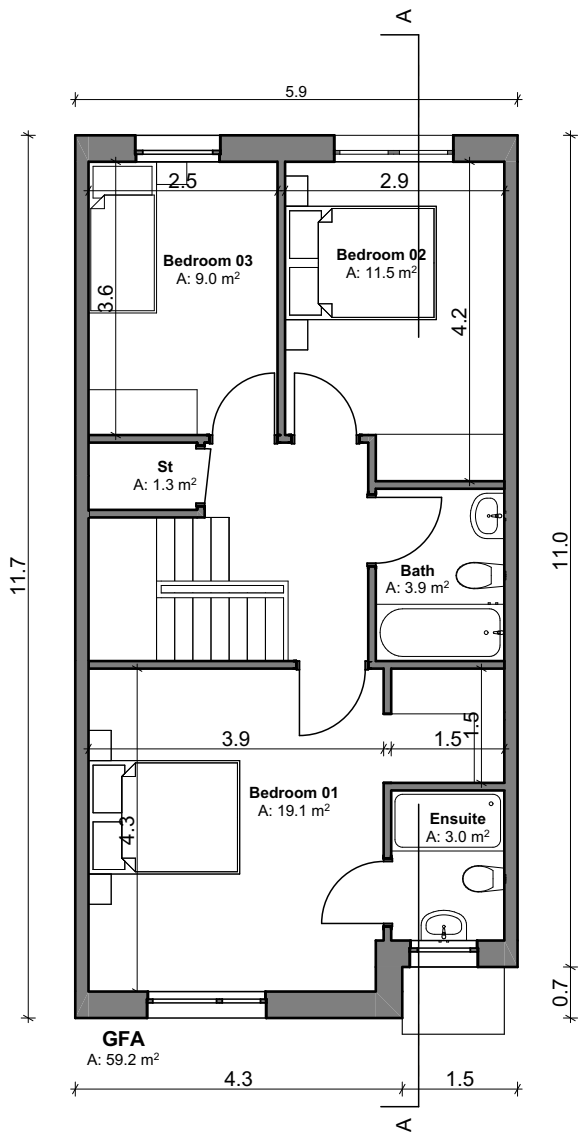
Rear Elevation
SCALE 1:100



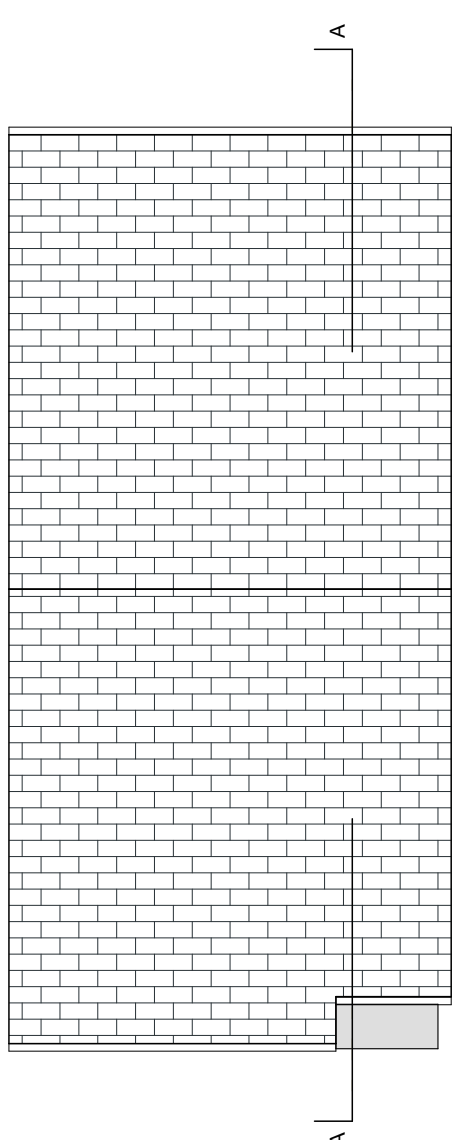
Section A - A
SCALE 1:100



Ground Floor
SCALE 1:100



First Floor
SCALE 1:100



Roof Plan
SCALE 1:100

House Type B1(h) - Gross Internal Area		
Area Type	Proposed Area	DoHPCLG Area Min.
Ground Floor	59.20 m ²	
First Floor	59.20 m ²	
Grand Total	118.40 m ²	92 m ²

House Type B1(h) - Space Provision & Room Sizes		
Area Type	Proposed Area	DoHPCLG Area Min.
Aggregate Bedroom Area	39.60 m ²	32 m ²
Aggregate Living Area	38.50 m ²	34 m ²
Main Living Area	16.20 m ²	13 m ²

House Type B1(h) - Storage Provision		
Area Type	Proposed Area	DoHPCLG Area Min.
Storage	6.10 m ²	5 m ²