

Housetype D-1C 3 BED Semi-Detached Split Level Low Access  
( 120.10 sqm )

Notes

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.  
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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

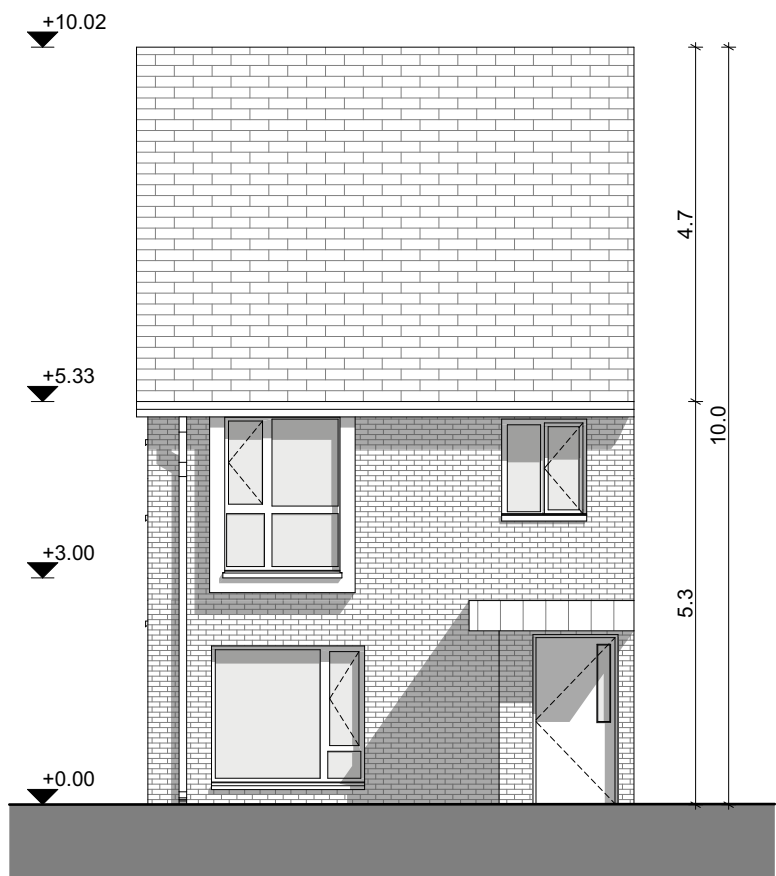
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Planning Drawings

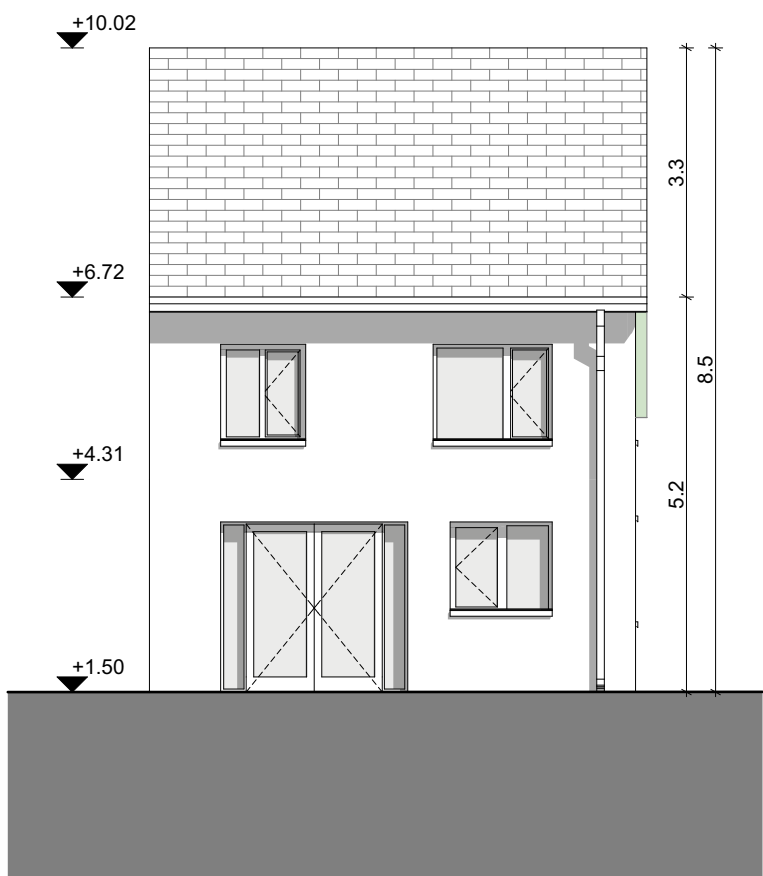
DAVEY + SMITH  
ARCHITECTS

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-D1C-01	Scale:	1:100
Job No:		Series:	#P1
Project:	Boherboy LRD	Date:	05/12/2025
Drawing Name:	Type D1C - Plans, Sections & Elevations	Status:	

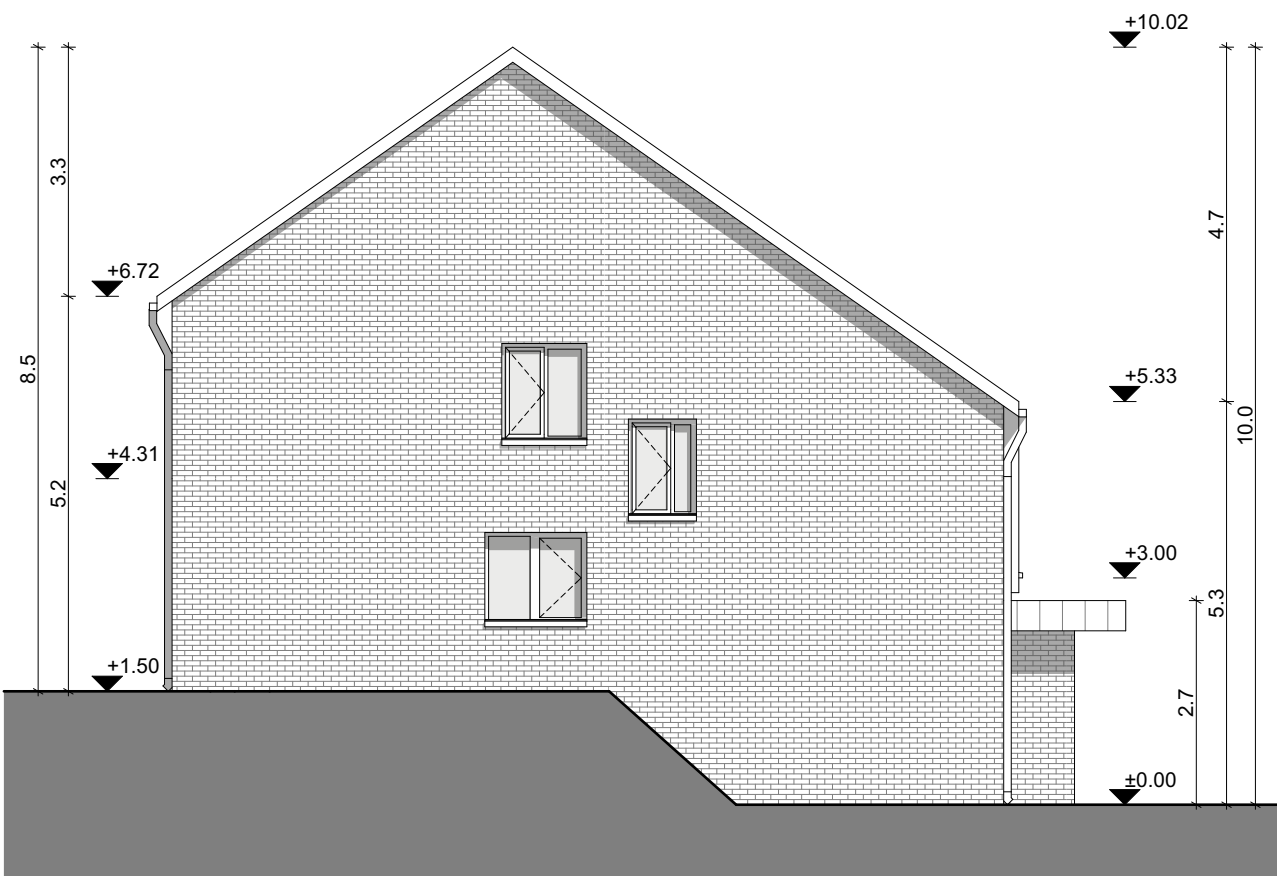
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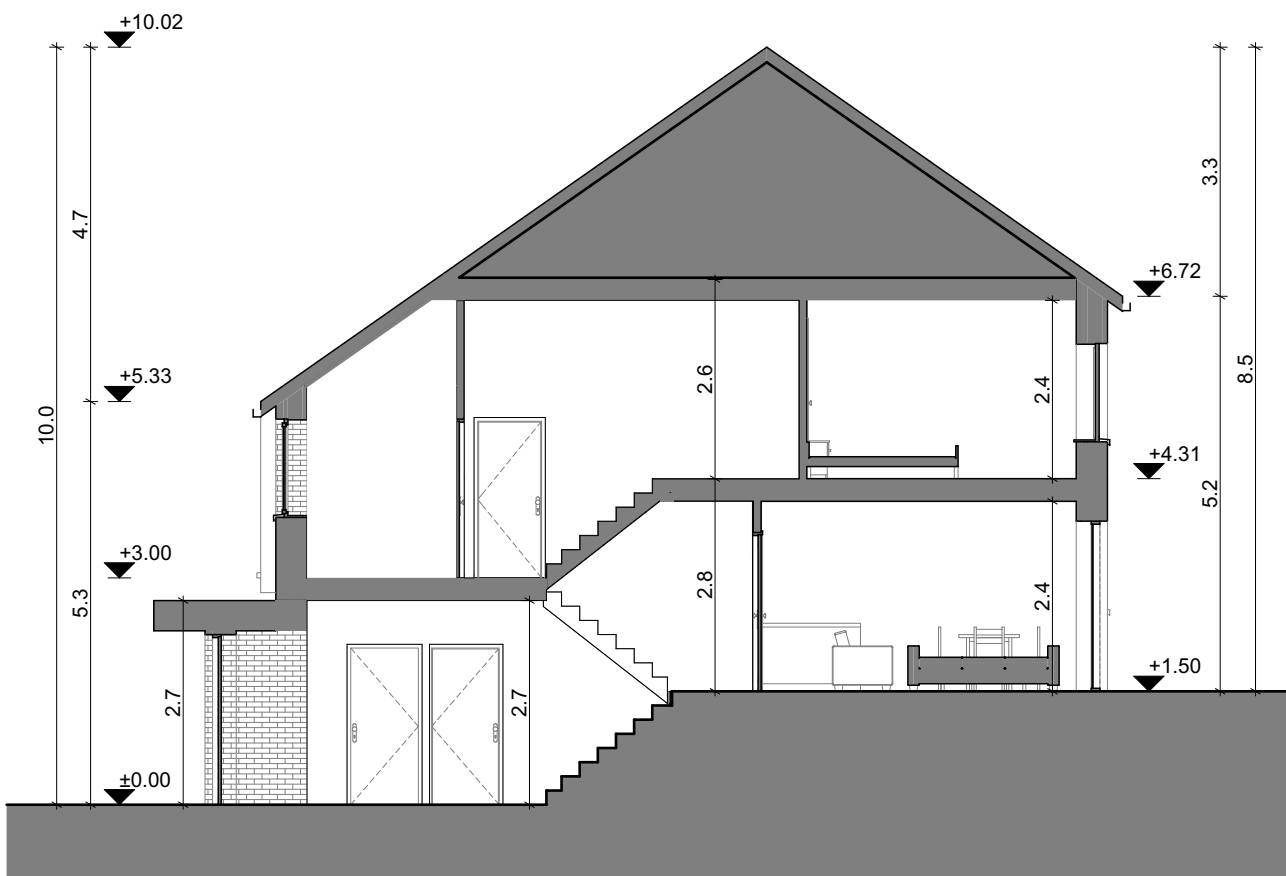
Front Elevation  
SCALE 1:100



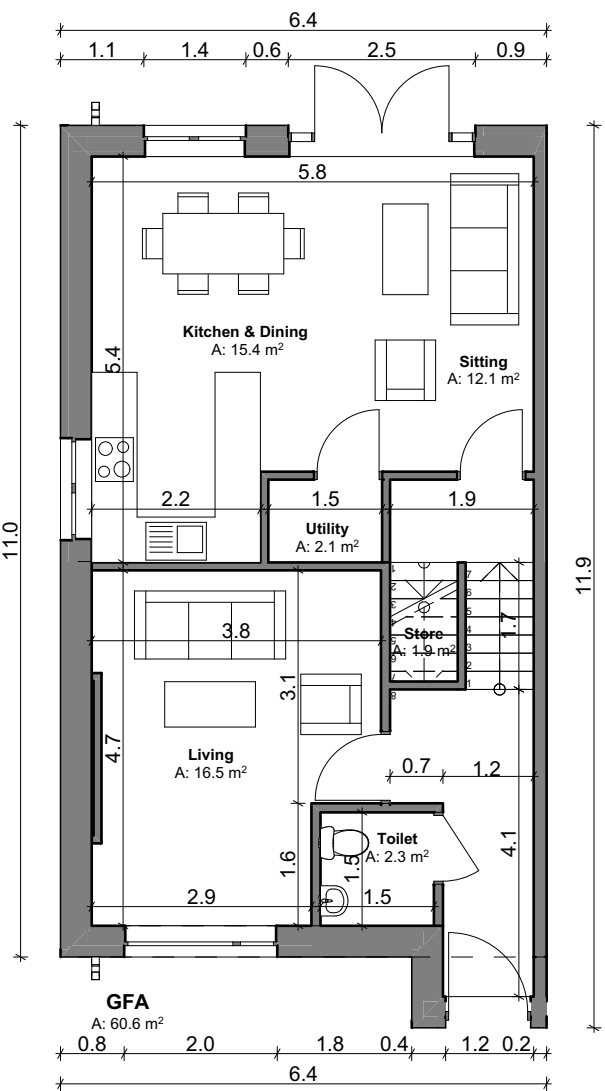
Rear Elevation  
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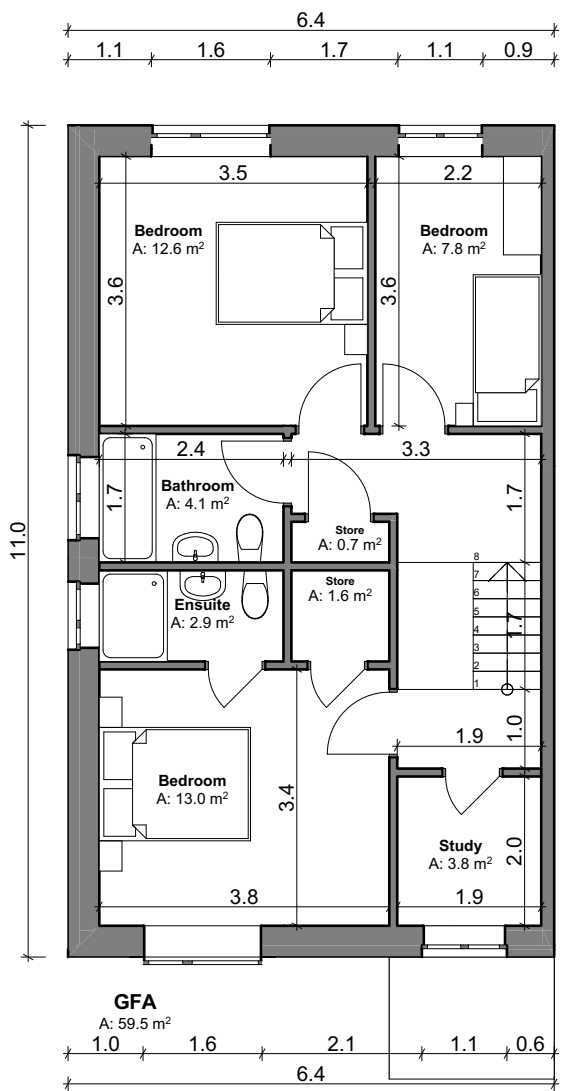
First Floor  
SCALE 1:100



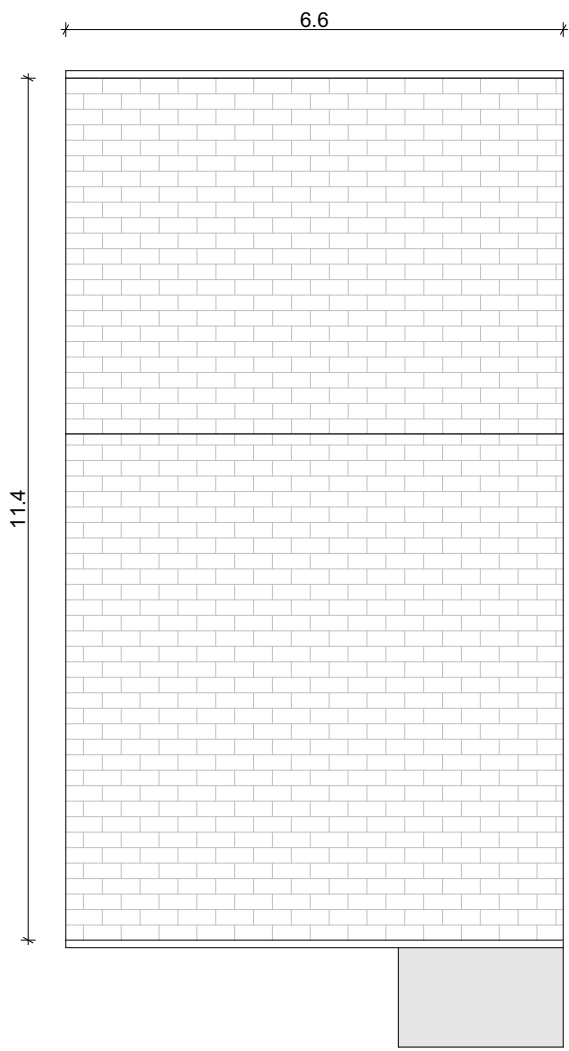
Building Section  
SCALE 1:100



Ground Floor  
SCALE 1:100



First Floor  
SCALE 1:100



Roof Plan  
SCALE 1:100

House Type D1C - Gross Internal Area		
Area Type	Proposed Area	DoHPCLG Area Min.
Ground Floor	60.60 m <sup>2</sup>	
First Floor	59.50 m <sup>2</sup>	
Grand Total	120.10 m <sup>2</sup>	92 m <sup>2</sup>

House Type D1C - Space Provision & Room Sizes		
Area Type	Proposed Area	DoHPCLG Area Min.
Aggregate Bedroom Area	33.40 m <sup>2</sup>	32 m <sup>2</sup>
Aggregate Living Area	44.00 m <sup>2</sup>	34 m <sup>2</sup>
Main Living Area	16.50 m <sup>2</sup>	13 m <sup>2</sup>

House Type D1C - Storage Provision		
Area Type	Proposed Area	DoHPCLG Area Min.
Storage	6.30 m <sup>2</sup>	5 m <sup>2</sup>