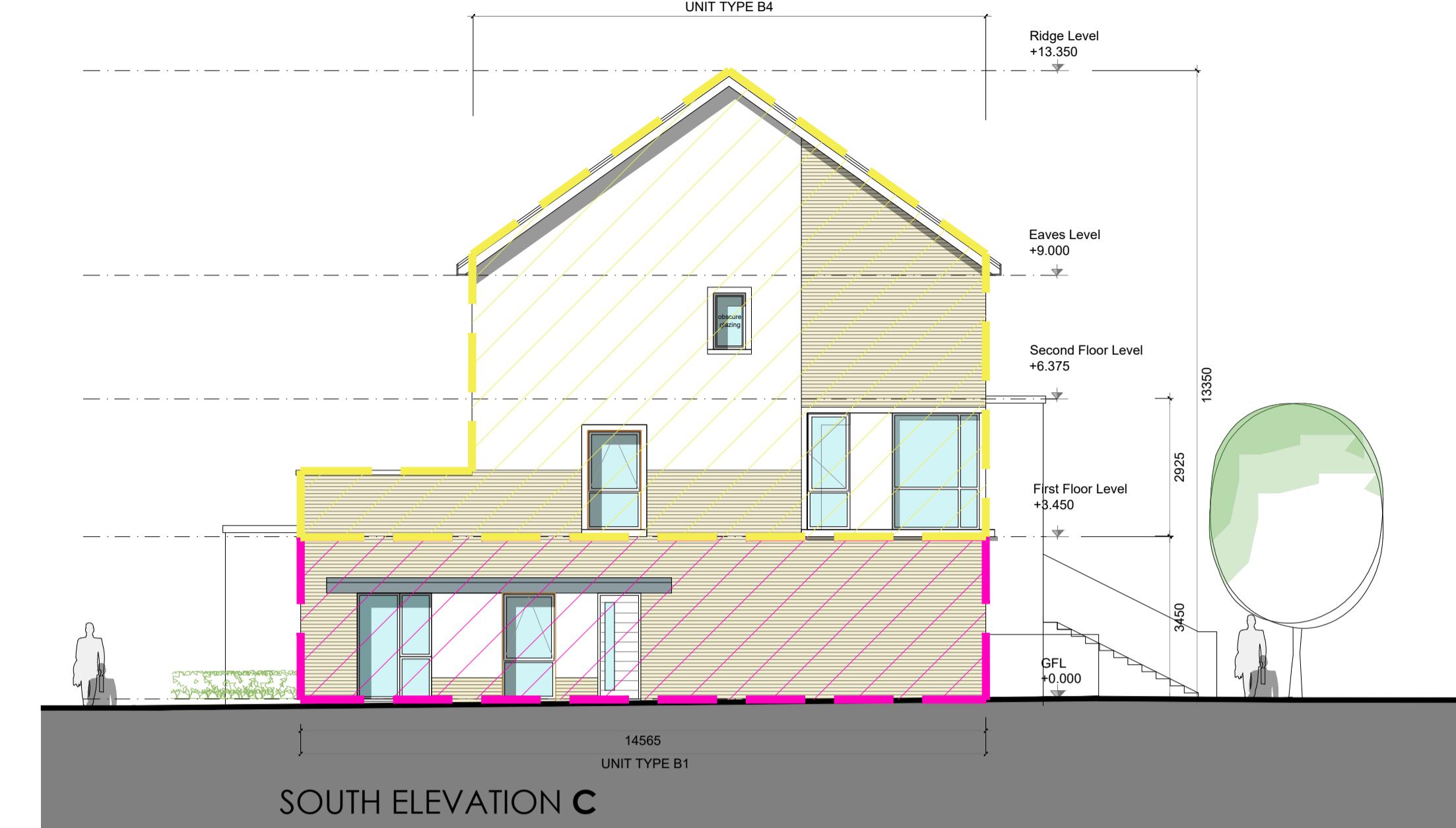
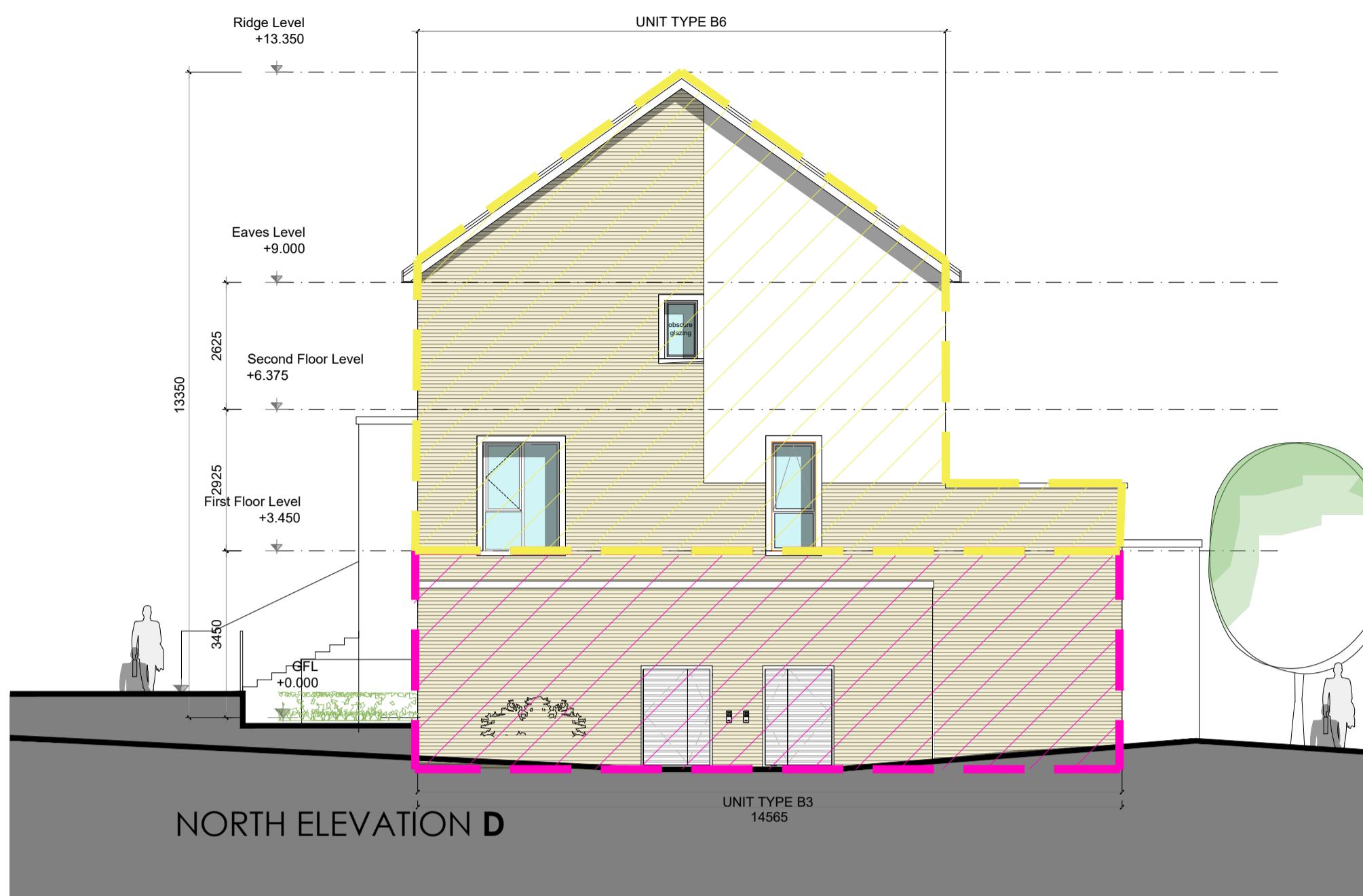


# DUPLEX BLOCK B.3 - (2/3 BED) - 2 BED APT. & 3 BED DUPLEX



## GENERAL NOTES

DO NOT SCALE FROM DRAWINGS. WORK TO FIGURED DIMENSIONS ONLY. ARCHITECT TO BE NOTIFIED OF ANY DISCREPANCIES.

THIS DRAWING TO BE READ IN CONJUNCTION WITH ALL ARCHITECT'S DRAWINGS, SPECIFICATIONS, CONSULTANTS DESIGN TEAM DRAWINGS AND SPECIFICATIONS.

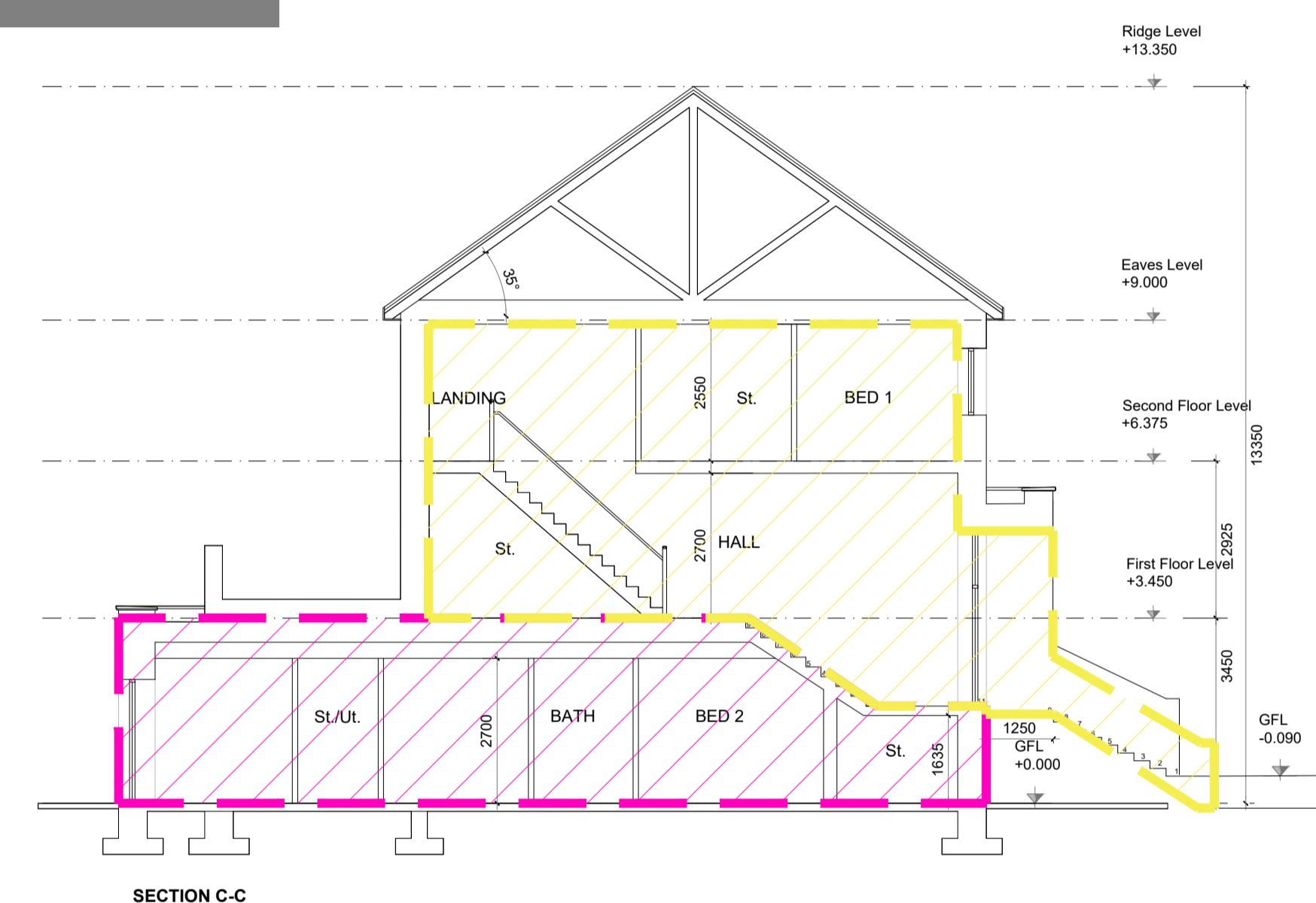
## NOTES ON FINISHES:

ROOF : TO BE FINISHED IN CONCRETE ROOF TILES IN SELECTED COLOUR.

WALLS : SELECTED CLAY BRICKWORK WHERE INDICATED OTHERWISE PAINTED SAND / CEMENT RENDER OR SELF COLOURED RENDER. EXPRESSED BANDS AROUND EXTERNAL OPENINGS/EXPOSED BRICKS OVER EXTERNAL OPENES WHERE INDICATED TO BE RENDER.

JOINERY : ALL WINDOWS AND DOORS, FRAMES AND LEAVES, TO BE UPVC. OBFSCURE GLAZING WHERE INDICATED TO SENSITIVE WINDOWS.

RAINWATER GOODS : GUTTERS, DOWNPPIPES, AND FIXINGS TO BE UPVC OR TO SELECTED COLOUR TO MATCH ROOF COLOUR.



## PART V PROVISION (Social & Affordable)

### 1 BED

Location of proposed Part V units (Social & Affordable)  
6 no. 1-Bed ground floor Duplex block D

### 2 BED

Location of proposed Part V units (Social & Affordable)  
18 no. 2-Bed ground floor apartments  
Duplex Blocks B.1, B.2, B.3 & D

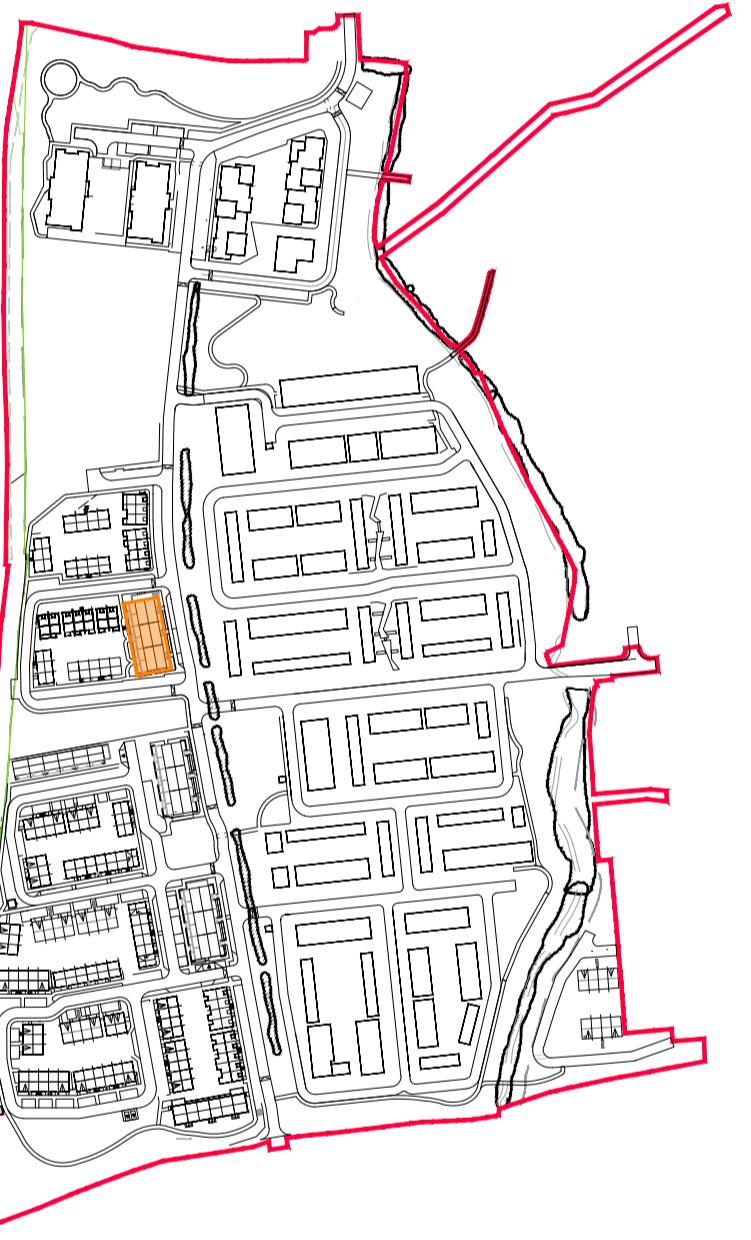
### 3 BED

Location of proposed Part V units (Social & Affordable)  
3 no. 3-Bed House type A.1  
24 no. 3-Bed upper floors  
Duplex Blocks B.1, B.2, B.3 & D

### 4 BED

Location of proposed Part V units (Social & Affordable)  
1 no. 4-Bed House type Ga

## KEY PLAN



REV	DATE	DESCRIPTION	ISSUED BY

## LRD APPLICATION - STAGE 3

CLIENT: EVARA

PROJECT TITLE: PROPOSED RESIDENTIAL DEVELOPMENT @ BOHERBOY

DRAWING TITLE: DUPLEX BLK. B.3 PART V SHEET 8

DRN BY: CHK BY: SCALE: DATE: REVISION: JOB NO:

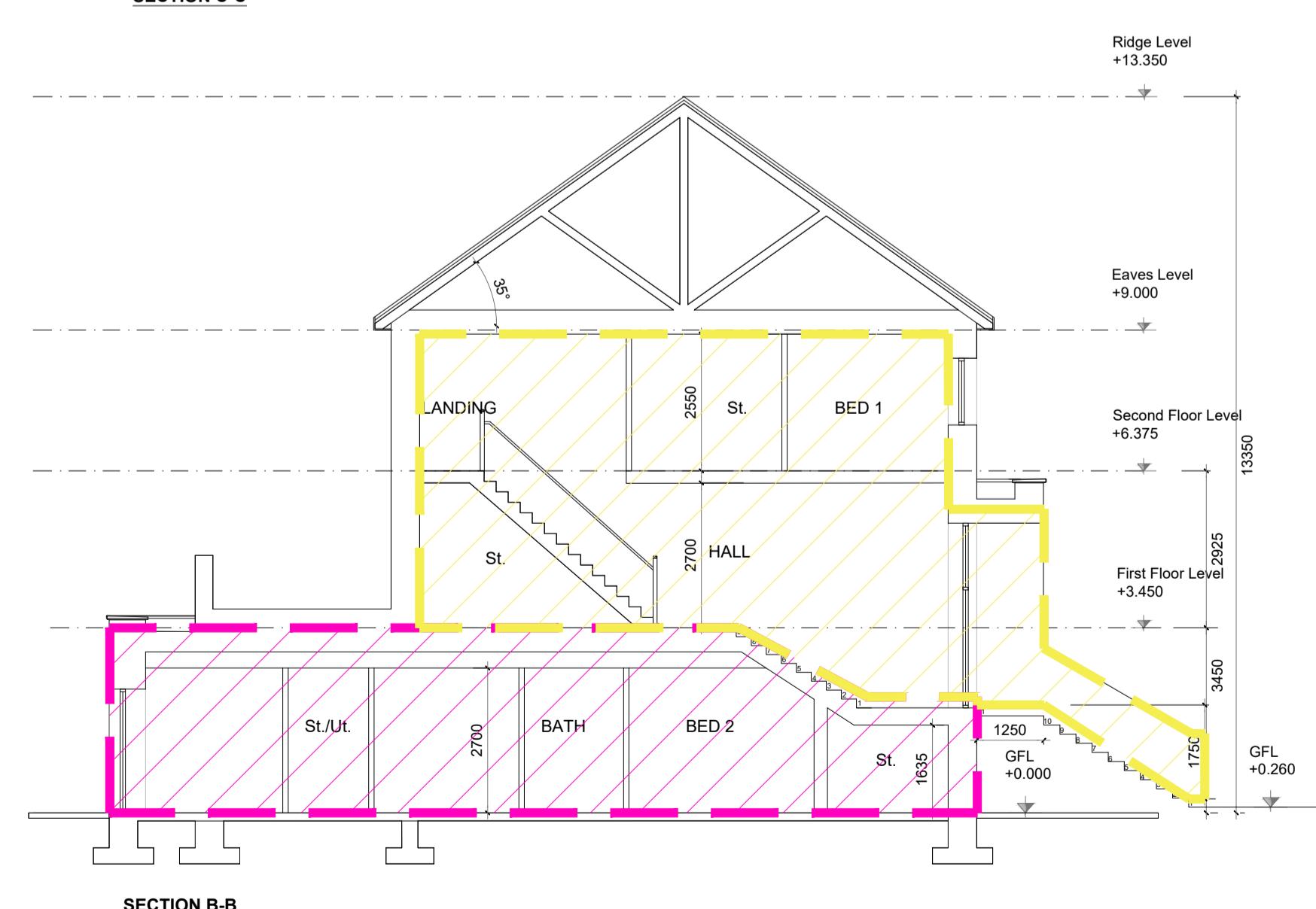
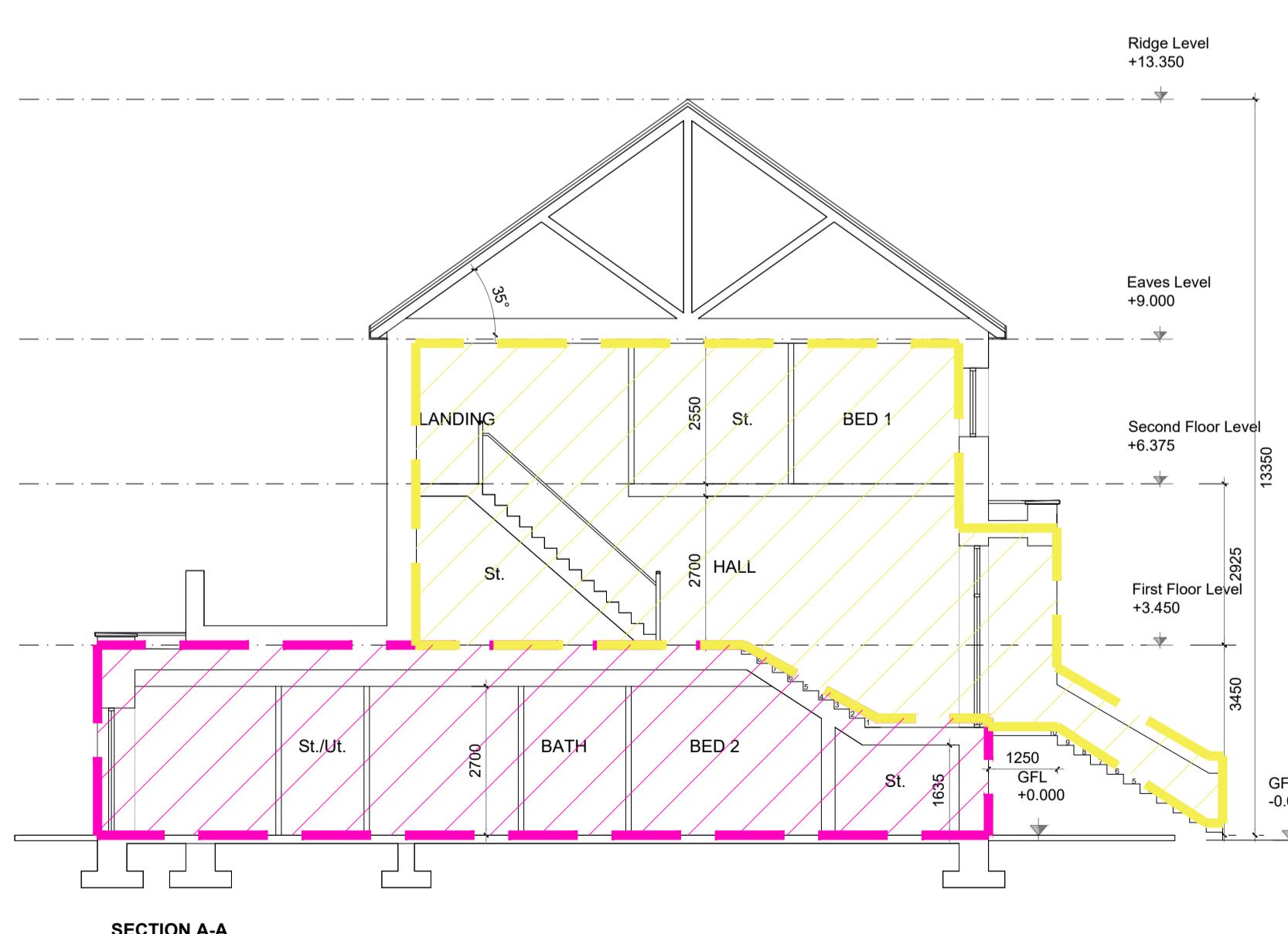
MH LC 1:100 @ A1 Nov'25 -- 20002.3

DRAWING NUMBER: BHBY-MRM-AR-ZZ-DR-P4-HA-CA3-0057 STATUS CODE: P

**M'CORM**  
ARCHITECTURE AND URBAN DESIGN

No.1 Grantham Street, Dublin 8  
D08 A49Y Tel: +353 (0)1 478 8700  
Block 6, Central Business Park  
Tullamore, County Offaly, R35 F68  
Tel: +353 (0)51 932 3887  
E: arch@mccorm.com W: mccorm.com

Figured dimensions only to be used. This drawing is copyright of M'CORM Ltd. All information is shared as per approved use in accordance with I.S. EN ISO 19650-2: 2018. If 'Status Code' above is empty, this information has been shared as Status Code 50 - Work in Progress (WIP) / Draft.



**B1** APARTMENT B1(1) APARTMENT  
1 STOREY 86.1 SQM  
2 BED

**B2** APARTMENT B2(2,3,4,5) APARTMENT  
1 STOREY 86.1 SQM  
2 BED

**B3** APARTMENT B3(6) APARTMENT  
1 STOREY 83.7 SQM  
2 BED

**B4** DUPLEX B4(7) DUPLEX  
2 STOREY 122.2 SQM  
3 BED

**B5** DUPLEX B5(8,9,10,11) DUPLEX  
2 STOREY 122.2 SQM  
3 BED

**B6** DUPLEX B6(12) DUPLEX  
2 STOREY 122.2 SQM  
3 BED