

1 Block 18 - Ground Floor Plan
1:100

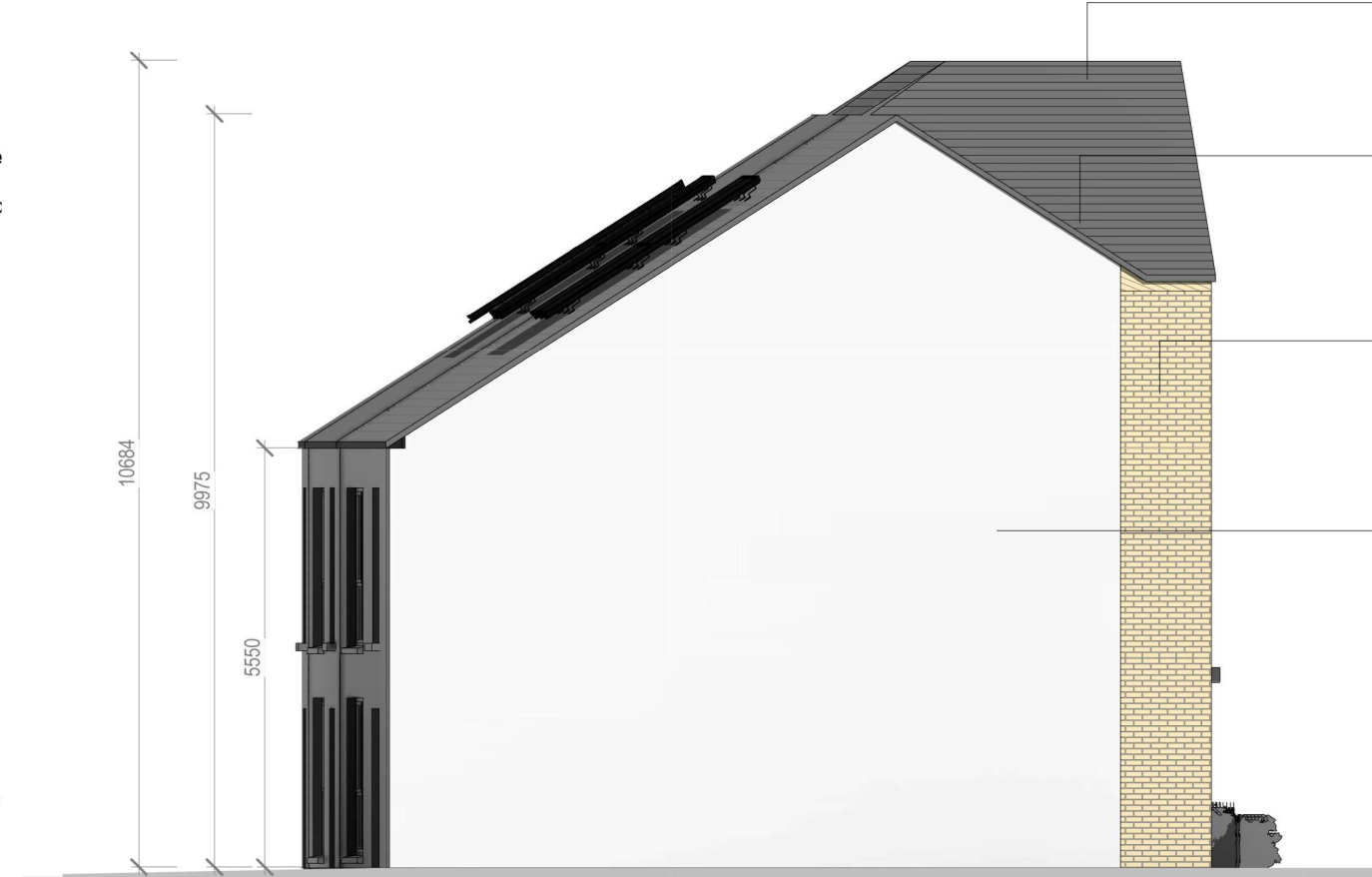
2 Block 18 - First Floor Plan
1:100

3 Block 18 - Second Floor Plan
1:100



- Blue/Black Flat Concrete Tile / or Similar Approved
- Alumasc or Equal or Approved Hidden Soffit/Fascia & Rainwater Goods, Colour to be approved
- uPVC Double Glazed Window to be Approved Design. Refer to Spec for U-Value etc.
- Selected Stacked Solider Course Brick Finish to Outer Leaf Brick Type and Colour To Be Approved By The Architects
- Straight Edged Coated Aluminium Gull to Match Window RAL Colour
- Entrance Aluminium Coated Canopy to Match Window RAL Colour
- Selected Brick Finish to Outer Leaf Brick Type and Colour To Be Approved By The Architects

5 Block 18 - Front Elevation
1:100



- Blue/Black Flat Concrete Tile / or Similar Approved
- Alumasc or Equal or Approved Hidden Soffit/Fascia & Rainwater Goods, Colour to be approved
- Selected Brick Finish to Outer Leaf Brick Type and Colour To Be Approved By The Architects
- Selected Render Type and Colour To Be Approved By The Architects
- Entrance Aluminium Coated Canopy to Match Window RAL Colour
- Whispering Wall/ Privacy Screen Type and Colour to be Approved by Architects

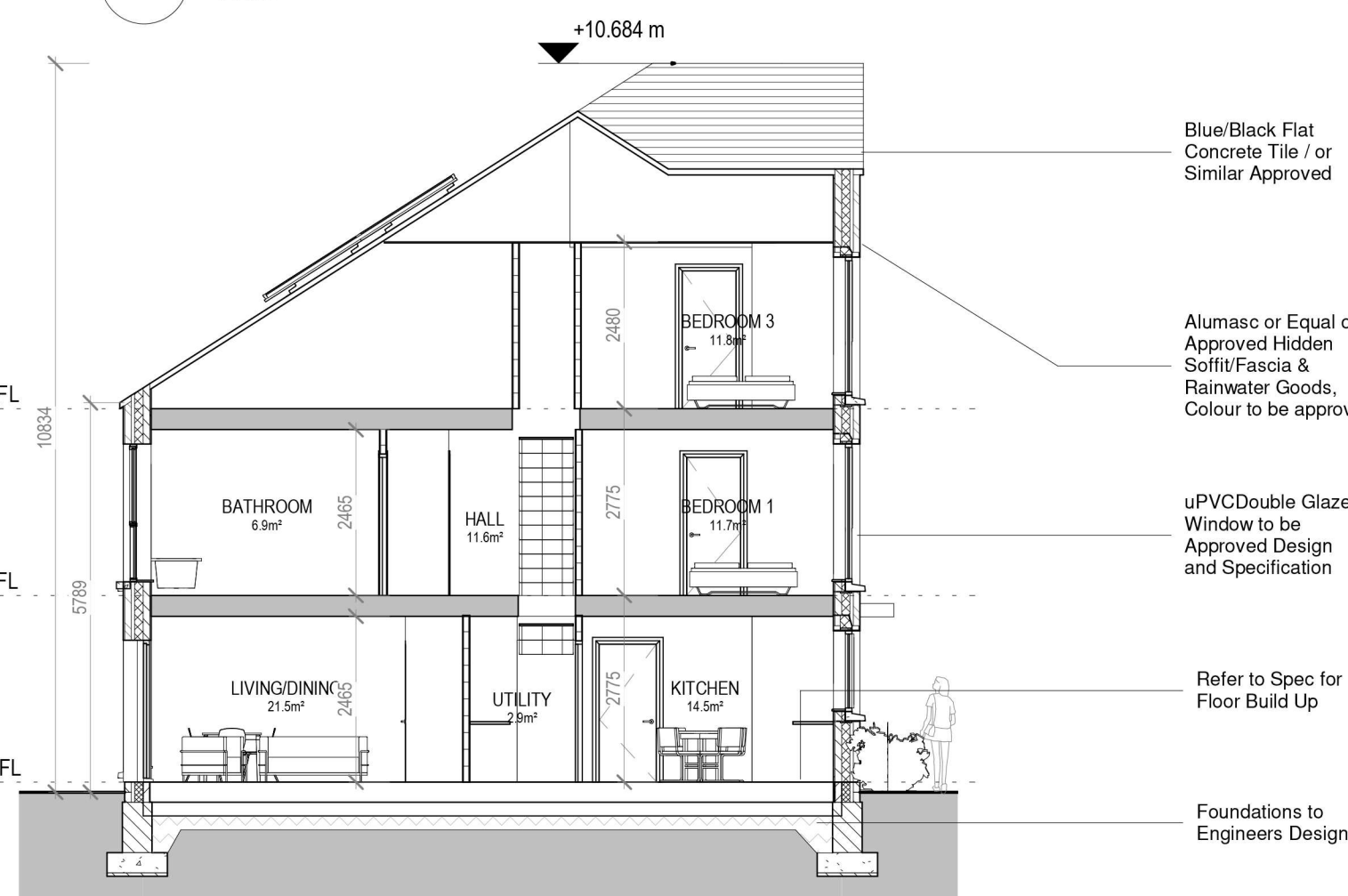
7 Block 18 - Side Elevation 1
1:100

8 Block 18 - Side Elevation 2
1:100



- Blue/Black Flat Concrete Tile / or Similar Approved
- Alumasc or Equal or Approved Hidden Soffit/Fascia & Rainwater Goods, Colour to be approved
- uPVC Double Glazed Window to be Approved Design. Refer to Spec for U-Value etc.
- Selected Render Type and Colour To Be Approved By The Architects
- Straight Edged Coated Aluminium Gull to Match Window RAL Colour
- Selected Brick Finish to Outer Leaf Brick Type and Colour To Be Approved By The Architects

6 Block 18 - Rear Elevation
1:100



- Blue/Black Flat Concrete Tile / or Similar Approved
- Alumasc or Equal or Approved Hidden Soffit/Fascia & Rainwater Goods, Colour to be approved
- uPVC Double Glazed Window to be Approved Design and Specification
- Refer to Spec for Floor Build Up
- Foundations to Engineers Design

9 Section A-A
1:100



NOTE:
Levels shown on architectural block plans relate to local Ground Floor Level and do not relate to Ordnance Datum.
For Finished Ground Floor Levels related to Ordnance Datum see DBFL Engineers drawings numbered: 180002-2000 Roads Layout / 180002-2001 Roads Layout Sheet 1 / 180002-2002 Roads Layout Sheet 2

HOUSE TYPE B4.11, B4.12 & B4.13
3 BEDROOM / 6 PERSON (3 STOREY)
FLOOR AREA 126 M2

	Dwelling Type	Gross Floor Area	Minimum Main Living room	Aggregate living area	Aggregate bedroom area of	Storage
Target	3 Bed 6P house (3 Storey)	110	15	37	36	6
Proposed - B4.11	3 Bed 6P house (3 Storey)	126	20	38	36	6.5
Proposed - B4.12	3 Bed 6P house (3 Storey)	126	20	41	36	6.5
Proposed - B4.13	3 Bed 6P house (3 Storey)	126	20	38	36	6.5

PLEASE NOTE:
Minimum unobstructed living room width 3.8m.
Main bedroom area 13m2, Double room 11.4m2 (2.8m minimum width), Single 7.1m2 (2.1m minimum width)



10 3D View 1

REV. NR.	ISSUED BY	REV. DESCRIPTION	REV. DATE

CRP NOTE:
ALL WORKS TO BE CARRIED OUT USING PROPER MATERIALS WHICH ARE FIT FOR THE USE THEY ARE INTENDED AND FOR THE CONDITIONS IN WHICH THEY ARE TO BE USED. ALL MATERIALS USED IN CONNECTION WITH THE WORKS TO COMPLY WITH THE CONSTRUCTION PRODUCTS REGULATION (EU) NO. 305/2011 AND THE HARMONISED TECHNICAL SPECIFICATIONS/STANDARDS THAT FALL WITHIN THE SCOPE OF THE CRP NO. 305/2011.



DRAWING TITLE
BLOCK 17 - UNITS - B4.11 / B4.12 / B4.13 PLANS, ELEVATION & SECTION

SCALE	DRAWING NUMBER	JOB
AS INDICATED	1757-PA-BL18-100	CLONMINTH TULLAMORE
REVISION	MODEL STATUS	CLIENT
A1		STEINFORT INVESTMENT
DESIGNED BY	DATE	
SD		OCTOBER 2021

NOTE:
FOUNDED DIMENSIONS MUST BE USED IN PREFERENCE TO DIMENSIONED DIMENSIONS. ANY DIMENSIONED DIMENSIONS MUST BE REPORTED TO THE ARCHITECT IMMEDIATELY. THE DRAWING REMAINS THE COPYRIGHT OF VAN DIJK ARCHITECTS. IT MUST NOT BE USED FOR ANY PURPOSES BEYOND THAT OF THE EXPRESS PERMISSION OF THE ARCHITECT. THESE DRAWINGS DO NOT CONSTITUTE A CONTRACT. THESE DRAWINGS OR ANY ADDITIONAL INFORMATION WITHOUT THE EXPRESSED APPROVAL OF vanDijk Architects