

LOCATION OF SITE
NOTICE NO. 2

LOCATION OF SITE
NOTICE NO. 5

LOCATION OF SITE
NOTICE NO. 4

LOCATION OF SITE
NOTICE NO. 1

LOCATION OF SITE
NOTICE NO. 3



Key & Legend

Site Boundary Outlined in Red

Land in Applicants Ownership Outlined in Blue

Clonminch
Tullamore
Co. Offaly

OSI Map Sheets 5368-D / 5369-C

OSI Licence Number AR0033320

01
001

Site Location Map 1:2500

CPR Note:
All works to be carried out using proper materials which are fit for the use they are intended and for the condition in which they are to be used.

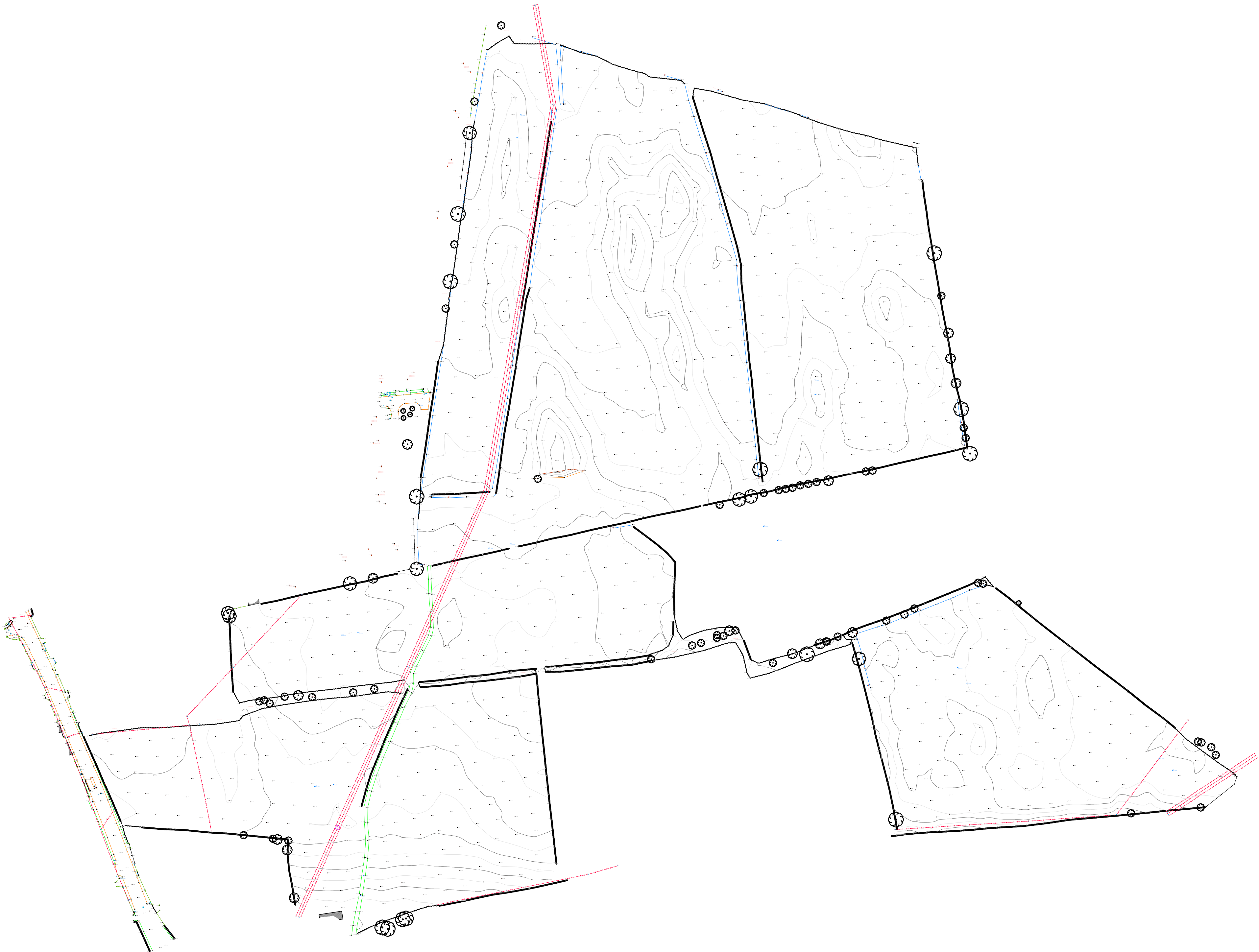
All materials used in connection with the works to comply with the Construction Products Regulation (EU) No. 305/2011 and the harmonised technical specifications that fall within the remit of the CPR No. 305/2011

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Drawn Title			
SITE LOCATION PLAN PROPOSED DEVELOPMENT AT CLONMINCH			
Scale	1:2500	Drawn	1757-PA-001
Sheet	A	Client	CLONMINCH TULLAMORE
Sheet #	20	Client	STEINFORT INVESTMENTS
		Rev	01
		Date	JUNE 2020

Figures provided must be used as reference to scale drawings. All dimensions, measurements must be approved by the relevant authority. The drawings are the property of van Dijk Architects. It may not be used for any other purpose or otherwise without the written permission of van Dijk Architects. To the best of our knowledge, the drawings are correct. However, we do not warrant the accuracy of the drawings. If you are not satisfied, please contact us immediately.

Rev.	By	Date	Description
A	ND	12/09/2019	PLANNING ISSUE



GENERAL NOTES

- Refer to Site Plan drawing No. 1757-PA-003 for finished floor levels
- Refer to Key plan for no. of units & orientation.
- Refer to Engineer's drawings for drainage, etc.

OSI License No : 0033316

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DRAWING TITLE			
TOPOGRAPHICAL SURVEY SHD PLANNING ISSUE			
SCALE	DRAWING NUMBER	JOB	
REVISION	DATE	CLIENT	
A	AI	1757-PA-002	STEINFORT INVESTMENTS FUND
DESIGNED BY	DRAWN BY	DATE	
BMC	ND	12/09/2019	

NOTE:
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Rev.	By	Date	Description
A	ND	12/09/2019	PLANNING ISSUE

Key & Legend

Site Boundary
142,886m² / 14.28 ha

Land in Applicants Ownership
Outlined in Blue

 Public Open Space
16,207M2

16.1% of
Residential land @
100,674M2
(excludes Neighbourhood
centre and pumping station)

Unit Legend

Unit Legend
Semi-detached = 48

Detached = 5

Terrace = 143

Total 349

Denisty - 35 per hectare



Architectural Site Plan (1757-PA-004) to
be read in Conjunction with Landscape
Architects & Civil Engineers Layout.

GENERAL NOTES

- GENERAL NOTES
- Refer to Site Plan drawing No. 1457-PA-003 for finished floor levels
 - Refer to Key plan for no. of units & orientation.
 - Refer to Engineer's drawings for drainage, etc.

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DRAWING TITLE

SITE LAYOUT PLAN
PROPOSED DEVELOPMENT AT CLONMINCH

SCALE 1:1000		DRAWING NUMBER 1757-PA-003		JOB CLONMINCH	
KEYNOTE =		SHEET SIZE A1		LAST REFERENCE 1757-PA-003	
KEYWORD BY BMcG		DRAWING BY DIA		DATE 26/06/2021	
				CLIENT STEINFORT INVESTMENTS FUND	

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