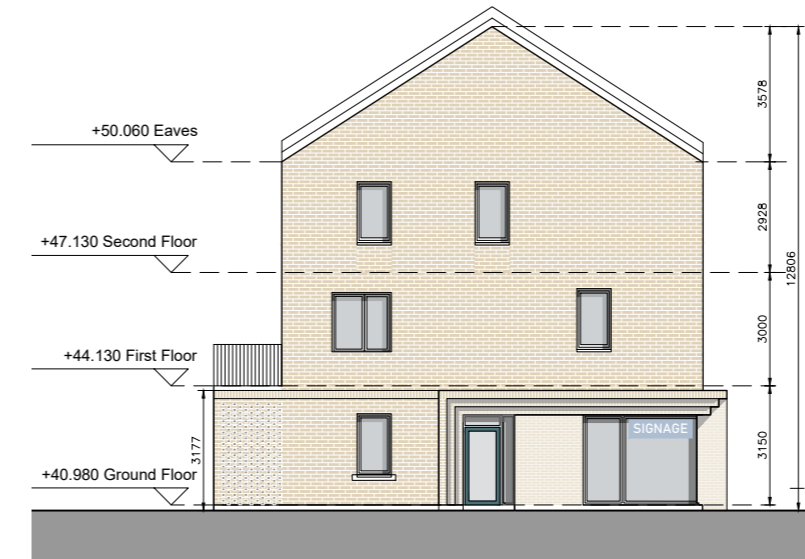




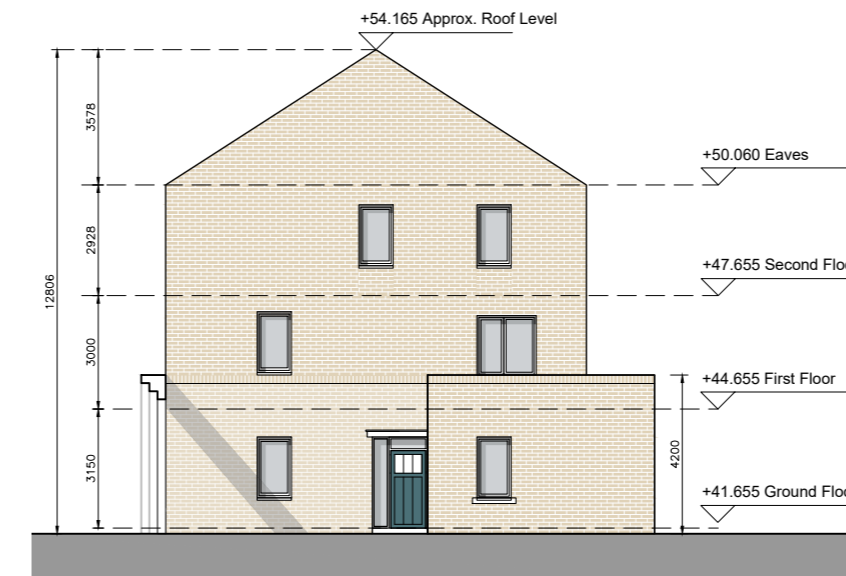
DUPLEX BLOCK B
FRONT ELEVATION



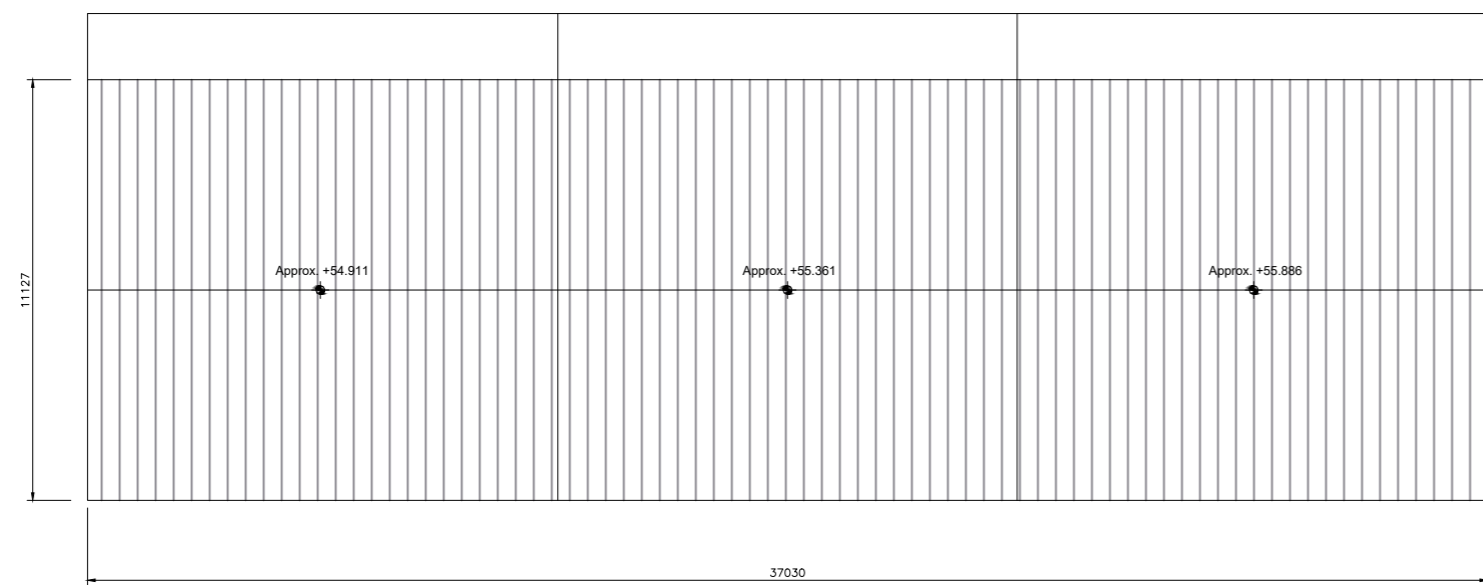
DUPLEX BLOCK B
SIDE ELEVATION (EAST)



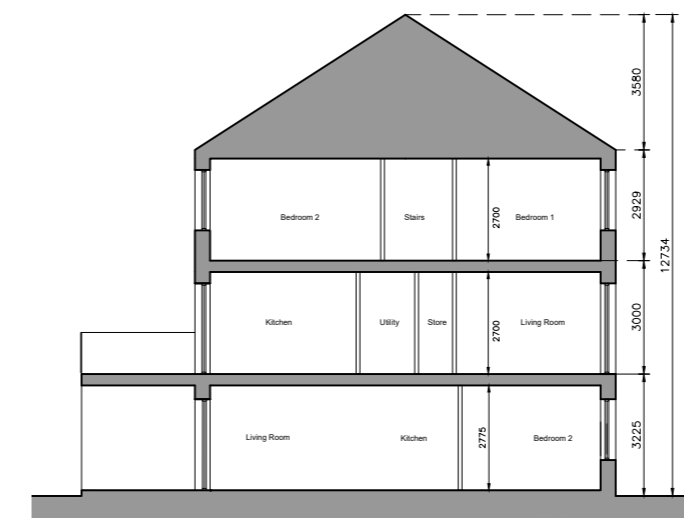
DUPLEX BLOCK B
REAR ELEVATION



DUPLEX BLOCK B
SIDE ELEVATION (WEST)



DUPLEX BLOCK B
ROOF PLAN



DUPLEX BLOCK B
SECTION AA

Unit Type

- 3 Bed Duplex - 5 Person
- 2 Bed Apartment - 3 Person
- 1 Bed Apartment - 2 Person

Block	1 Beds	2 Beds	3 Beds	Total Units
B	1	2	6	9

- © This drawing is copyright.
- 1 Do not scale this drawing.
 - 2 Errors and omissions to be immediately notified to Architect.
 - 3 All dimensions to be checked on site.
 - 4 To be read with relevant Engineers drawings.

Note on Internal Floor Plans
All noted room areas are gross.
The proposed areas and aggregate areas comply with Sustainable Urban Housing: Design Standards for New Apartments Guidelines for Planning Authorities. (December 2020)

Where bedroom areas are noted they are exclusive of any built-in storage space.

Storage is generally provided off the hallway or kitchen, and is not provided within a bedroom. Furniture, fittings and fixtures shown on the plans are indicative.

External Finishes:

Roof:
Slate or clay/concrete tiles with solar thermal or photovoltaic panels subject to orientation and detailed design

Walls:
Selected facing brick with render where indicated on drawings with precast / stone capping or pressed metal capping to parapets

Cladding to Upper Level:
Dark metal / Dark fibre cement boarding where indicated on drawings.

Louvers:
Proprietary metal louvered doors with colour to match windows/doors where indicated on drawings.

Windows:
Aluminium framed window system

Gutters/downpipes:
uPVC or aluminium

Balconies:
Projecting: Toughened glazing & stainless steel handrails on precast concrete or metal frame galvanized steel base and guarding/ railing.

Entrance Canopy:
Pressed or standing seam metal on Timber framing

revisions description date inls

revisions	description	date	inls
	Duplex Block B		
	Roof Plan, Section & Elevations		

client
Gerard Gannon Properties

issue
Planning
SHD Stage 3

CONROY CROWE KELLY ARCHITECTS

65 MERRION SQUARE
DUBLIN 2

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drawing no. 1830-SHD-D-2-301
date 11/01/2022
author MN
checked PG
scale 1:200 A2
date APL '22
drawn MN
checked PG