

EXISTING SURVEY

Scale 1:200

1:200

0 1 2 4 6 8 10M

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REVISION REGISTER

REV	DATE	DESCRIPTION	DRAWN	CHECKED	APPROVED
P01	06/02/2025	ISSUED FOR PART VIII PLANNING SUBMISSION	DC	PH	PH



KENNETH HENNESSY
ARCHITECTS

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Anglesea House, Anglesea Street
Clement, Co. Tipperary
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2023 Q3 P

CLIENT: CORK CITY COUNCIL

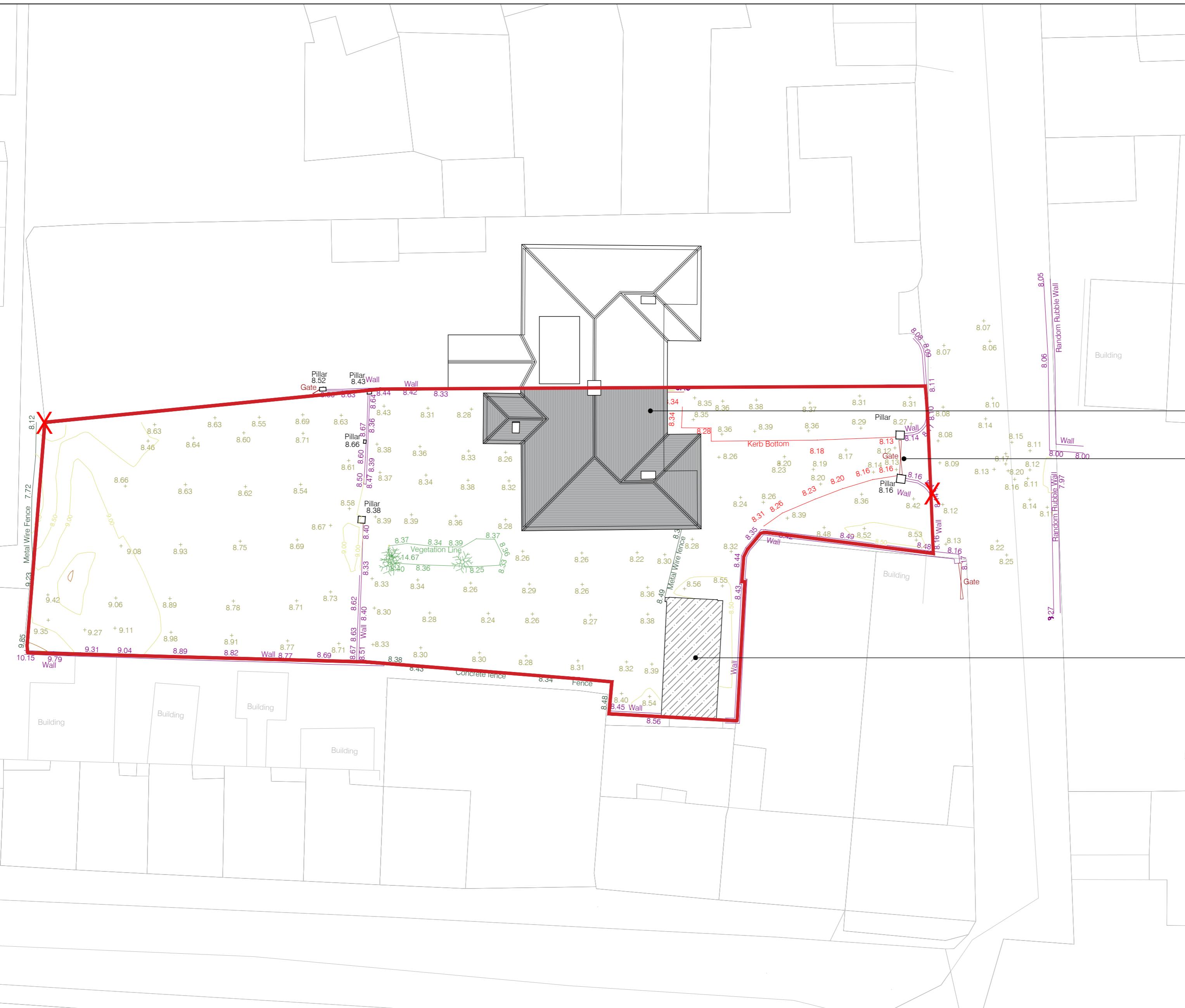
PROJECT: PROPOSED HOUSING DEVELOPMENT
THE GARDENS, ROPE WALK, BLACKROCK
CO.CORK

DRAWING TITLE: EXISTING SITE SURVEY

PRODUCT: 2317 KHA DRAWING TYPE: DR DISCUSSION: 0002 S3 P01

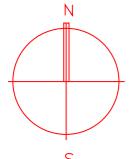
SCALE: 1/200 @ A3

STATUS: PLANNING



 Site Development Boundary
Total Site Area: 1044 sqm / 0.1044 Ha / 0.26 Acres

X - Denotes position of site notices.
Refer to Drawing: 2317-KHA-ZZ-00-A-P-0001



EXISTING SITE LAYOUT
Scale 1:200
1:200
0 1 2 4 6 8 10M

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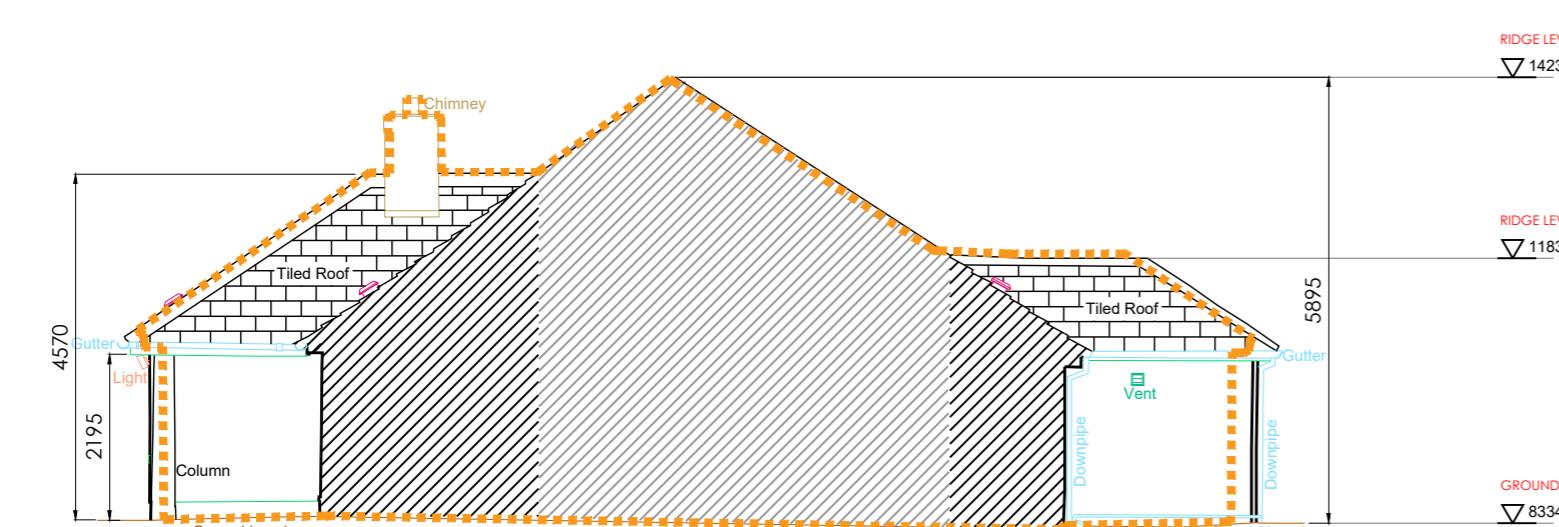
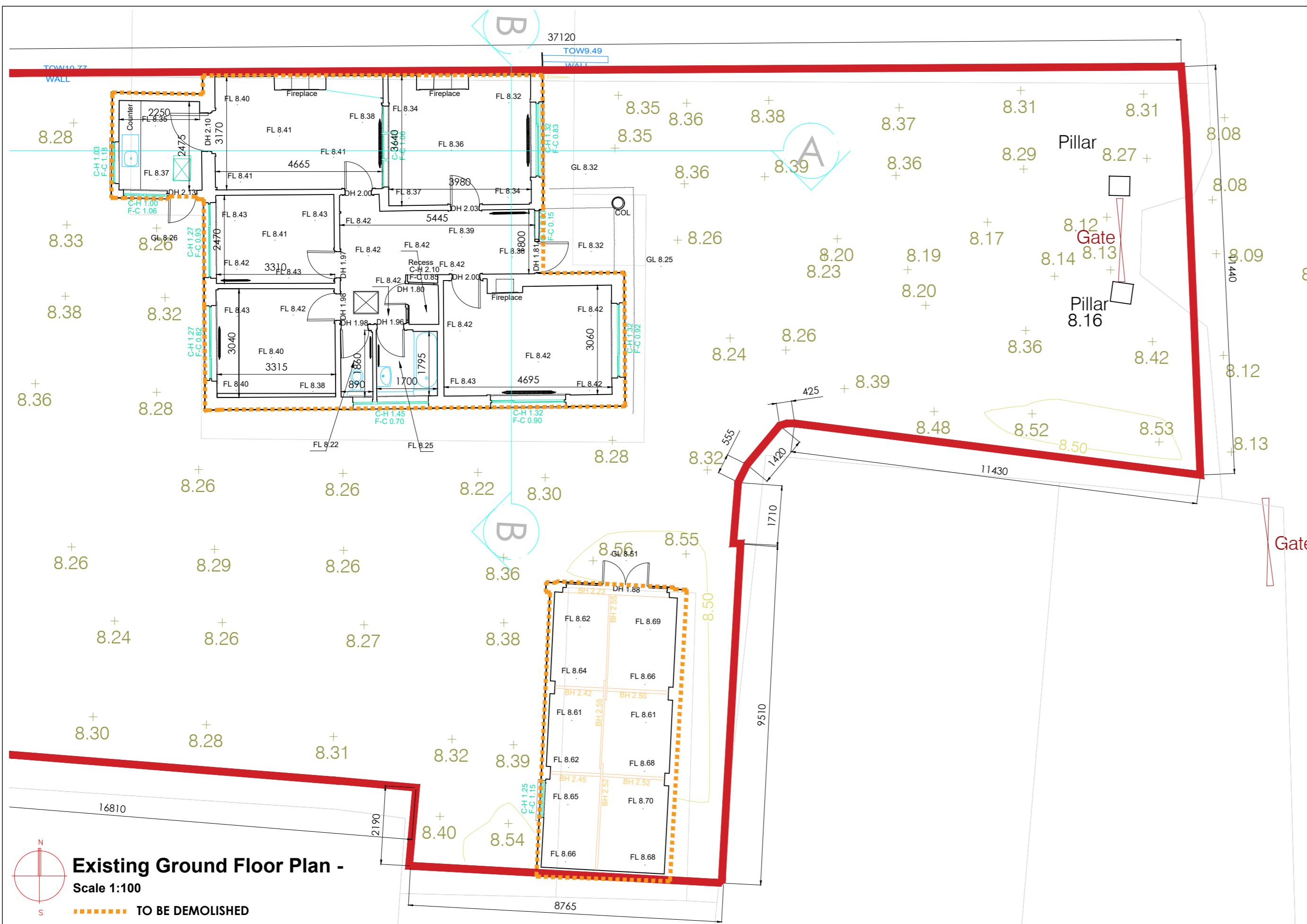
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REVISION REGISTER			
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PO1	06/02/2025	ISSUED FOR PART VIII PLANNING SUBMISSION	DC PH PH
REV	DATE	DESCRIPTION	DRAWN CHECKED APPROVED

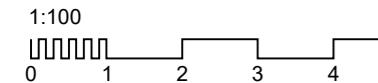


CLIENT: CORK CITY COUNCIL	
PROJECT: PROPOSED HOUSING DEVELOPMENT THE GARDENS, ROPEWALK, CORK CO.CORK	
DRAWING TITLE: EXISTING SITE LAYOUT	
PROJECT: 2317-KHA-ZZ-00-DR-A-P	SCALE: 1/200 @ A2
STATUS: PLANNING	REVISION: S3 P01



EXISTING PLAN & ELEVATIONS

Scale 1:100



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P01	06/02/2025	ISSUED FOR PART VIII PLANNING SUBMISSION	DC	PH	PH



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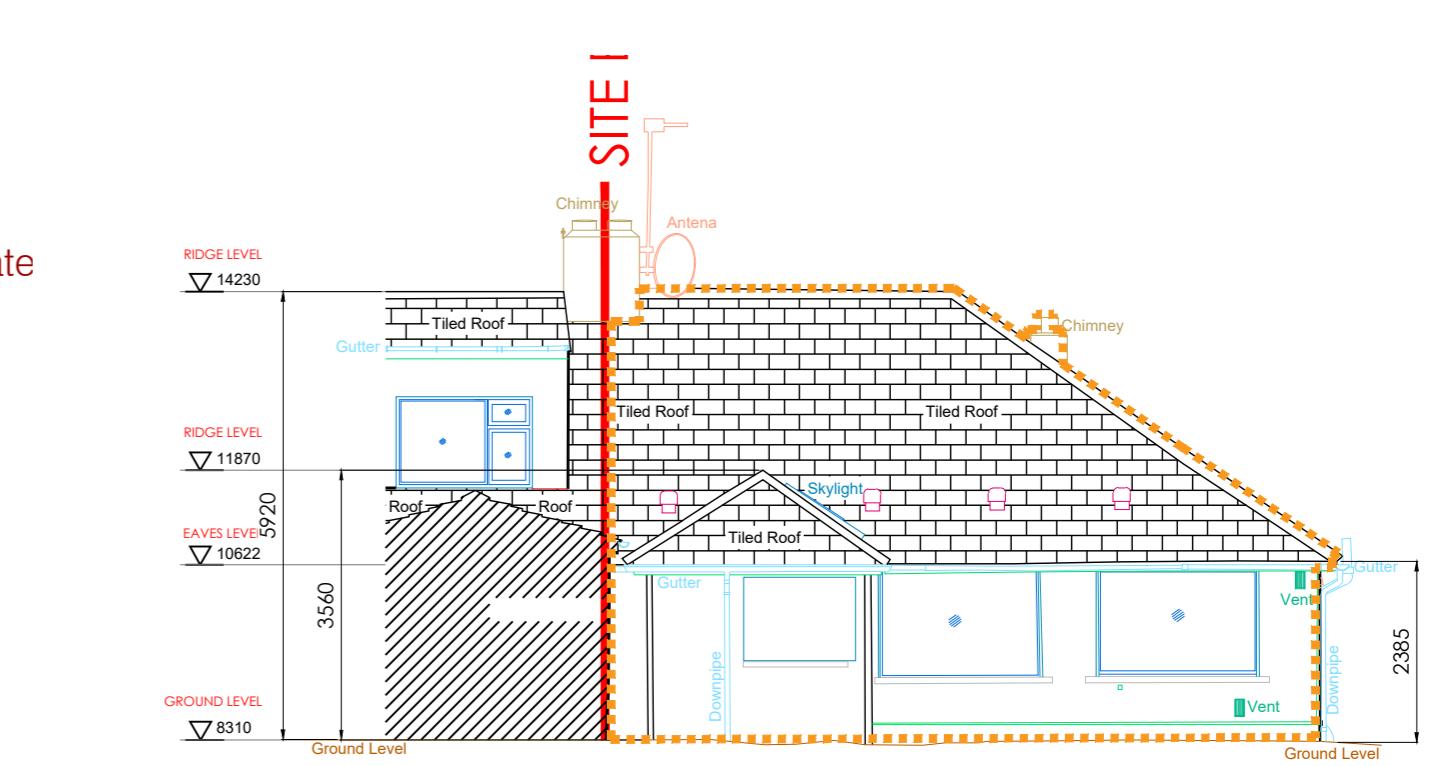
CLIENT: CORK CITY COUNCIL
PROJECT: PROPOSED HOUSING DEVELOPMENT
THE GARDENS, ROPEWALK, CORK
CO.CORK

DRAWING TITLE: EXISTING PLANS & ELEVATIONS
& DEMOLITION PLANS

PROJECT	DESIGN	COLL	TYPE	INC	EXTENSION	STATUS	STATION	SECTION
2317	KHA	ZZ	00	DR	P	PLANNING	S3	P01

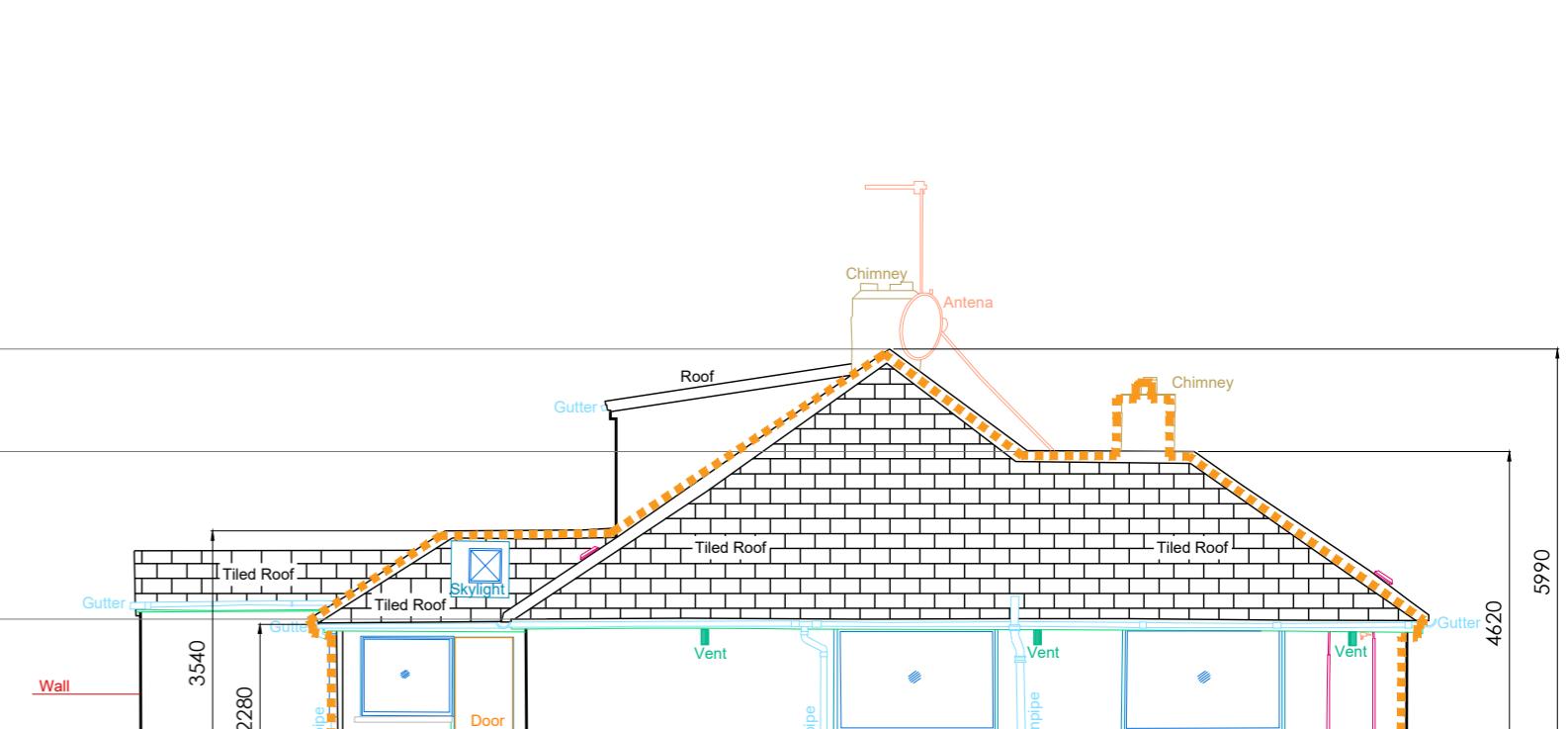
Existing Front Elevation (East)

Scale 1:100



Existing Rear Elevation (West)

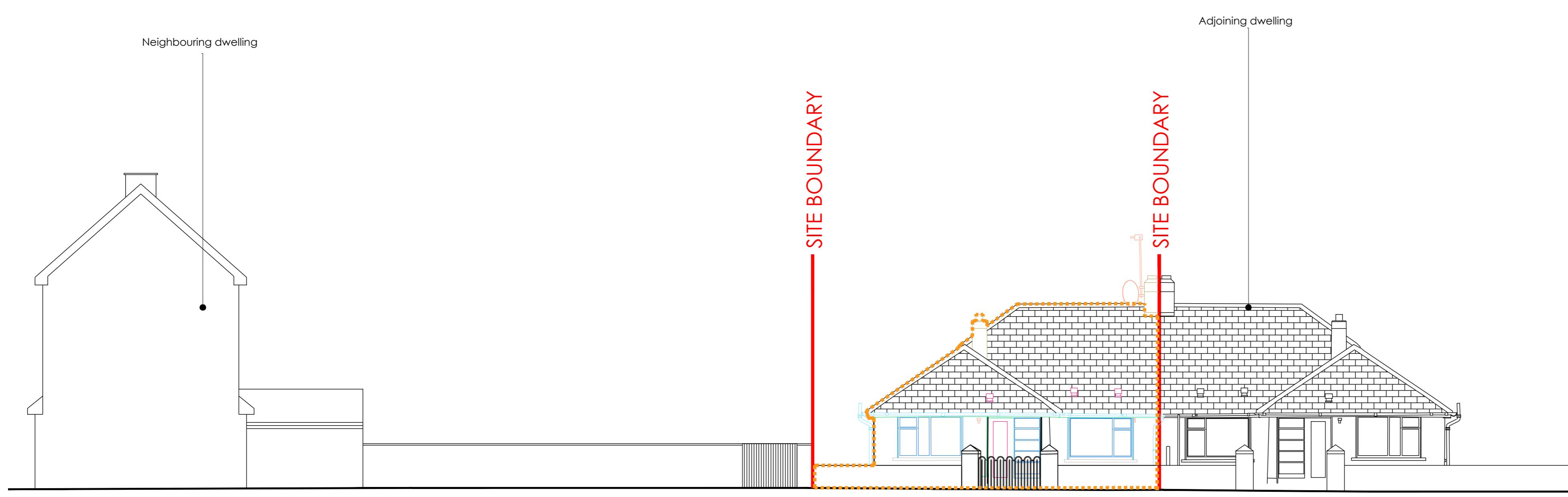
Scale 1:100



Existing Side Elevation (South)

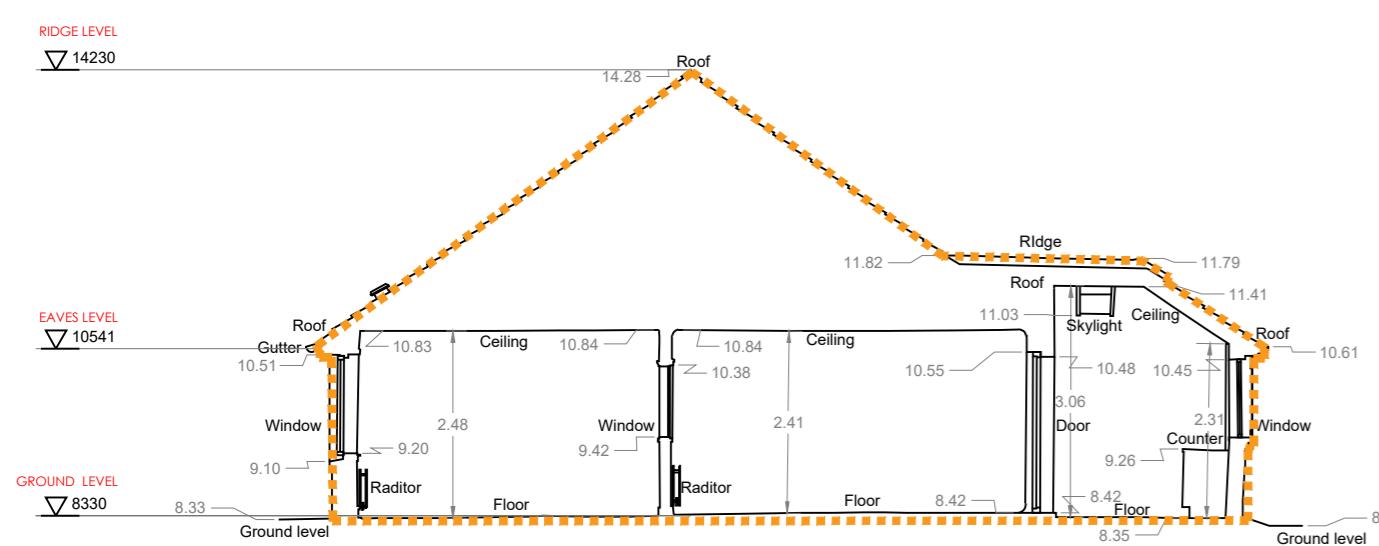
Scale 1:100

REV	DATE	DESCRIPTION	DRAWN	CHECKED	APPROVED	SCALE:	STATUS:
		1/100 @ A2					PLANNING



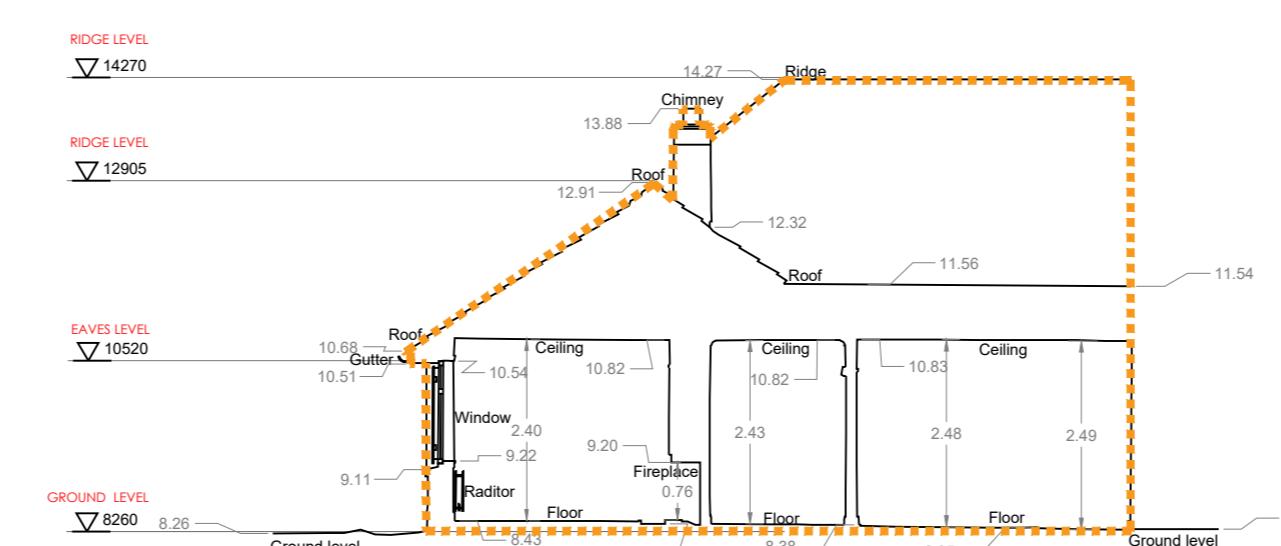
Existing Front Contiguous Elevation (East)

Scale 1:100



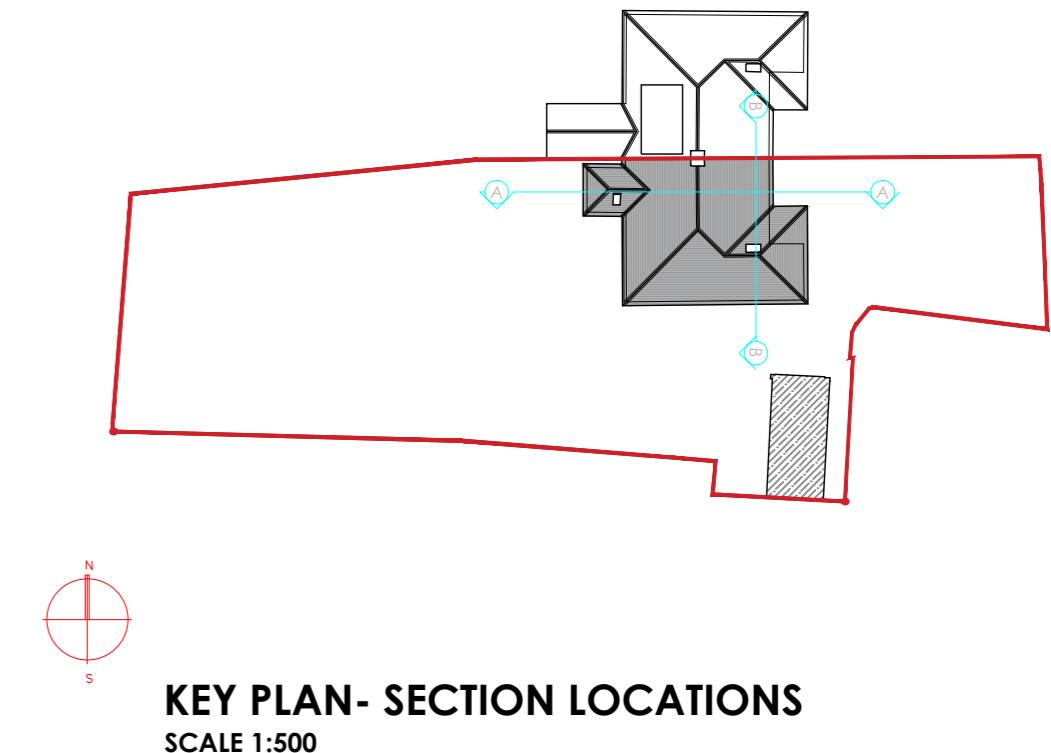
Existing Section AA

Scale 1:100



Existing Section BB

Scale 1:100



KEY PLAN- SECTION LOCATIONS
SCALE 1:500

EXISTING STREET ELEVATION & SECTIONS	
Scale 1:100	
1:100	
0 1 2 3 4 5M	
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REVISION REGISTER REV DATE DESCRIPTION DRAWN CHECKED APPROVED P01 06/02/2025 ISSUED FOR PART VIII PLANNING SUBMISSION DC PH PH	
KENNETH HENNESSY ARCHITECTS   Tel: 052 4108946 Fax: 052 4180490 Email: info@khaarchitects.ie Anglesea House, Anglesea Street Clonmel, Co. Tipperary CLIENT: CORK CITY COUNCIL PROJECT: PROPOSED HOUSING DEVELOPMENT THE GARDENS, ROPEWALK, CORK CO.CORK DRAWING TITLE: EXISTING STREET ELEVATION & SECTIONS PROJECT: 2317 DRAWING: ZZ SCALE: 1/100 @ A2 STATUS: PLANNING	
PROJECT: 2317 DRAWING: ZZ SCALE: 1/100 @ A2 STATUS: PLANNING	

AREA SCHEDULE:	
Unit 1 - 3 bed / 5 person:	110.0m ²
Unit 2 - 3 bed / 5 person:	104.9m ²
Unit 3 - 3 bed / 5 person:	99.4m ²
PRIVATE AMENITY SPACE	
Unit 1:	54.4m ²
Unit 2:	72.1m ²
Unit 3:	188.0m ²
SHARED DRIVEWAY:	
	271.8m ²

Proposed 1800mm high block-work wall to northern boundary. Pre-cast concrete capping and render finish to select colour

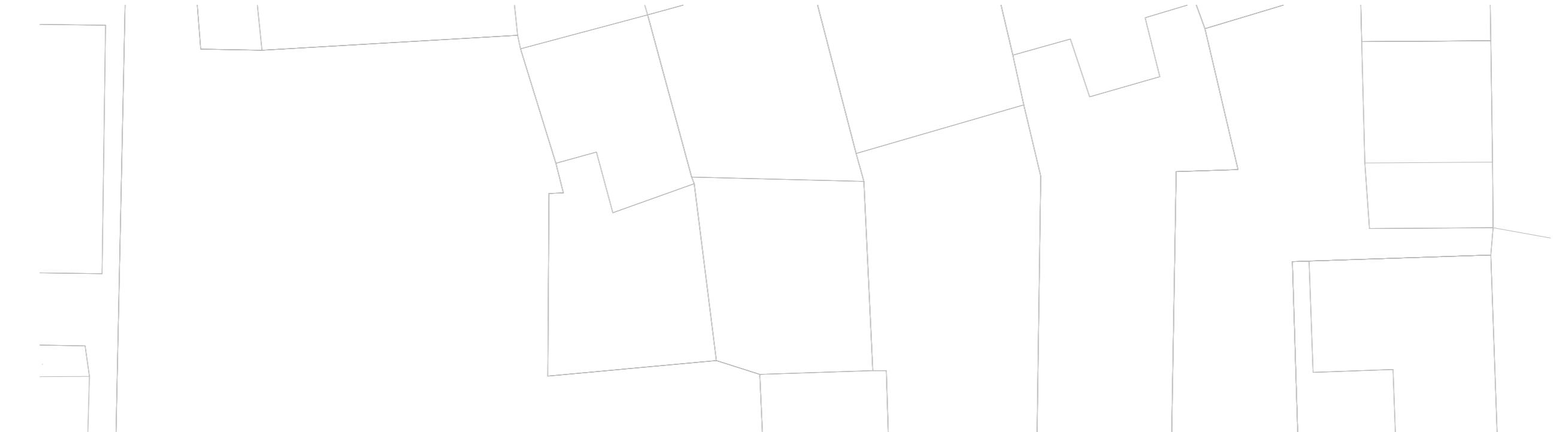
Proposed 1800mm high concrete post and timber panel fence between units

Dashed line indicates building foot-print

Proposed landscape screening to western boundary

Proposed 1800mm high block-work wall to western boundary. Pre-cast concrete capping and render finish to select colour

Proposed 1100mm high, high-gloss painted, galvanized steel fence around front gardens with access gates for Units 2 & 3



LEGEND:

- Indicates Site Area
Total Site Area: 1044 sqm / 0.1044 Ha / 0.26 Acres
- Indicates existing buildings to be removed / demolished
- Indicates proposed share hard surface drive-way
- Indicates proposed pedestrian walk-way
- Indicates proposed vegetation
- Indicates proposed private amenity space
- Indicates proposed terrace / patio area
- Proposed Ground Level
- Existing Ground Level

X - Denotes position of site notices.
Refer to Drawing: 2317-KHA-ZZ-00-A-P-0001

Adjoining dwelling to be retained

Proposed wall along existing party wall to engineer's specifications

Existing northern boundary treatment to front of dwellings to be retained

Proposed vehicular entrance with sliding gate

Existing dwelling to be demolished outlined in orange

Proposed 1100mm high block-work wall with painted render finish and pre-cast concrete capping to eastern boundary onto Rope Walk

Existing boundary wall to be retained

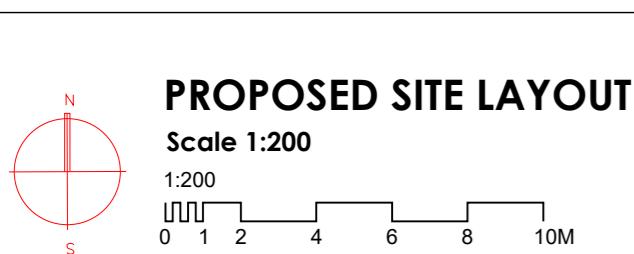
Existing boundary wall to be retained

Proposed shared walk-way for residents with selected paving finish

Existing out-building to be demolished outlined in orange

Existing 2500 mm high exposed block work boundary wall to be retained

FOR DETAILS RELATING TO DRAINAGE REFER TO
ENGINEERS DRAWINGS & REPORT



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KENNETH HENNESSY
ARCHITECTS



CLIENT:	CORK CITY COUNCIL	
PROJECT:	PROPOSED HOUSING DEVELOPMENT THE GARDENS, ROPE WALK, BLACKROCK CO.CORK	
DRAWING TITLE:	PROPOSED SITE LAYOUT	
PROJECT	2317	KHA ZZ00 DR P
SCALE:	1:200	@ A2
STATUS:	PLANNING	
REVISION	000	S3 P01



PROPOSED FLOOR PLAN

Scale 1:100

1:100

0 1 2 3 4 5M

AREA COMPARISON	TARGET	PROPOSED
3 BED / 5 PERSON UNIT		
Aggregate Living	34m ²	41.5m ²
Bedroom 1	13 m ²	16.7 m ²
Bedroom 2	11.4 m ²	13.4 m ²
Bedroom 3	7.1m ²	9.2 m ²
Storage	5 m ²	6.5m ²
Aggregate bedroom area	32 m ²	39.3 m ²
OVERALL AREA:	90.2 m ²	110.0 m ²

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ARCHITECTS

CLIENT: CORK CITY COUNCIL
PROJECT: PROPOSED HOUSING DEVELOPMENT THE GARDENS, ROPE WALK, BLACKROCK CO.CORK
DRAWING TITLE: PROPOSED FLOOR PLAN
PRODUCT: 2317 KHA ZZ00 DR P
COLUMN: 1100 S3 P01
CROSS SECTION: 1100 S3 P01
STATUS: PLANNING



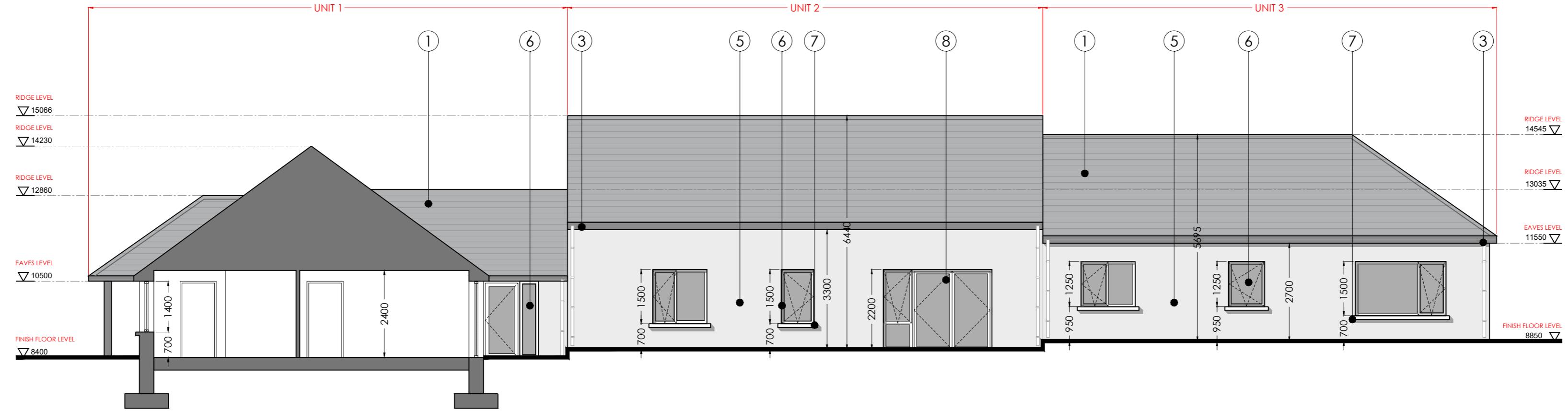
PRIVATE OPEN SPACE
THREE BED / UNIT 1: 54.4m²
THREE BED / UNIT 2: 72.1m²
THREE BED / UNIT 3: 168.0m²

SHARED DRIVEWAY: 271.8m²

PROPOSED FFL

Proposed Ground Level

Existing Ground Level



PROPOSED SIDE ELEVATION (NORTH)

Scale 1:100

Materials Key

- ① Blue / Black fibre cement roof tile or similar approved
- ② Standing seam flat roof - to select dark colour
- ③ Cast aluminium or PVC rainwater goods - to select colour
- ④ Dark Grey Brick finish to select external walls
- ⑤ External walls to be rendered and painted to select colour
- ⑥ Double or triple glazed aluminium / uPVC / hardwood timber - windows to select colour
- ⑦ Proposed limestone or concrete window sills
- ⑧ Double or triple glazed uPVC / timber / aluminium doors to select colour
- ⑨ Solid timber door in select colour
- ⑩ 1800mm high concrete post and timber panel fence between units

PROPOSED REAR ELEVATION (WEST)

Scale 1:100

PROPOSED ELEVATIONS

Scale 1:100

1:100
0 1 2 3 4 5M

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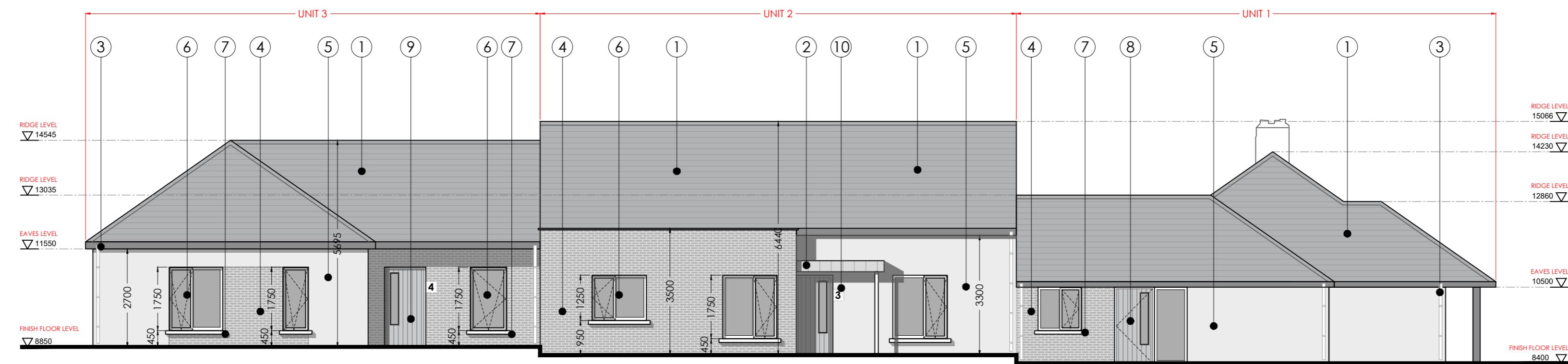
REVISION REGISTER			
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-	-	-	-
P01	06/02/2025	ISSUED FOR PART VIII PLANNING SUBMISSION	DC PH PH
REV	DATE	DESCRIPTION	DRAWN CHECKED APPROVED



052 6128666
052 6120600
email: info@kha.ie
Anglesea House, Anglesea Street
Clyne, Co. Tipperary

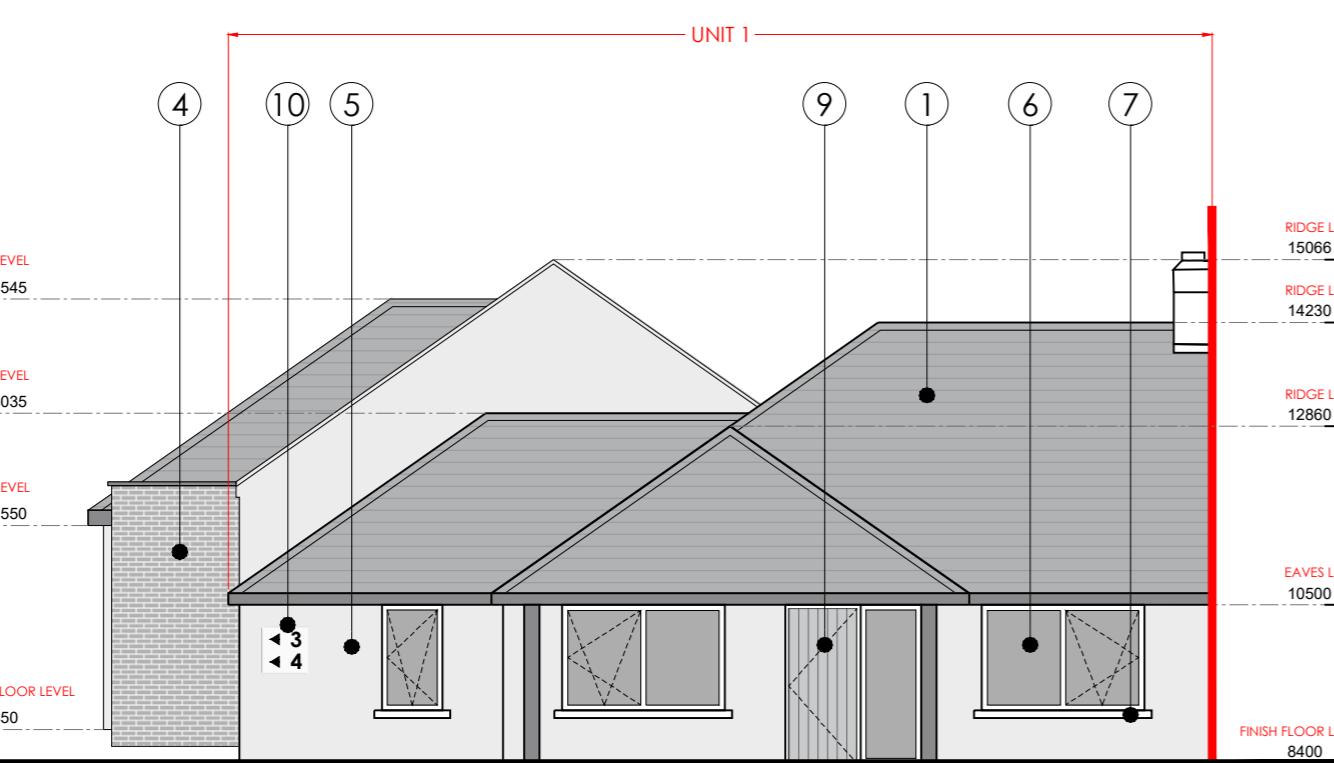
CLIENT: CORK CITY COUNCIL	
PROJECT: PROPOSED HOUSING DEVELOPMENT THE GARDENS, ROPE WALK, BLACKROCK, CO.CORK	
DRAWING TITLE: PROPOSED ELEVATIONS	
PROJECT: 2317 KHA	
ROOM: ZZ00	COLSPAN: 1
TYPE: DR	DISC: A
NUMBER: 2000	STATUS: PLANNING
EXTRA: S3	REV: P01

SCALE:
1:100 @ A2



PROPOSED SIDE ELEVATION (SOUTH)

Scale 1:100



PROPOSED FRONT ELEVATION (EAST)

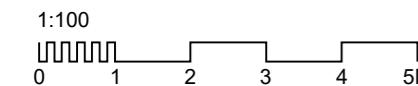
Scale 1:100

Materials Key

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- 2 Standing seam flat roof - to select dark colour
- 3 Cast aluminium or PVC rainwater goods - to select colour
- 4 Dark Grey Brick finish to select external walls
- 5 External walls to be rendered and painted to select colour
- 6 Double or triple glazed aluminium / uPVC / hardwood timber - windows to select colour
- 7 Proposed limestone or concrete window sills
- 8 Double or triple glazed uPVC / timber / aluminium doors to select colour
- 9 Solid timber door in select colour
- 10 Proposed signage indicating dwelling numbers

PROPOSED ELEVATIONS

Scale 1:100



STANDARD INSTRUCTIONS

1. THE MAIN CONTRACTOR, SUB-CONTRACTOR OR SUPPLIER SHALL: VERIFY ALL DIMENSIONS ON SITE AND IMMEDIATELY REPORT TO THE ARCHITECT ANY DISCREPANCIES ON THE DRAWINGS. WORK TO FIGURED DIMENSIONS ONLY (EXCEPT WHERE FULL SIZE DETAILS ARE PROVIDED). NOT VARY ANY WORK SHOWN ON THE DRAWINGS WITHOUT OBTAINING PRIOR APPROVAL FROM THE ARCHITECT. BE RESPONSIBLE FOR REQUESTING FROM THE ARCHITECT ANY ADDITIONAL INFORMATION REQUIRED. SUPPLY TO THE ARCHITECT ALL SHOP DRAWINGS, ILLUSTRATIONS, SPECIFICATIONS, ETC. OF ALL SPECIALIST WORK TO BE INCORPORATED IN THE MAIN CONTRACT WORKS.

IMMEDIATELY INFORM THE ARCHITECT IF ANY WORK SHOWN ON THIS DRAWING IS NOT IN ACCORDANCE WITH THE PRACTICE OF TRADES RECOGNIZED GOOD PRACTICE THROUGHOUT THE INDUSTRY AND DOES NOT COMPLY WITH THE RELEVANT LOCAL AUTHORITY BY-LAWS OR BUILDING REGULATIONS. IMMEDIATELY ADVISE THE ARCHITECT / QUANTITY SURVEYOR OF THE EFFECT UPON PROGRAMME AND COST OF ANY ALTERATIONS TO THE PROPOSED WORKS SHOWN ON THIS DRAWING. DO NOT SCALE, USE FIGURED DIMENSIONS ONLY. ALL WORK TO COMPLY WITH CURRENT BUILDING REGS & B.S. 2. THIS DRAWING SUPERSEDES ALL PREVIOUS ISSUES OF THE SAME DRAWING NUMBER WITH EARLIER REVISIONS. 3. THIS DRAWING IS COPYRIGHT TO KENNETH HENNESSY ARCHITECTS Ltd. AND THE CONTENTS MUST NOT BE DISCLOSED TO ANYONE WITHOUT PRIOR AGREEMENT.

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REVISION REGISTER			
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P01	06/02/2025	ISSUED FOR PART VIII PLANNING SUBMISSION	DC PH PH
REV	DATE	DESCRIPTION	DRAWN CHECKED APPROVED

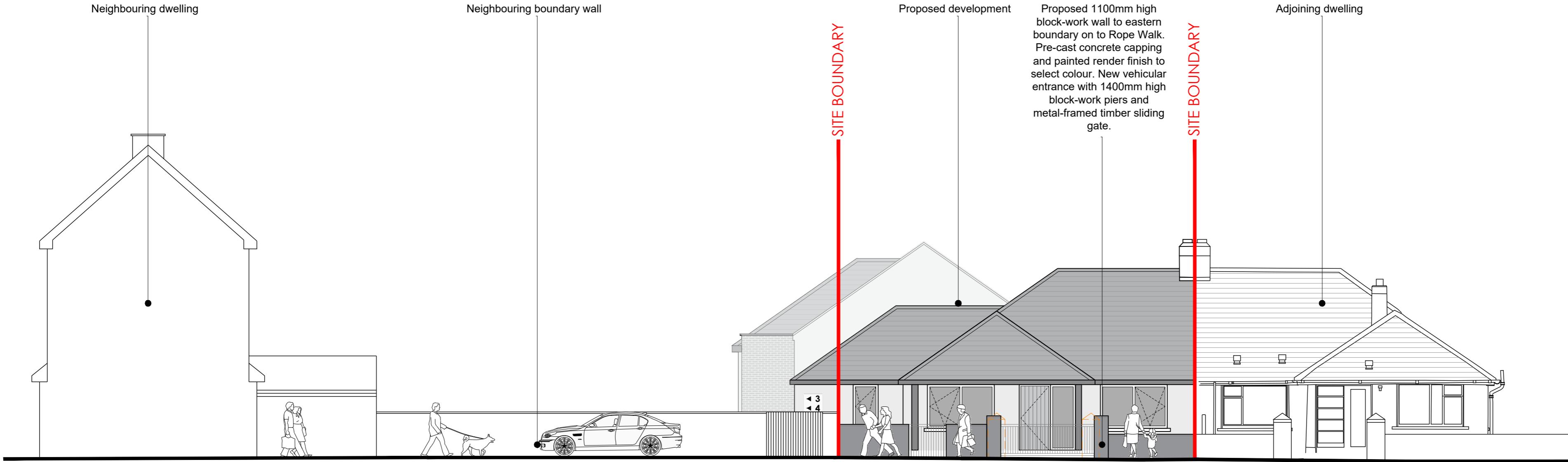


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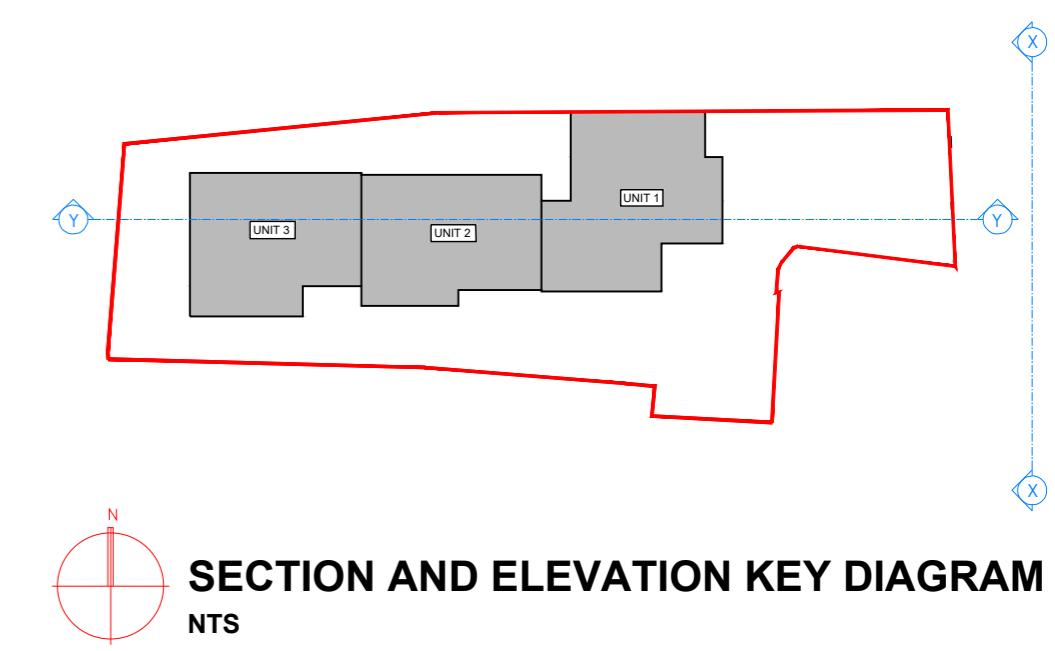
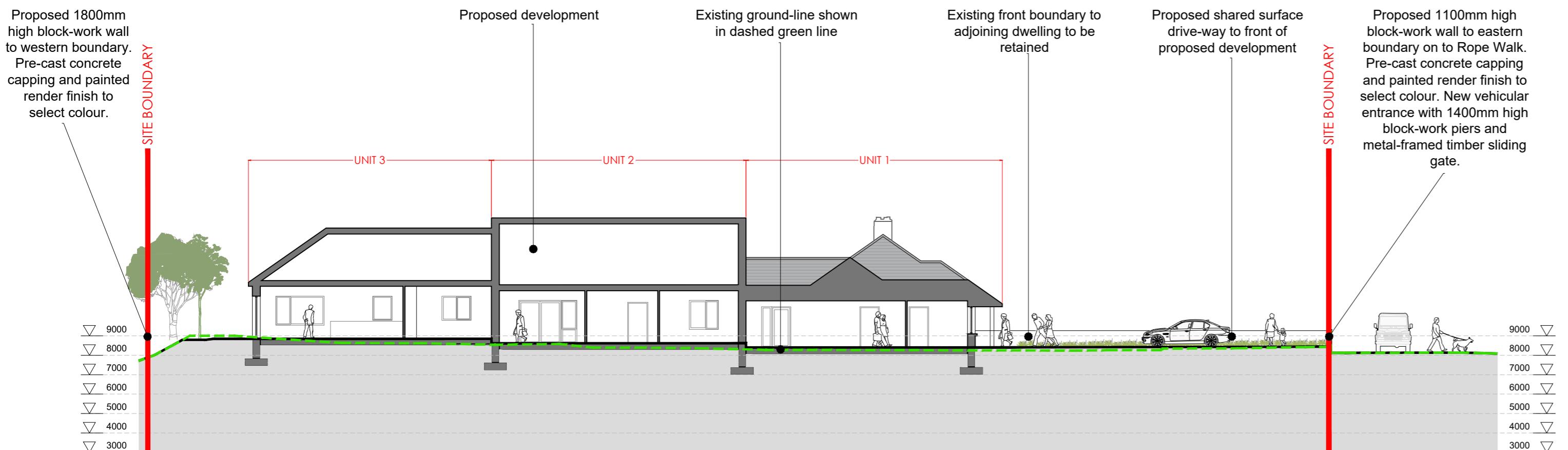
PLANNING

052 6128666	052 6128690	info@kha.ie	CLIENT: CORK CITY COUNCIL
PROPOSED HOUSING DEVELOPMENT	THE GARDENS, ROPE WALK, BLACKROCK, CO.CORK	PROJECT: PROPOSED HOUSING DEVELOPMENT	
Angless House, Angless Street	Clinch, Co. Tipperary	ADDRESS:	
2317	KHA	2317	PROPOSED ELEVATIONS
000	DR	000	PROJECT
000	P	000	TYPE
000	S3	000	DISC.
000	P01	000	NUMBER
000		000	EXPIRY
000		000	REVISION



PROPOSED CONTIGUOUS ELEVATION XX

Scale 1:100



PROPOSED CONTIGUOUS ELEVATION & SITE SECTION

Scale as stated

STANDARD INSTRUCTIONS

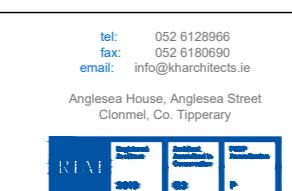
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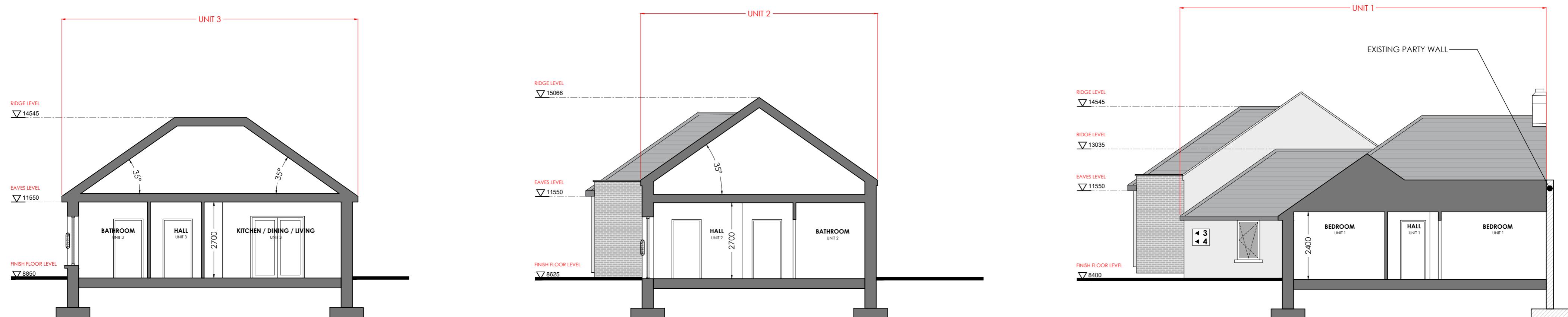
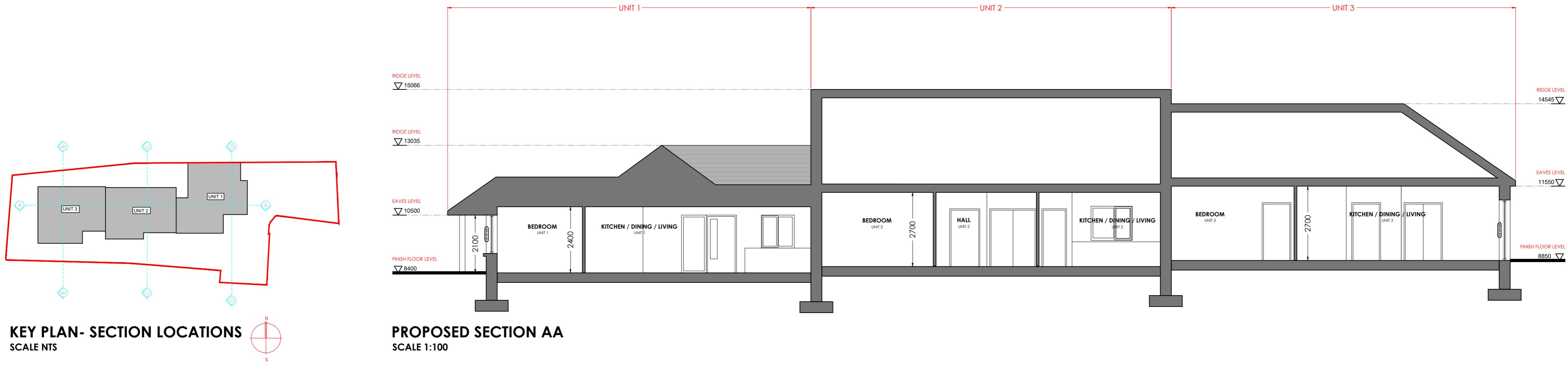
GENERAL NOTES

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CLIENT:	CORK CITY COUNCIL	
PROJECT:	PROPOSED HOUSING DEVELOPMENT THE GARDENS, ROPE WALK, BLACKROCK, CO.CORK	
DRAWING TITLE:	PROPOSED CONTIGUOUS ELEVATION & SITE SECTION	
PRODUCT:	DRAWING	
VERSION:	2317	KHA ZZ00 DR P
TYPE:	DR	S3 P01
SIZE:	1:100	@ A2
STATUS:	PLANNING	

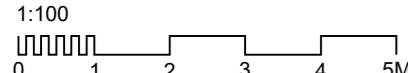


PROPOSED SECTION BB

SCALE 1:100

PROPOSED SECTIONS

Scale 1:100



STANDARD INSTRU

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GENERAL NO

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REV	PAGE	DESCRIPTION



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email: info@kharchitects.ie

Anglesea House, Anglesea Street
Clionmel, Co. Tipperary



CLIENT: CORK CITY COUNCIL
PROJECT: PROPOSED HOUSING DEVELOPMENT
THE GARDENS, POPENWALK, BLACKROCK

THE GARDENS, ROPEWALK, BLACKROCK,
CO.CORK

DRAWING TITLE: **PROPOSED SECTIONS**

PROJECT:	ORIGIN:	VOLUME:	LEVEL:	TYPE:	DISC.:	CATEGORY:	NUMBER:	STATUS:	REVISION:
2317	KHA	ZZ	00	DRA	P		3000	S3	P01

