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Description:
Digital Landscape Model (DLM)

Publisher / Source:
Ordnance Survey Ireland (OSi)

Data Source / Reference:
PRIME2

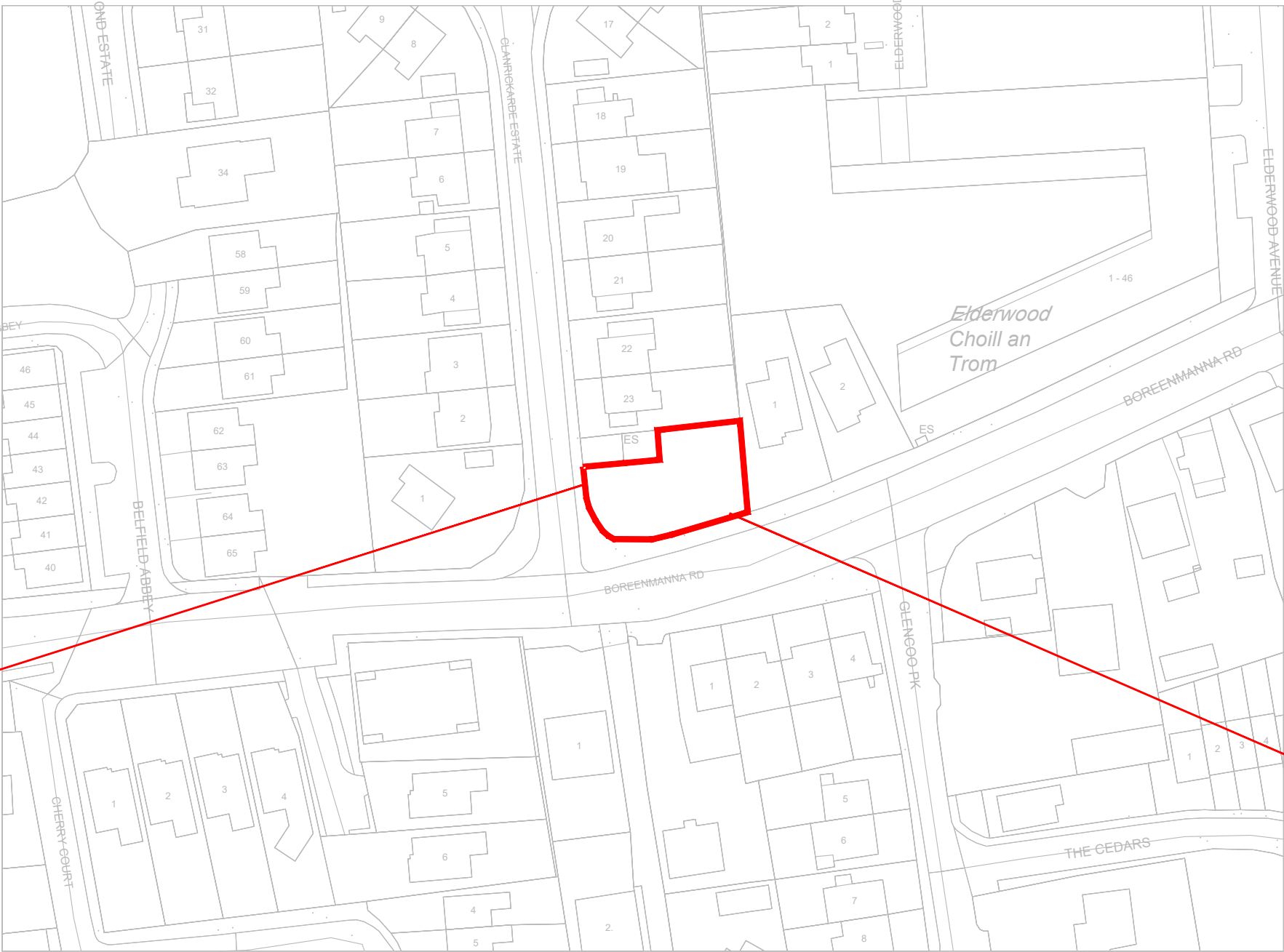
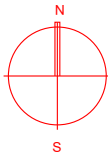
File Format:
Autodesk AutoCAD (DWG_R2013)

File Name:
v_50356819_2.dwg

POSITION OF SITE NOTICE 1

URBAN PLACE MAP

Scale 1:1000



Clip Extent / Area of Interest (AOI):
LLX,LLY= 569421.1581,571045.8796
LRX,LRY= 569654.1581,571045.8796
ULX,ULY= 569421.1581,571217.8796
URX,URY= 569654.1581,571217.8796

Projection / Spatial Reference:
Projection= IRENET95_Irish_Transverse_Mercator

Centre Point Coordinates:
X,Y= 569537.6581,571131.8796

Reference Index:
Map Series | Map Sheets
1:1,000 | 6383-18
1:1,000 | 6383-17

Data Extraction Date:
Date= 12-Sep-2023

Source Data Release:
DCMLS Release V1.167.116

Product Version:
Version= 1.4

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POSITION OF SITE NOTICE 2

Extent of development site

Description:
Historic 6" Latest Edition

Publisher / Source:
Ordnance Survey Ireland (OSi)

Data Source / Reference:
CK074
Revision Date =
Survey Date = 31-Dec-1928
Levelled Date = 31-Dec-1956

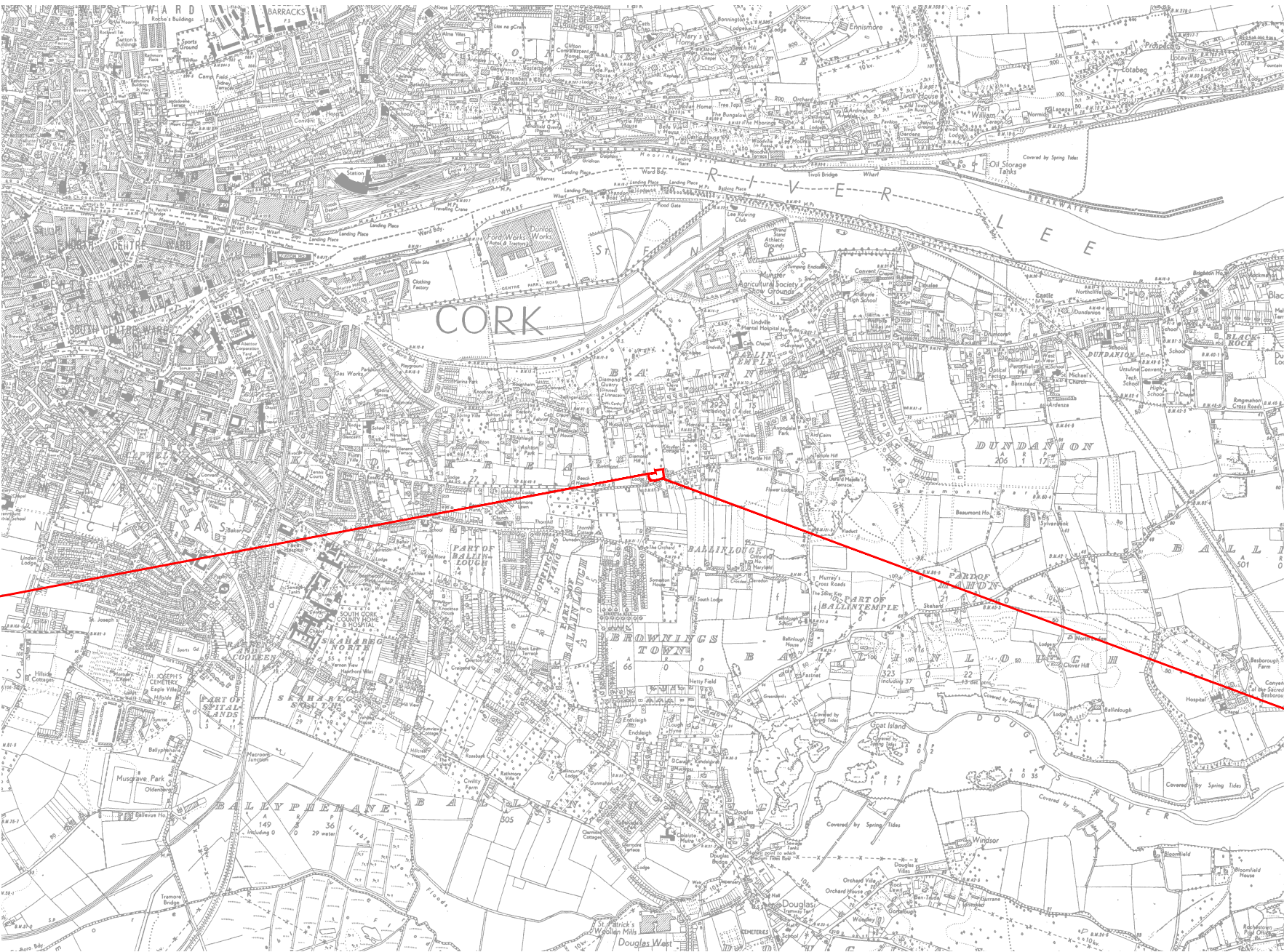
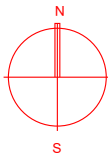
File Format:
Tagged Image File Format (TIFF)

File Name:
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POSITION OF SITE NOTICE 1

RECORD PLACE MAP

Scale 1:10,560



Clip Extent / Area of Interest (AOI):
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ULX,ULY= 567076.6581,572948.8796
URX,URY= 571998.6581,572948.8796

Projection / Spatial Reference:
IRENET95_Irish_Transverse_Mercator

Centre Point Coordinates:
X,Y = 569537.6581,571131.8796

Data Extraction Date:
12-Sep-2023

Product Version:
1.3

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POSITION OF SITE NOTICE 2

Extent of development site

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REVISION REGISTER

NUMBER	DATE	DESCRIPTION	DRAWN	CHECKED	APPROVED
P01	19/12/2024	PART 8 ISSUE	KC	PH	PH

Ailtiri
ARCHITECTS

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Registered Architect
2024

Architect Accredited in Conjunction
G3

RIBA
Accreditation
P

CLIENT:
CORK CITY COUNCIL

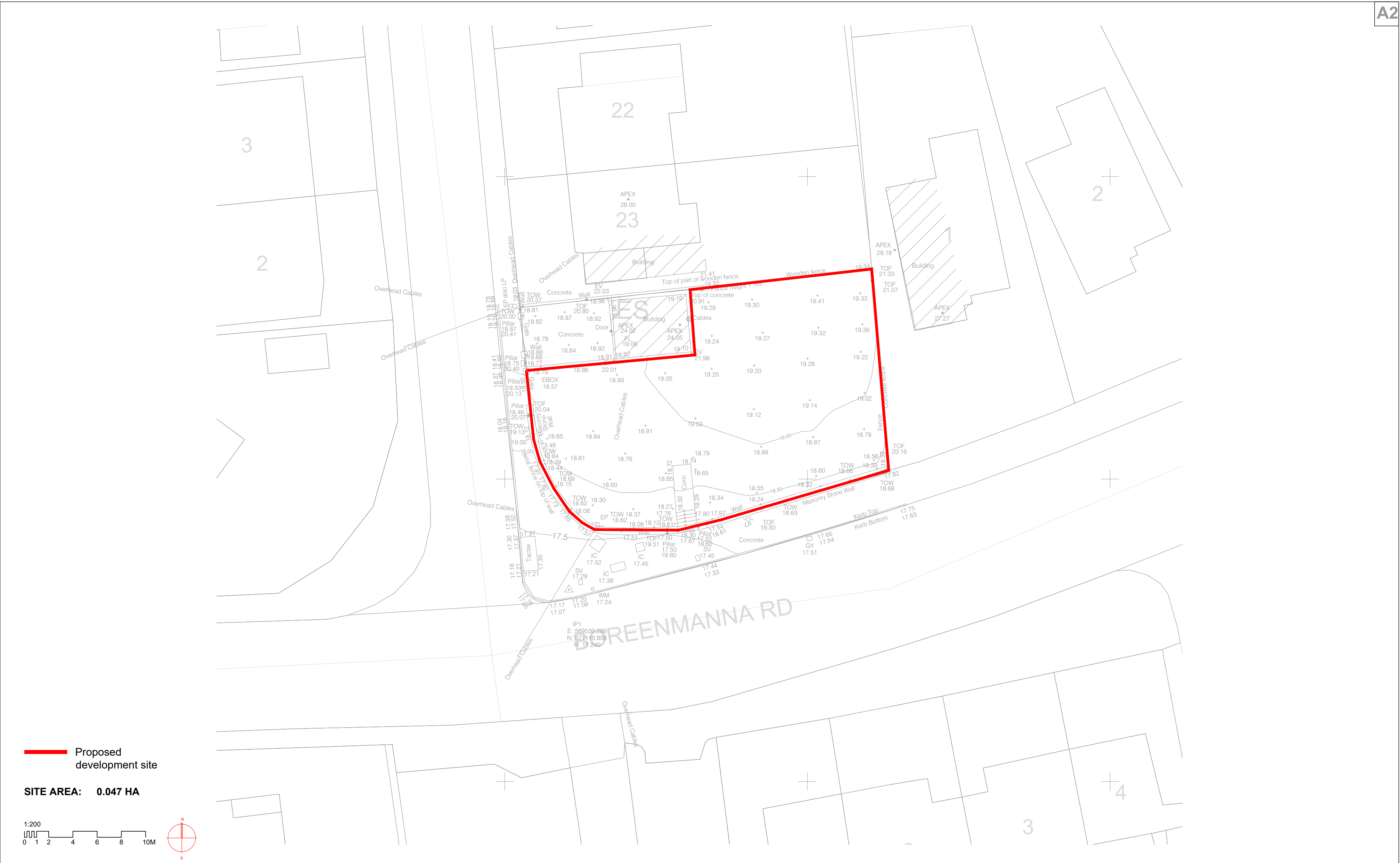
PROJECT:
PROPOSED HOUSING AT
CLANRICKARDE LODGES,
BOREENMANNA ROAD, CORK.

DRAWING TITLE:
RECORD & URBAN PLACE MAP

SCALE:
1:1000 & 1:10560

STATUS:
PLANNING

DRAWING NUMBER:
2318-AA-ZZ-ZZ-DR-A-P-0001



STANDARD INSTRUCTIONS

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RIAIAccredited Architect2024

AITTIRIAccredited in ConservationG3

PDPAccreditationP

CLIENT:
CORK CITY COUNCIL

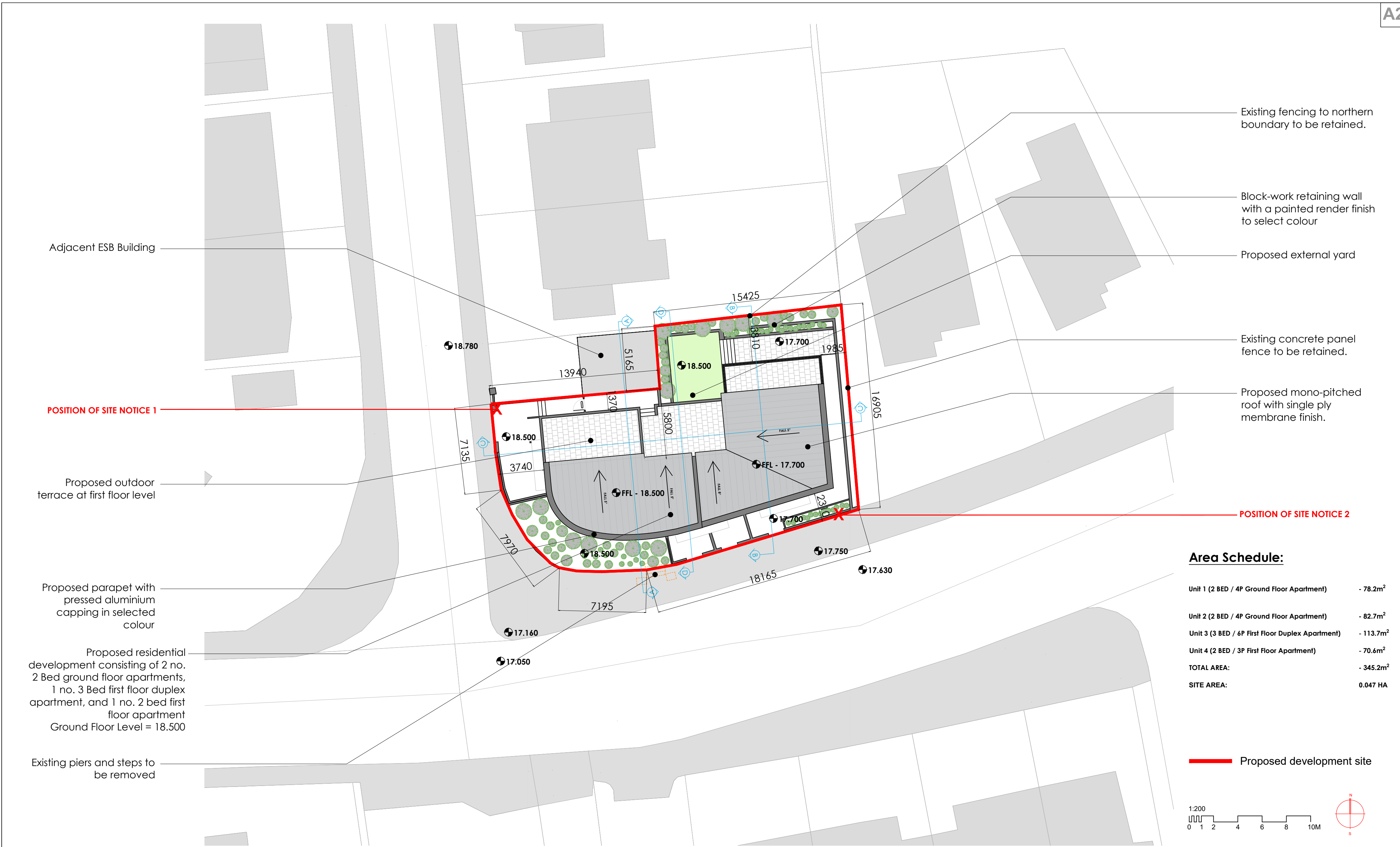
PROJECT:
PROPOSED HOUSING AT CLANRICKARDE LODGES, BOREENMANNA ROAD, CORK.

DRAWING TITLE:
EXISTING SITE SURVEY

SCALE:
1:200

STATUS:
PLANNING

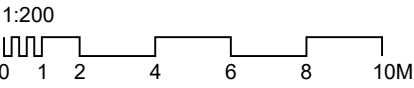
DRAWING NUMBER:
2318-AA-ZZ-ZZ-DR-A-P-0100



Area Schedule:

Unit 1 (2 BED / 4P Ground Floor Apartment)	- 78.2m ²
Unit 2 (2 BED / 4P Ground Floor Apartment)	- 82.7m ²
Unit 3 (3 BED / 6P First Floor Duplex Apartment)	- 113.7m ²
Unit 4 (2 BED / 3P First Floor Apartment)	- 70.6m ²
TOTAL AREA:	- 345.2m ²
SITE AREA:	0.047 HA

Proposed development site



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RIAIAccredited Architect2024

Architect Accredited in Conjunction2024

ISO9001 AccreditationP

CLIENT:
CORK CITY COUNCIL

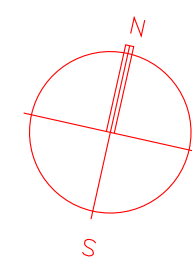
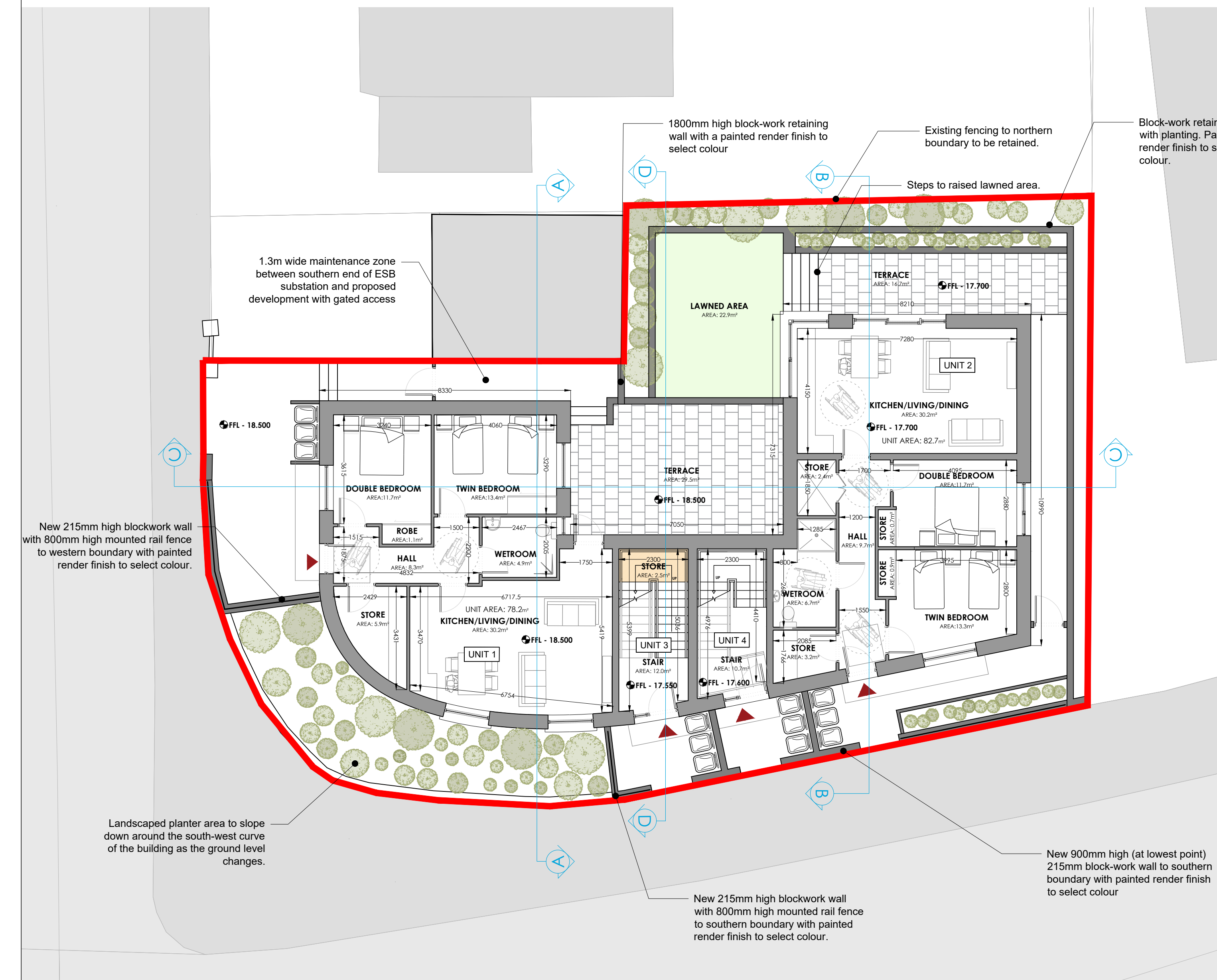
PROJECT:
PROPOSED HOUSING AT CLANRICKARDE LODGES, BOREENMANNA ROAD, CORK.

DRAWING TITLE:
PROPOSED SITE PLAN

SCALE:
1:200

STATUS:
PLANNING

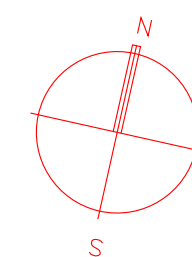
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2318-AA-ZZ-ZZ-DR-A-P-1000



GROUND FLOOR PLAN
Scale 1:100

UNIT 1 (2 bed / 4P, ground-floor apartment)	Minimum	Proposed m2
Aggregate Living	30	30.2
Living	13.0	13.0
Wetroom		4.9
Hallway/Circulation		8.3
Combined Storage	7.0	7.0
Bedroom 01	13.0	13.4
Bedroom 02	11.4	11.7
Aggregate Bedroom Area	25.0	25.0
Total Gross Floor Area	73.0	78.2
+ Private Amenity	7.0	29.5

UNIT 2 (2 bed / 4P, ground-floor apartment)	Minimum	Proposed m2
Aggregate Living	30	30.2
Living	13.0	13.0
Wetroom		6.7
Hallway/Circulation		9.7
Combined Storage	7.0	7.3
Bedroom 01	13.0	13.3
Bedroom 02	11.4	11.7
Aggregate Bedroom Area	25.0	25.0
Total Gross Floor Area	73.0	82.7
+ Private Amenity	7.0	39.6



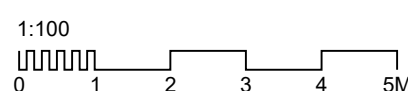
FIRST FLOOR PLAN
Scale 1:100

UNIT 3 (3 bed / 6P, first-floor duplex apartment)	Minimum	Proposed m2
Aggregate Living	37.0	37.1
Living	15.0	15.0
Wetroom		5.3
WC		2.8
Hallway/Circulation		19.0
Combined Storage	10.0	11.0*
Bedroom 01	13.0	13.1
Bedroom 02	11.4	11.9
Bedroom 03	11.4	11.4
Aggregate Bedroom Area	36.0	36.4
Total Gross Floor Area	94.0	113.7
+ Private Amenity	9.0	30.9

* Additional 2.5sqm storage to be provided under stairwell at ground floor level, helping achieve 10sqm minimum aggregate storage.

UNIT 4 (2 bed / 3P, first-floor apartment)	Minimum	Proposed m2
Aggregate Living	28	28.8
Living	13.0	13.0
Wetroom		4.1
Hallway/Circulation		8.6
Combined Storage	5.0	5.1
Bedroom 01	13.0	13.7
Bedroom 02	7.1	7.9
Aggregate Bedroom Area	20.1	21.6
Total Gross Floor Area	63.0	70.6
+ Private Amenity	6.0	16.8

PROPOSED FLOOR PLANS
Scale 1:100



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REVISION REGISTER

NUMBER	DATE	DESCRIPTION	DRAWN	CHECKED	APPROVED
P01	19/12/2024	PART 8 ISSUE	KC	PH	PH



► Anglesia House, Anglesia Street, Clonmel, Co. Tipperary
► Unit 3 Watermudge, Riverside Way, Midleton, Co. Cork
TELEPHONE: 057 8128966
EMAIL: info@aittiri.ie

CLIENT:

CORK CITY COUNCIL

PROJECT:
PROPOSED HOUSING AT CLANRICKARDE LODGES, BOREENMANNA ROAD, CORK.

DRAWING TITLE:
PROPOSED FLOOR PLANS

SCALE:

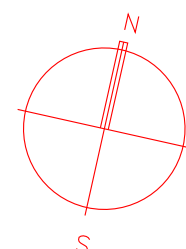
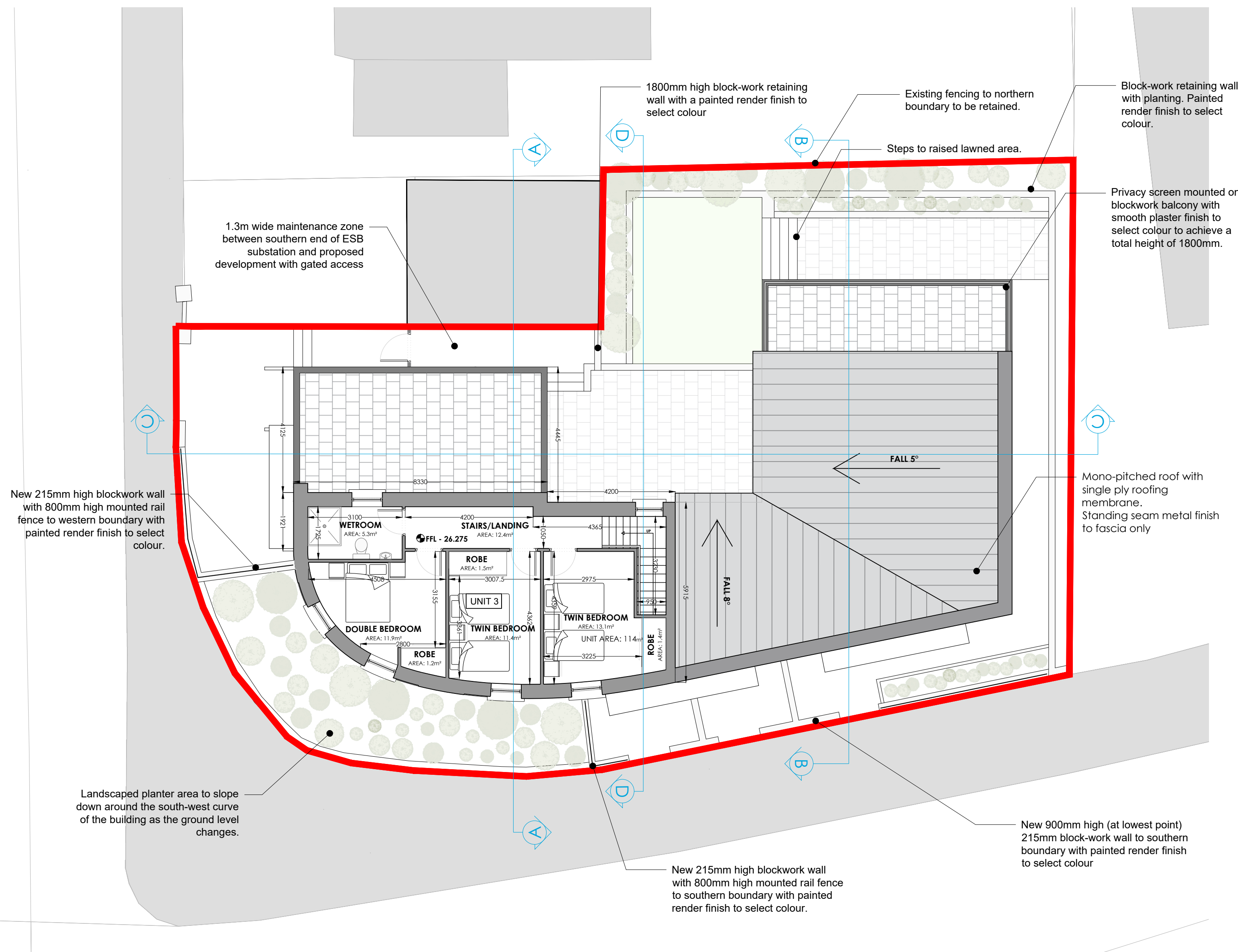
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STATUS:

PLANNING

DRAWING NUMBER:

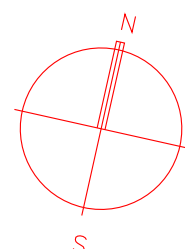
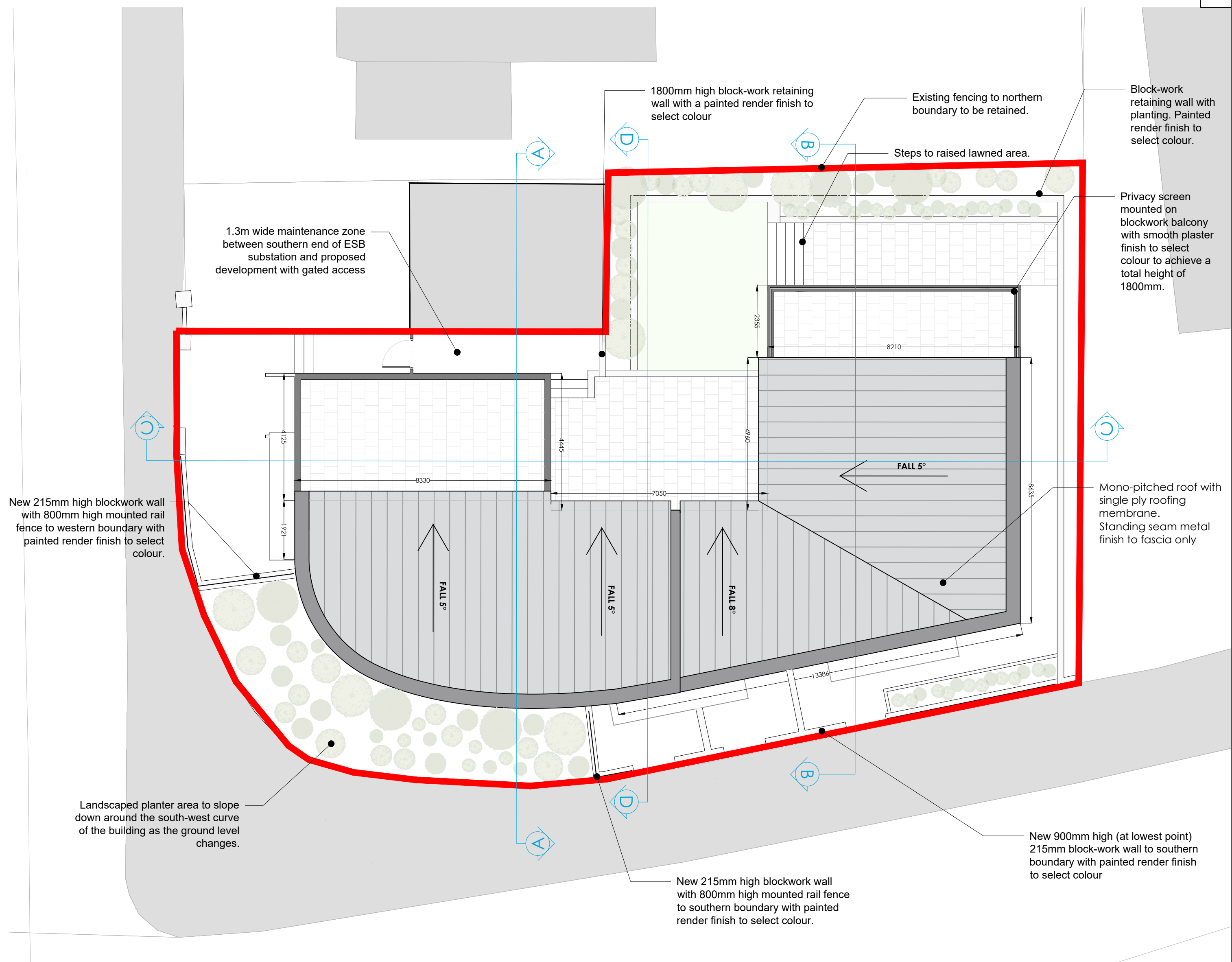
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SECOND FLOOR PLAN
Scale 1:100

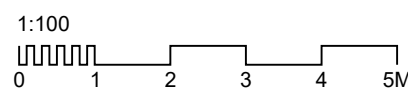
UNIT 3 (3 bed / 6P, first-floor duplex apartment)		
	Minimum	Proposed m2
Aggregate Living	37.0	37.1
Living	15.0	15.0
Wetroom		5.3
WC		2.8
Hallway/Circulation		19.0
Combined Storage	10.0	11.0*
Bedroom 01	13.0	13.1
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Aggregate Bedroom Area	36.0	36.4
Total Gross Floor Area	94.0	113.7
+ Private Amenity	9.0	30.9

* Additional 2.5sqm storage to be provided under stairwell at ground floor level, helping achieve 10sqm minimum aggregate storage.



ROOF PLAN
Scale 1:100

PROPOSED FLOOR PLANS
Scale 1:100



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EMAIL: info@aitiri.ie

CLIENT:

CORK CITY COUNCIL

PROJECT:

PROPOSED HOUSING AT CLANRICKARDE LODGES, BOREENMANNA ROAD, CORK.

DRAWING TITLE:

PROPOSED FLOOR PLANS

SCALE:

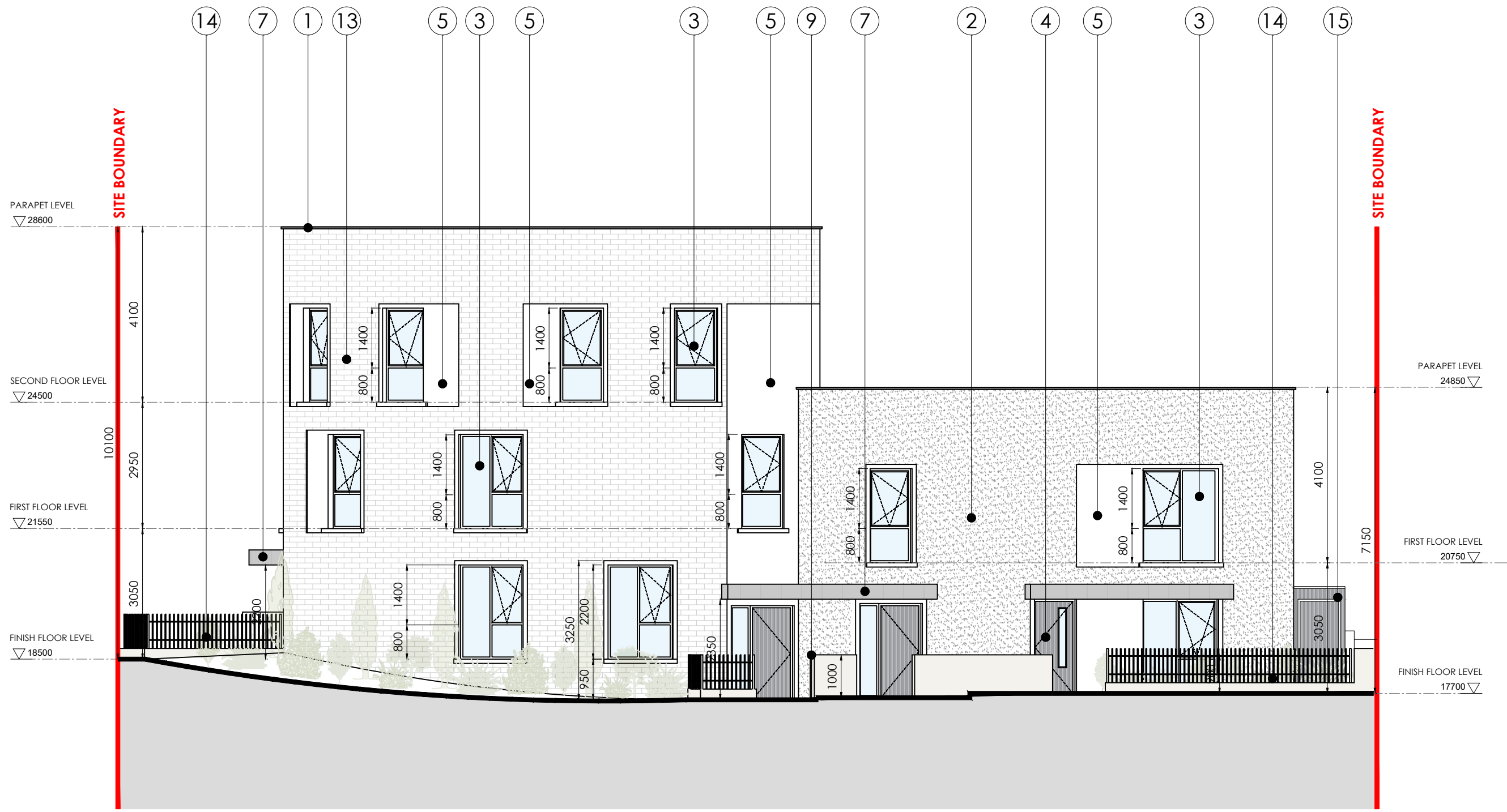
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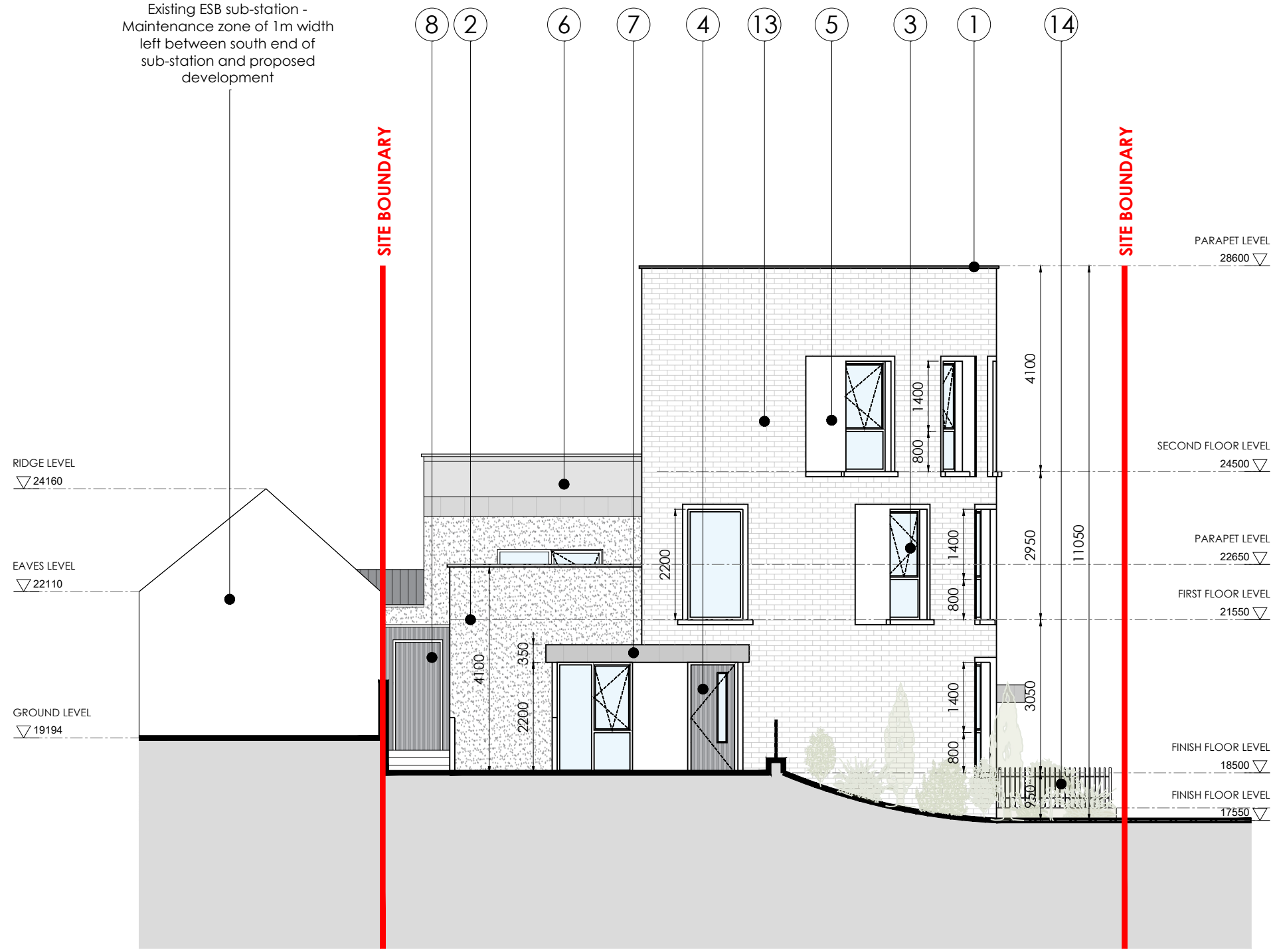
PLANNING

DRAWING NUMBER:

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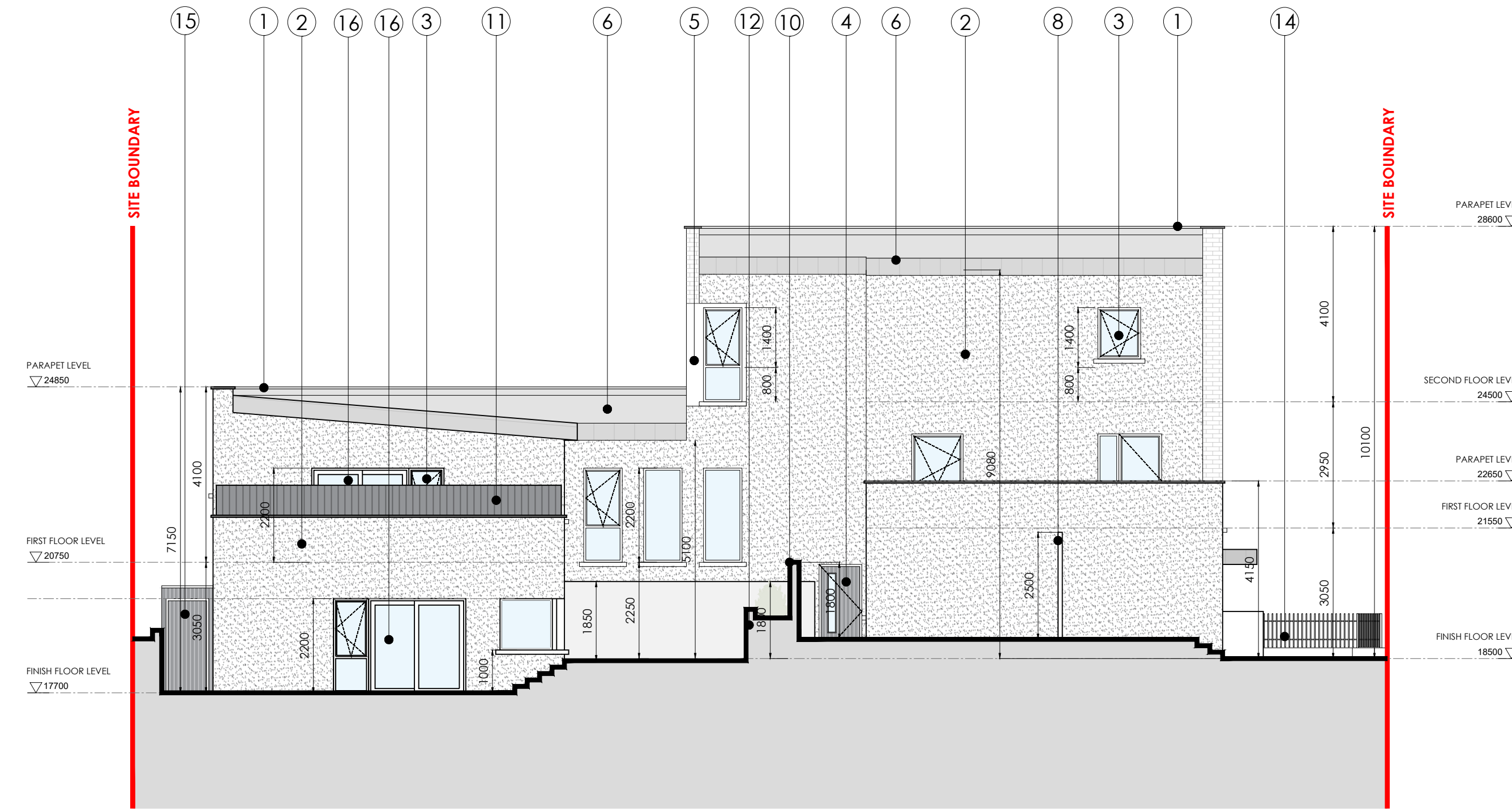
PROPOSED SOUTH (FRONT) ELEVATION
Scale 1:100



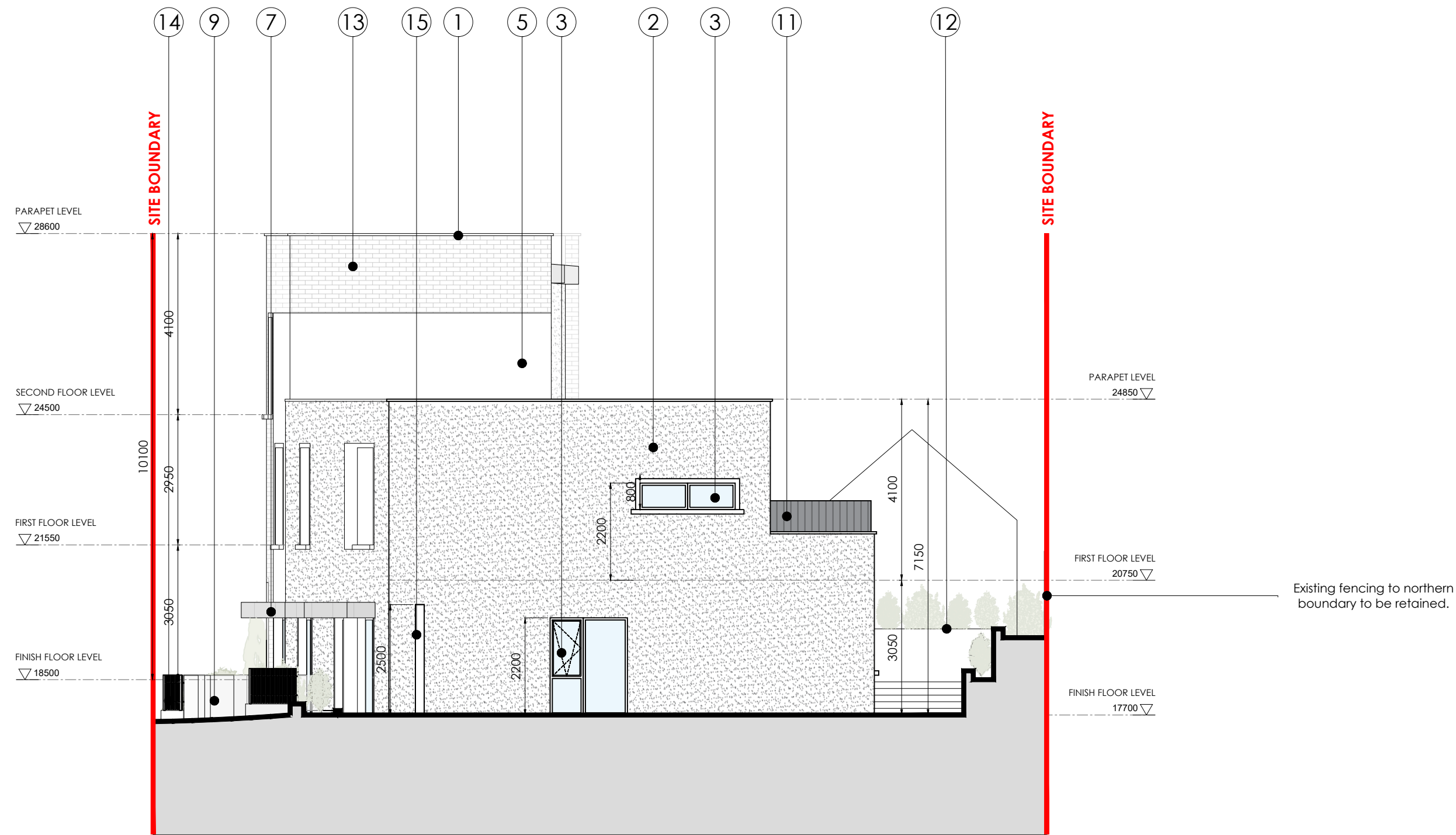
PROPOSED WEST (SIDE) ELEVATION
Scale 1:100

Materials Keys

- 1 Pressed aluminium capping to parapet
- 2 Wet dash render finish to external walls in select colour
- 3 Double-glazed uPVC windows to architects specified colour - concrete cills to select colour
- 4 Entrance doors with composite cladding finish to architects specified colour
- 5 Smooth plaster finish in select colour
- 6 Mono-pitched roof with single ply roofing membrane. Standing seam metal finish to fascia only
- 7 Overhanging metal canopy to architects specified colour
- 8 Access gate to maintenance zone of ESB Sub-station. Metal framed gate with composite cladding panels to match entrance doors
- 9 900mm high block-work wall between unit entrances - Painted render finish to select colour
- 10 Block-work retaining walls between outdoor spaces of units. Painted render finish to select colour. 1800mm in height.
- 11 Privacy screen mounted on blockwork balcony with smooth plaster finish to select colour to achieve a total height of 1800mm.
- 12 Block-work retaining walls to rear outdoor spaces of units with selected planting behind
- 13 Brick finish to select external walls
- 14 New 215mm high (at lowest point) blockwork wall with 800mm mounted rail fence
- 15 Access gate for Apartment 2 rear garden and terrace.
- 16 Double-glazed uPVC sliding glass doors to architects specified colour

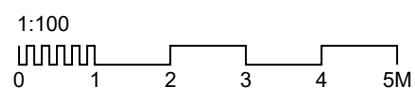


PROPOSED NORTH (REAR) ELEVATION
Scale 1:100



PROPOSED EAST (SIDE) ELEVATION
Scale 1:100

PROPOSED ELEVATIONS
Scale 1:100



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GENERAL NOTES

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REVISION REGISTER

NUMBER	DATE	DESCRIPTION	DRAWN	CHECKED	APPROVED
P01	19/12/2024	PART 8 ISSUE	KC	PH	PH



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► Unit 3 Watersedge, Riverside Way, Midleton, Co. Cork
TELEPHONE: 052 6129966
EMAIL: info@aitiri.ie

CLIENT:

CORK CITY COUNCIL

PROJECT:

PROPOSED HOUSING AT CLANRICKARDE LODGES, BOREENMANNA ROAD, CORK.

DRAWING TITLE:

PROPOSED ELEVATIONS

SCALE:

1:100

STATUS:

PLANNING

DRAWING NUMBER:

2318-AA-ZZ-DR-A-P-2000



PROPOSED SOUTH (FRONT) CONTIGUOUS ELEVATION
SCALE 1:200



PROPOSED WEST (SIDE) CONTIGUOUS ELEVATION
SCALE 1:100

STANDARD INSTRUCTIONS

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REVISION REGISTER

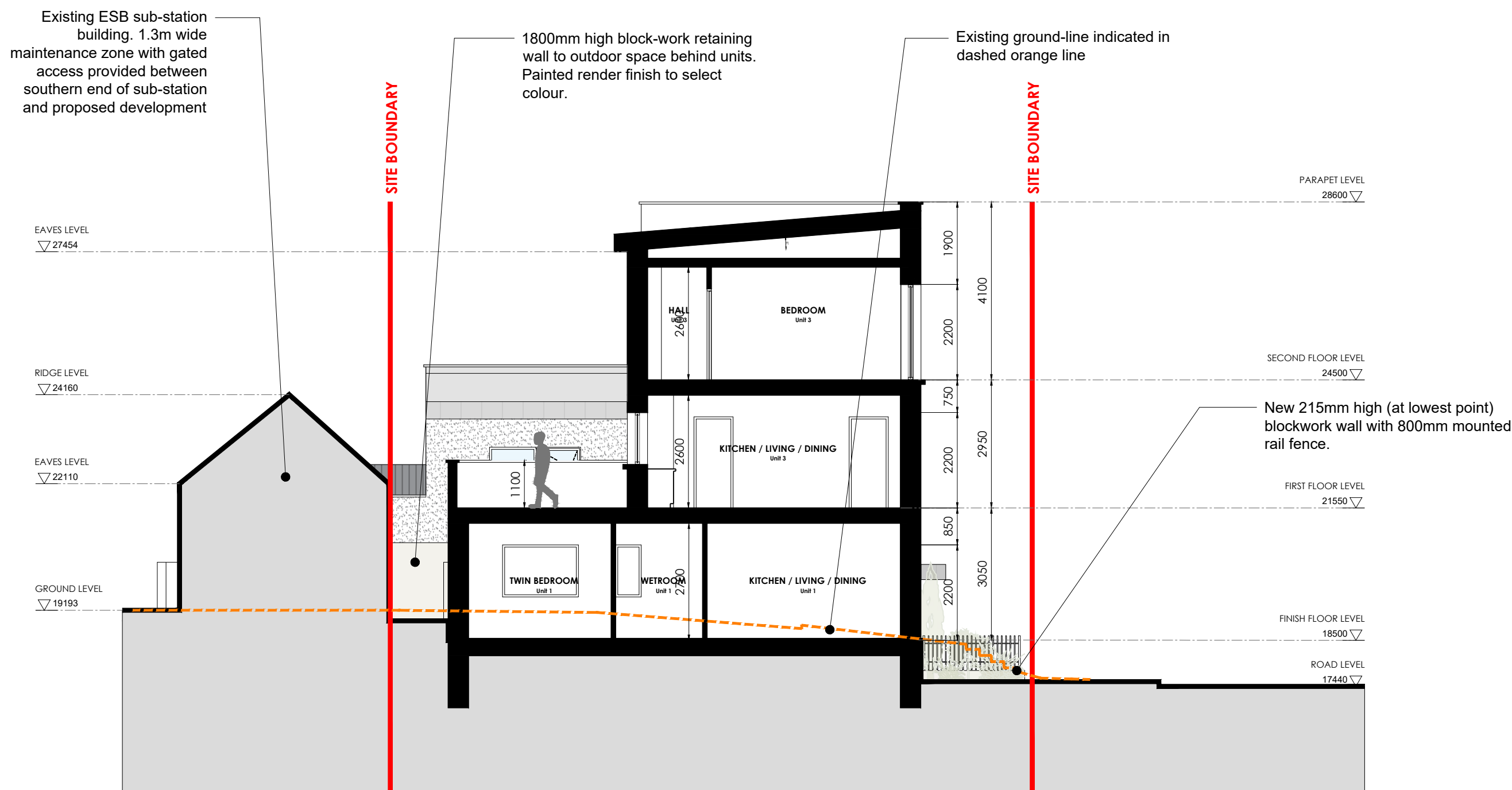
NUMBER	DATE	DESCRIPTION	DRAWN	CHECKED	APPROVED
P01	19/12/2024	PART 8 ISSUE	KC	PH	PH



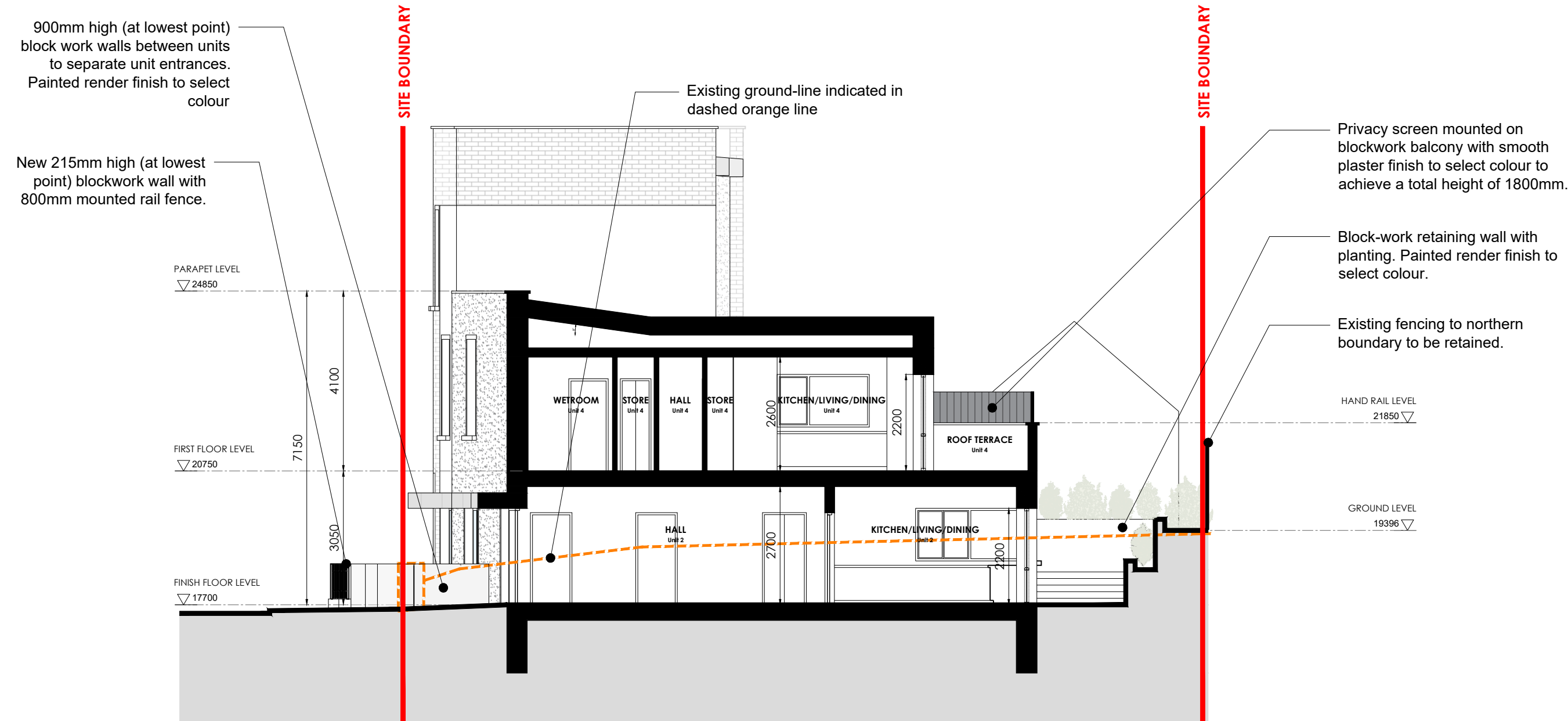
► Anglessea House, Anglessea Street, Clonmel, Co. Tipperary
► Unit 3 Watersedge, Riverside Way, Midleton, Co. Cork
TELEPHONE: 052 61291966
EMAIL: info@aitiri.ie

CLIENT:
CORK CITY COUNCIL
PROJECT:
PROPOSED HOUSING AT CLANRICKARDE LODGES, BOREENMANNA ROAD, CORK.
DRAWING TITLE:
PROPOSED CONTIGUOUS ELEVATIONS

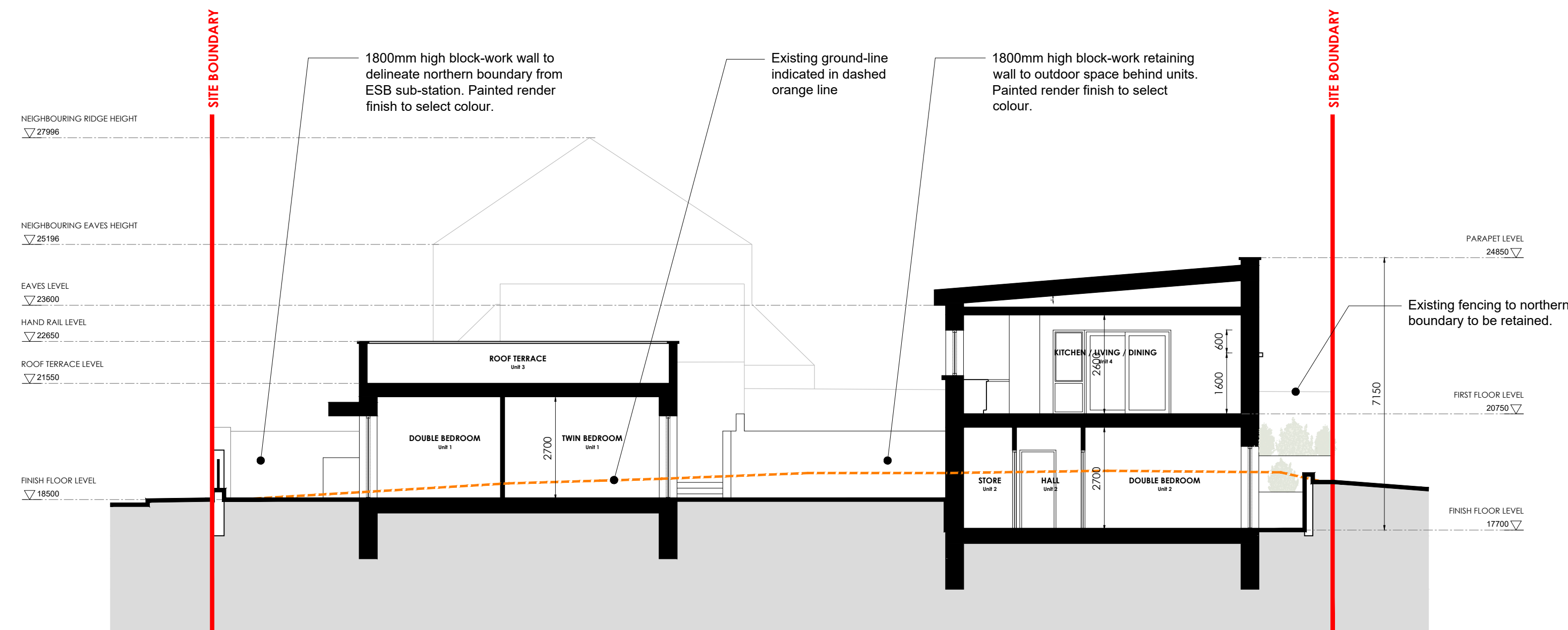
SCALE:
1:100 & 1:200
STATUS:
PLANNING
DRAWING NUMBER:
2318-AA-ZZ-ZZ-DR-A-P-2100



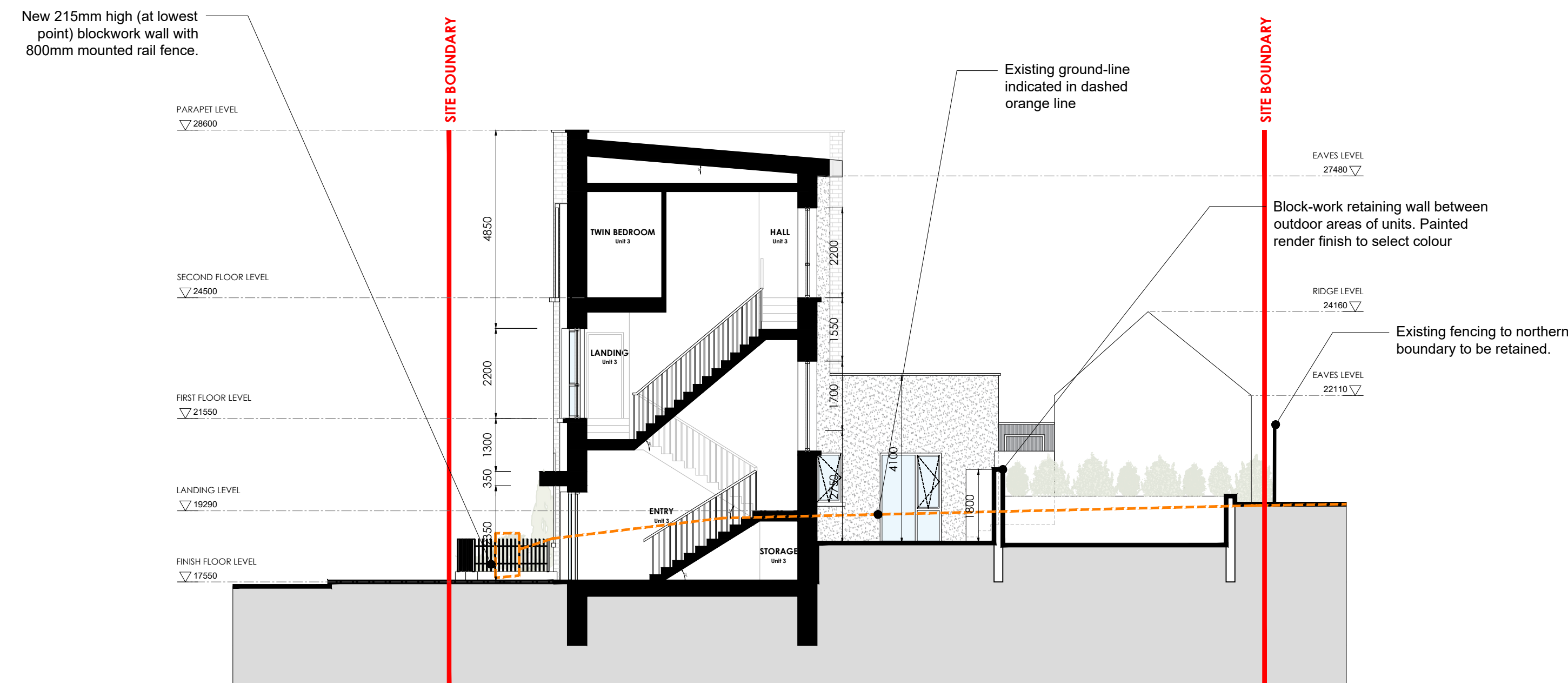
SECTION AA
SCALE 1:100



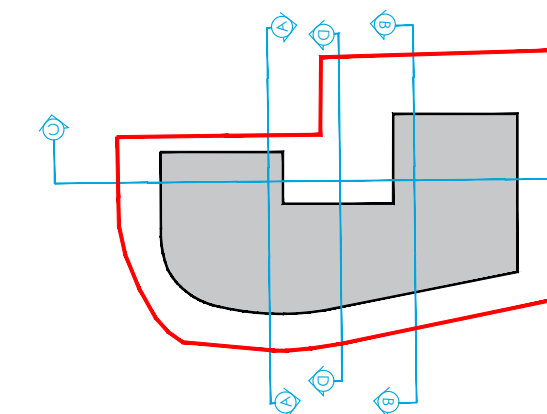
SECTION BB
SCALE 1:100



SECTION CC
SCALE 1:100



SECTION DD
SCALE 1:100



SECTION KEY
SCALE 1:500

PROPOSED SECTIONS
Scale 1:100

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CORK CITY COUNCIL

PROJECT:
PROPOSED HOUSING AT CLANRICKARDE LODGES, BOREENMANNA ROAD, CORK.

DRAWING TITLE:
PROPOSED SECTIONS

SCALE:
1:100

STATUS:
PLANNING

DRAWING NUMBER:
2318-AA-ZZ-ZZ-DR-A-P-3000



South Western aerial view



South Western Street View



Street View



South Eastern Street View

PROPOSED 3D VIEWS OPTION 1
Not to Scale

STANDARD INSTRUCTIONS

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REVISION REGISTER

[illegible]

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Co. Tipperary

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TELEPHONE: 052 6128966

CLIENT:
CORK CITY COUNCIL

PROJECT:
PROPOSED HOUSING AT
CLANRICKARDE LODGES,
BOREENMANNA ROAD, CORK.

DRAWING TITLE:
PROPOSED 3D VIEWS

SCALE:
NOT TO SCALE

STATUS:
PLANNING

DRAWING NUMBER:
2318-AA-ZZ-ZZ-DR-A-P-6000