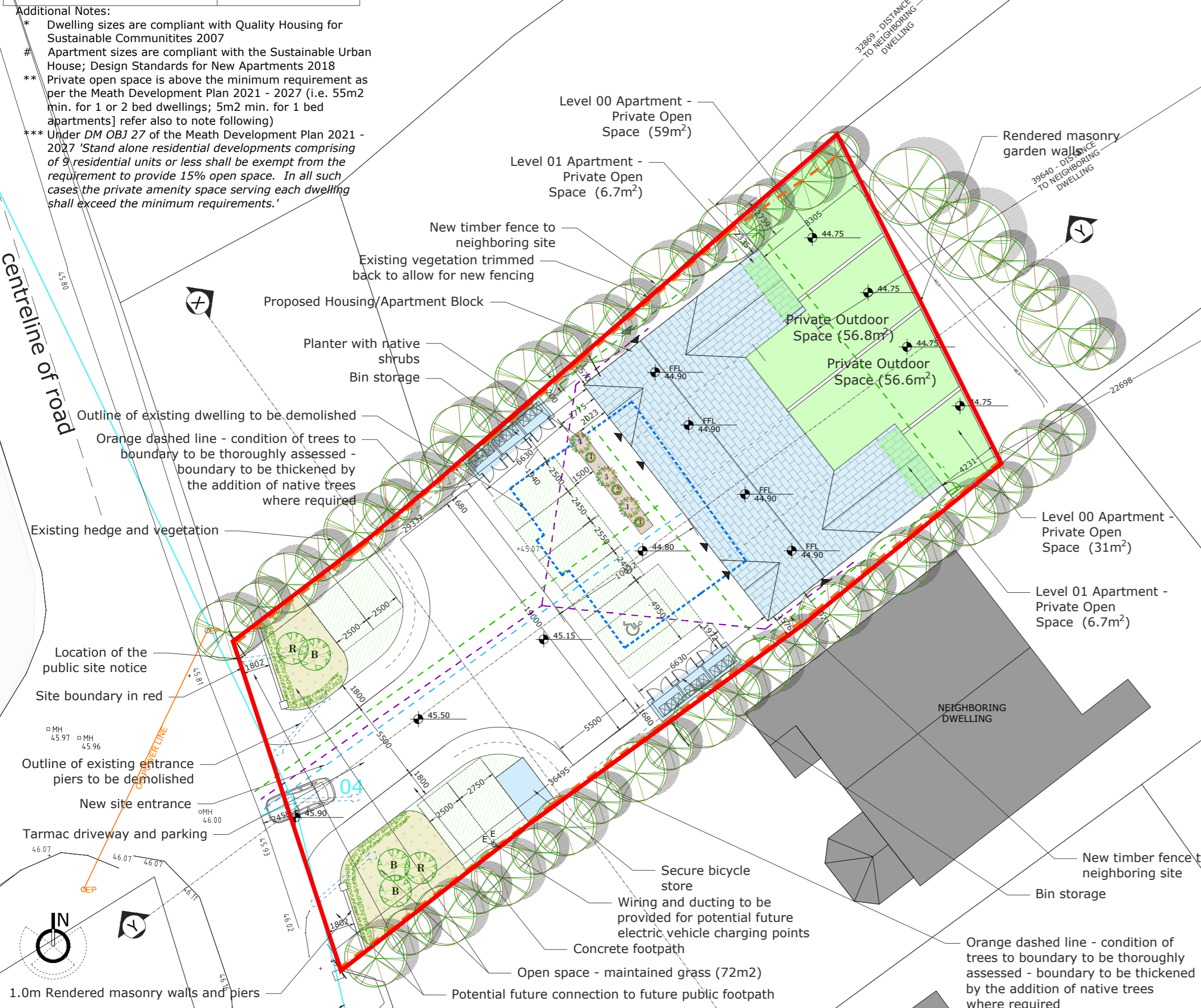


### SWAN LANE - NOTES

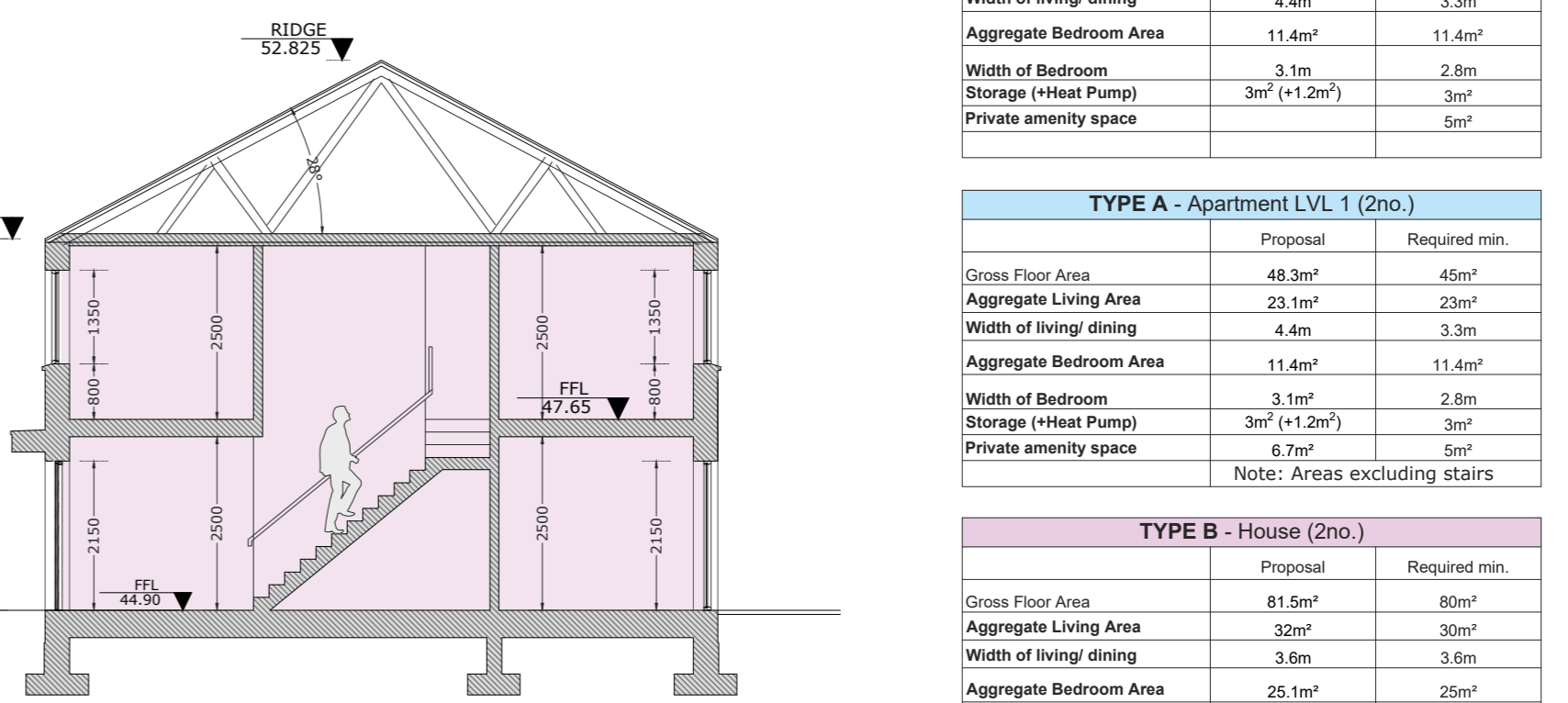
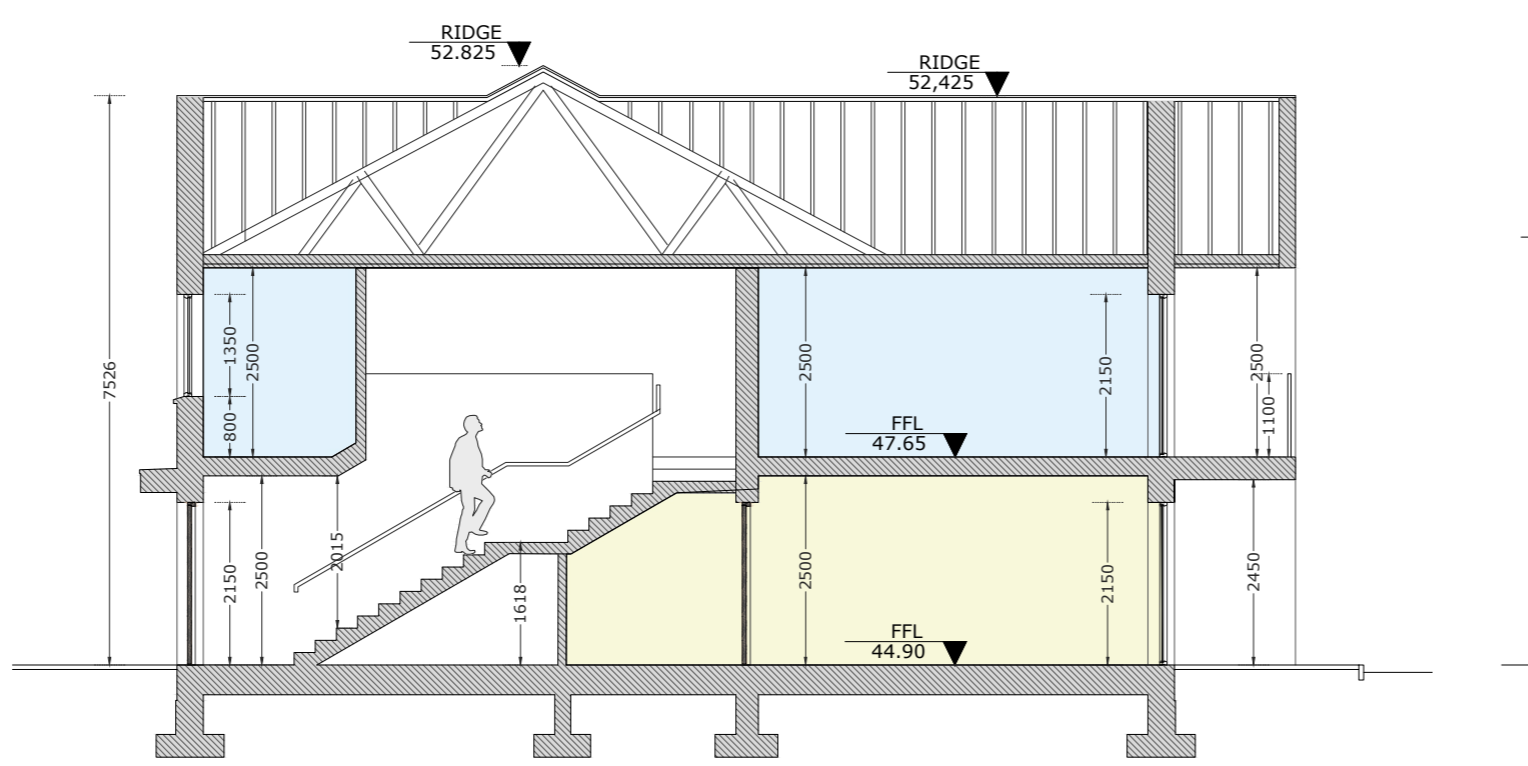
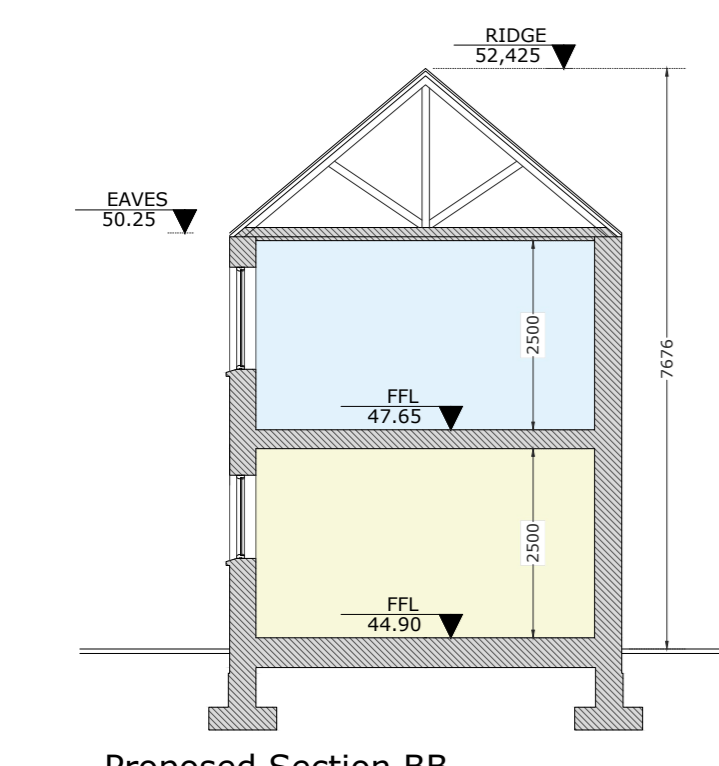
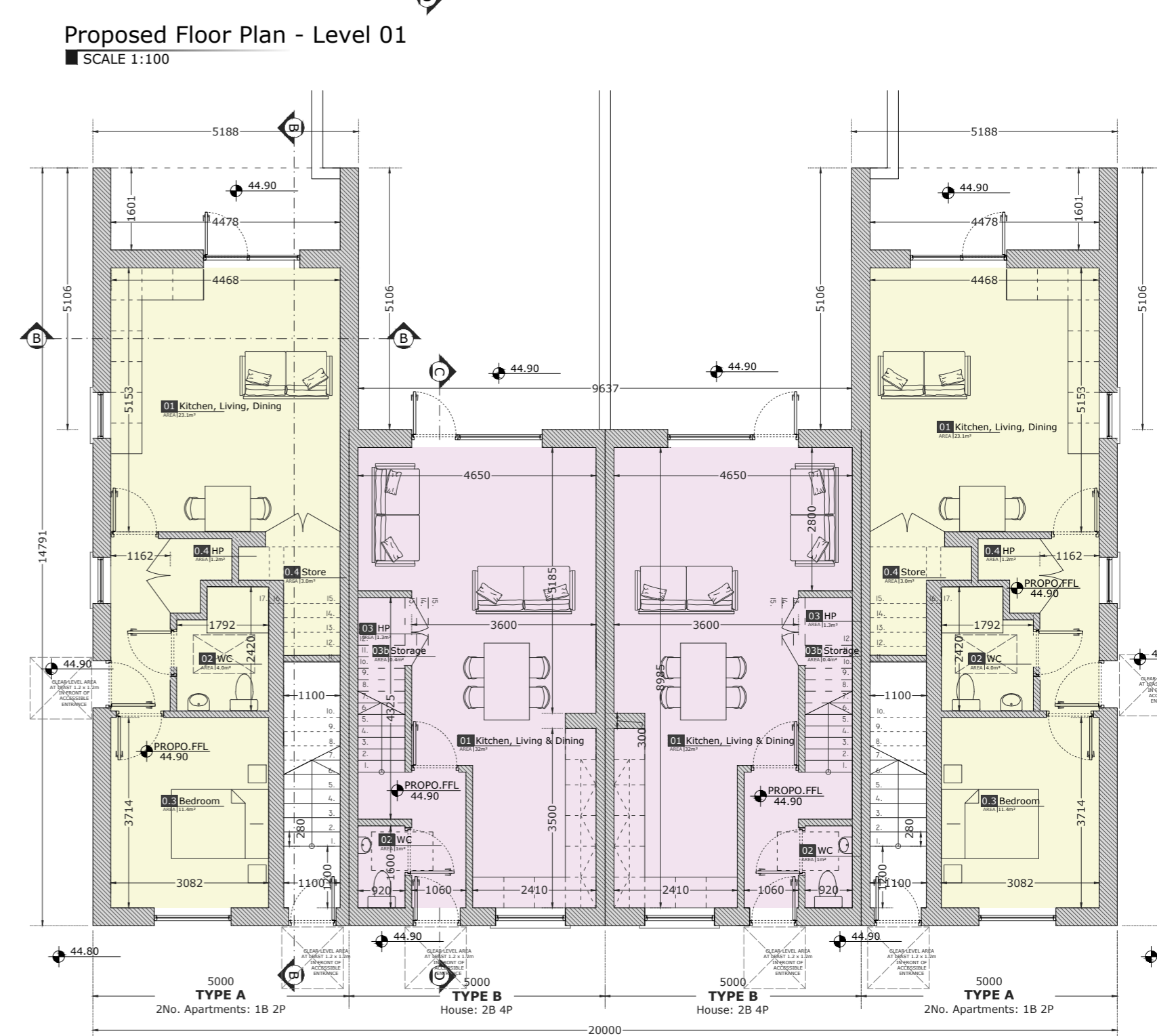
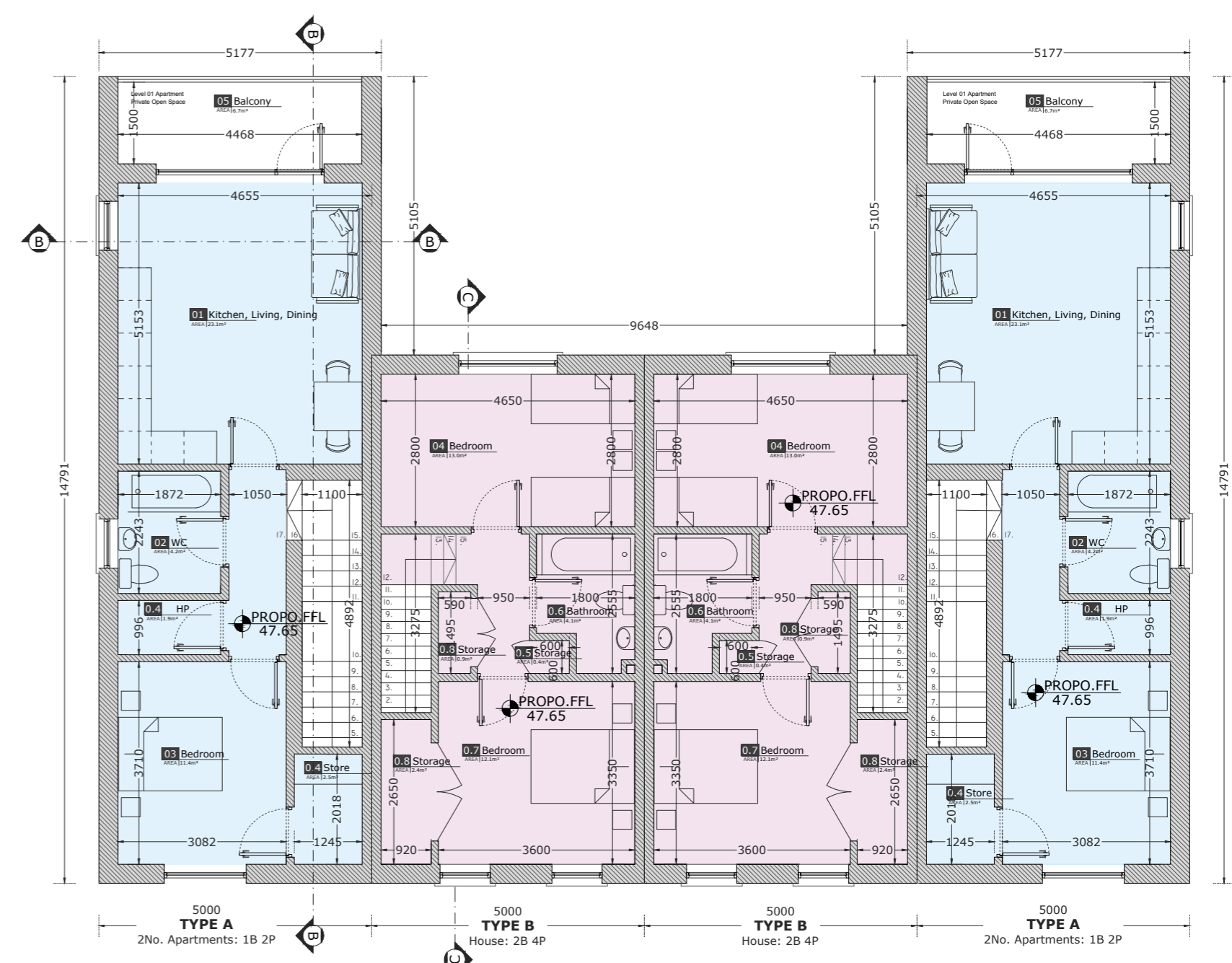
<b>No. of units:</b>	
2B 4P 2S *	= 2
1B 2P 1S #	= 4
<b>Total no. of units:</b>	6
<b>No. of car parking spaces:</b>	9
(9no. required)	
<b>No. of secure bicycle spaces:</b>	6
(5no. required)	
<b>Fire tender access:</b>	Yes
<b>Public open space: **</b>	72m <sup>2</sup>

- ### LEGEND
- SITE BOUNDARY
  - PROPOSED BUILDING
  - PROPOSED WASTE WATER TO ADJACENT EXISTING PUBLIC SEWER
  - RAIN WATER TO EXISTING ADJACENT PUBLIC DRAINAGE SYSTEM
  - WATER CONNECTION TO EXISTING IRISH WATER ADJACENT SYSTEM



**SITE AREA = 0.1229 Ha**

**Proposed Site Plan**  
SCALE 1:250



TYPE A - Apartment LVL 0 (2no.)		
	Proposal	Required min.
Gross Floor Area	48.9m <sup>2</sup>	45m <sup>2</sup>
Aggregate Living Area	23.1m <sup>2</sup>	23m <sup>2</sup>
Width of living/ dining	4.4m	3.3m
Aggregate Bedroom Area	11.4m <sup>2</sup>	11.4m <sup>2</sup>
Width of Bedroom	3.1m	2.8m
Storage (Heat Pump)	3m <sup>2</sup> (+1.2m <sup>2</sup> )	3m <sup>2</sup>
Private amenity space	5m <sup>2</sup>	5m <sup>2</sup>

TYPE A - Apartment LVL 1 (2no.)		
	Proposal	Required min.
Gross Floor Area	48.9m <sup>2</sup>	45m <sup>2</sup>
Aggregate Living Area	23.1m <sup>2</sup>	23m <sup>2</sup>
Width of living/ dining	4.4m	3.3m
Aggregate Bedroom Area	11.4m <sup>2</sup>	11.4m <sup>2</sup>
Width of Bedroom	3.1m	2.8m
Storage (Heat Pump)	3m <sup>2</sup> (+1.2m <sup>2</sup> )	3m <sup>2</sup>
Private amenity space	6.7m <sup>2</sup>	5m <sup>2</sup>

Note: Areas excluding stairs

TYPE B - House (2no.)		
	Proposal	Required min.
Gross Floor Area	81.5m <sup>2</sup>	80m <sup>2</sup>
Aggregate Living Area	32m <sup>2</sup>	30m <sup>2</sup>
Width of living/ dining	3.6m	3.6m
Aggregate Bedroom Area	25.1m <sup>2</sup>	25m <sup>2</sup>
Width of Bedroom (double)	2.8m + 3.35m	2.8m
Storage	4.1m <sup>2</sup> (+1.3m <sup>2</sup> HP)	4m <sup>2</sup>

