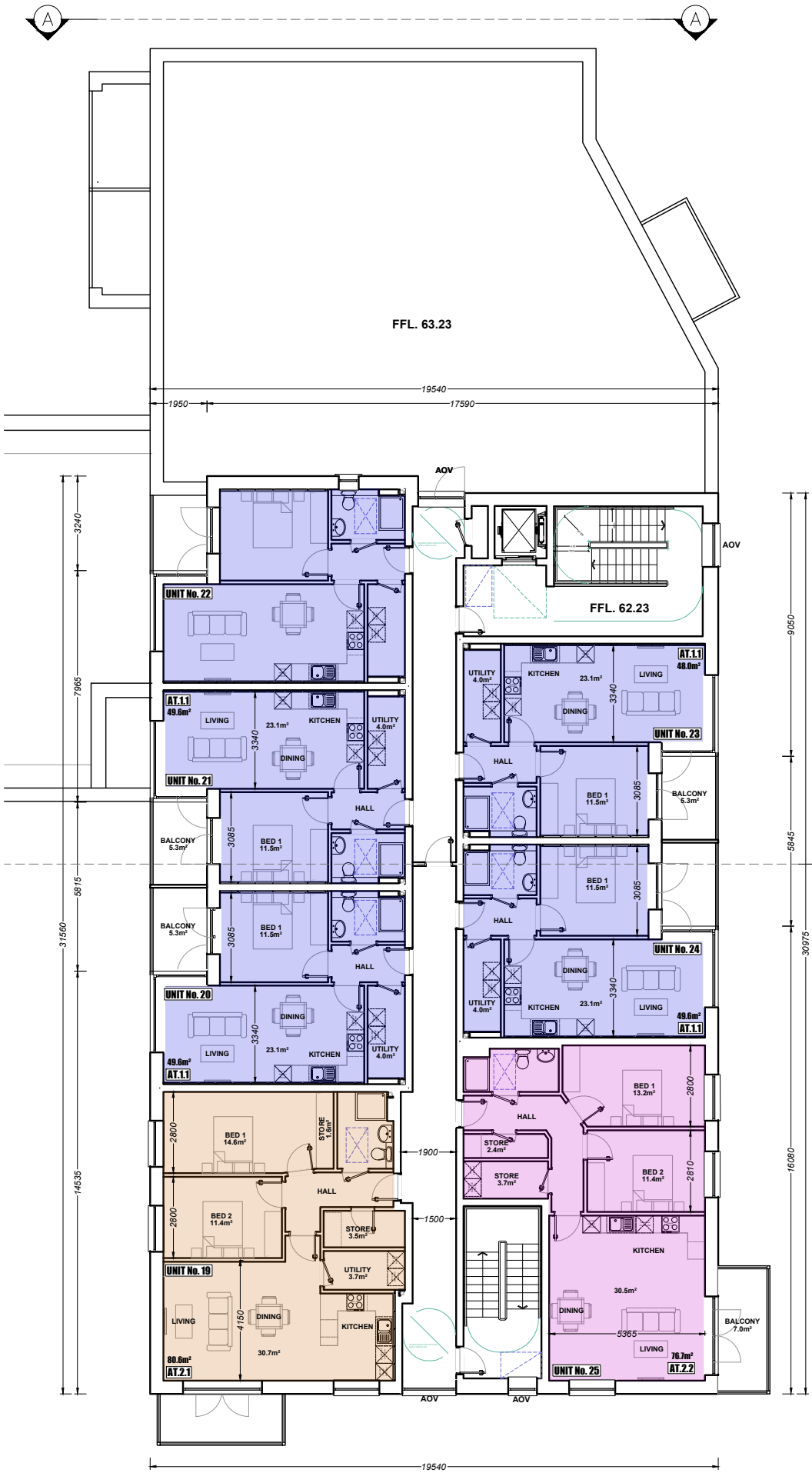
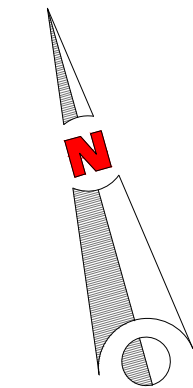
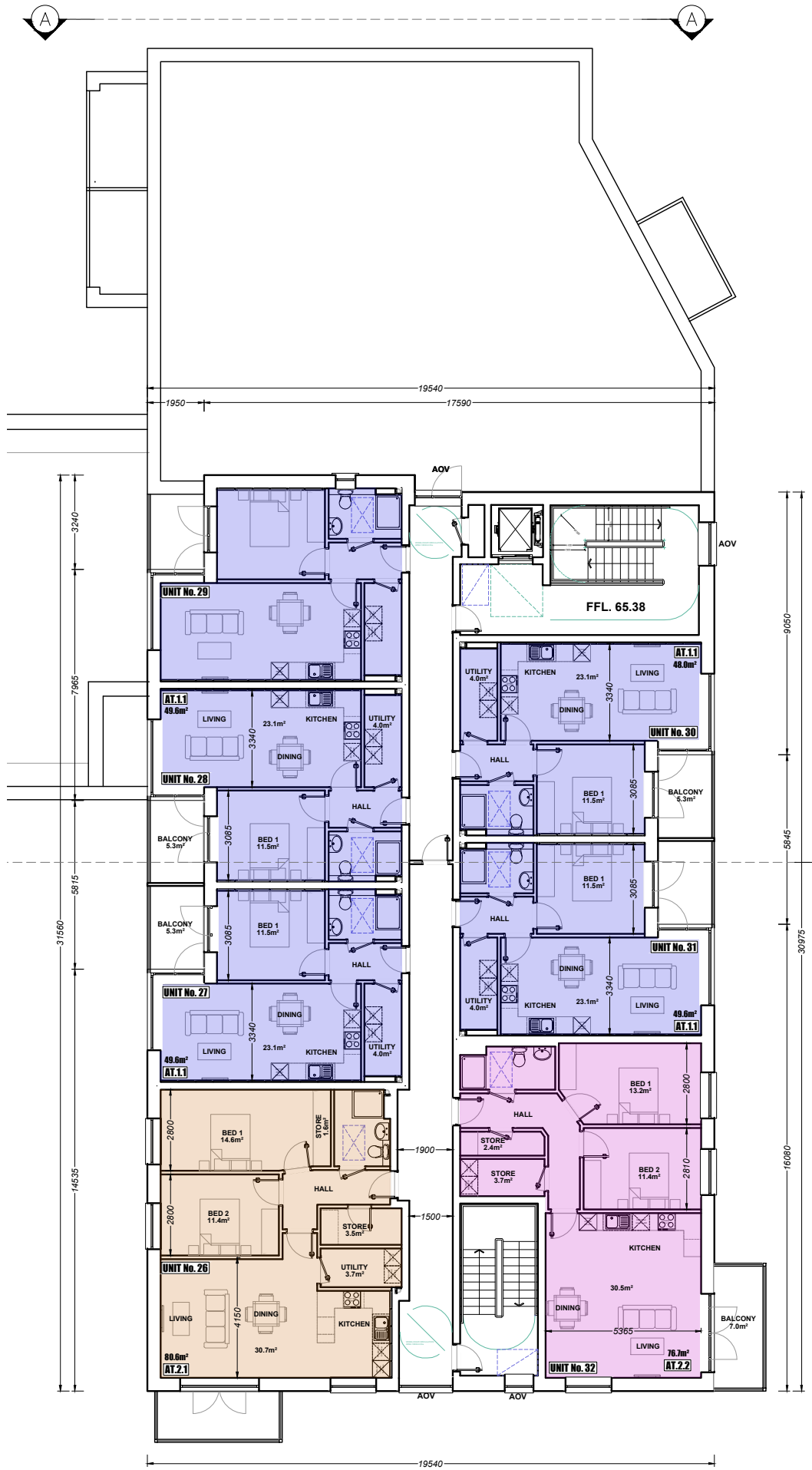
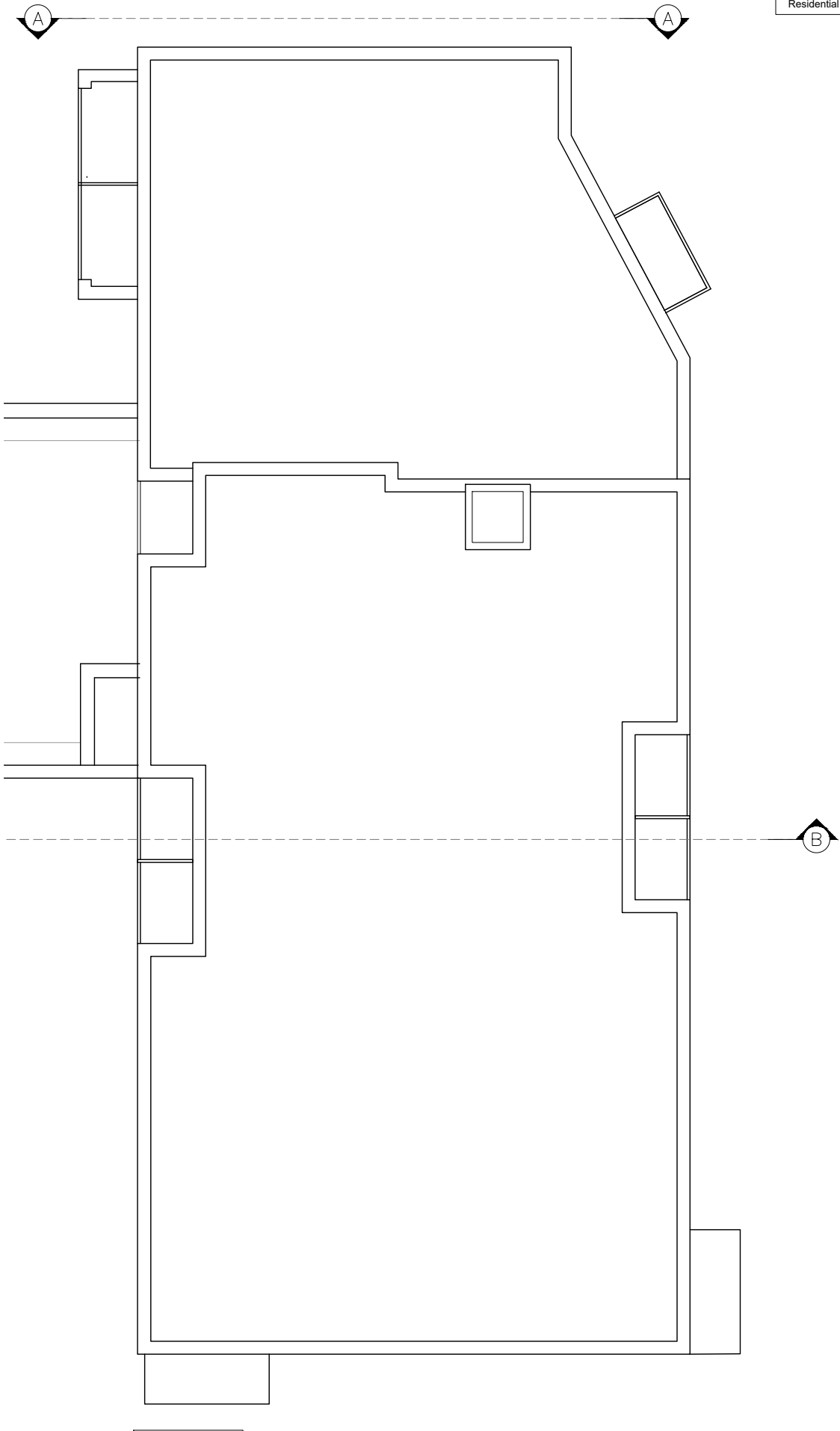




SECOND FLOOR PLAN



THIRD FLOOR PLAN



ROOF PLAN

Notes:			
THIS DRAWING IS FOR PLANNING PURPOSES ONLY. ALL DIMENSIONS TO BE CHECKED PRIOR TO WORK COMMENCING.			
LEGEND			
Application boundary area shown in red	-----		
Outline of Permitted Croche Building	-----		
Proposed site notice location indicated with 'X' symbol	X		
KEY AREAS			
Site Area	0.51Ha	Proposed Development area	3928 m ²
AREA TYPES			
Type	Area	Key Colour	
Community Space Area	301.7m ²		
Retail Space Net Area	567m ²		
Retail Space Gross Area	987.8m ²		
Residential Space Unit Area	1,933.6m ²		
Residential Space Ancillary Area	540.6m ²		
Residential Space Overall Area	2,474.2m ²		
Residential Communal Amenity Area	184m ²		

32no. Units
Units No: 01-32

Project Name				
Unit Types				
Type	Bed/Person	Unit No.	Area	Key Colour
AT.1.1	1B/1P	19	49.6m ²	
AT.2.1	2B/4P	4	80.3m ²	
AT.2.2	2B/4P	4	76.7m ²	
AT.2.3	2B/3P	1	72.0m ²	
AT.3	2B/4P	2	78.1m ²	
AT.4	2B/3P	2	67.5m ²	

Sustainable Urban Housing: Design Standards for New Apartments Apartment Type 1.1 - 1bed Apartment		
Area Requirements	Areas	
Floor Area	45m ²	49.6
Agg. Living Area	23m ²	23.1
Agg. Bedroom Area	11.4m ²	11.5
Storage	3m ²	4.0
Double Bed	11.4m ²	11.5
Living Room Width	3.3m	3.3
Private Amenity	5m ²	5.3
Communal Amenity	5m ²	5.0

Sustainable Urban Housing: Design Standards for New Apartments Apartment Type 2.2 - 2bed/4p Apartment		
Area Requirements	Areas	
Floor Area	73m ²	76.7
Agg. Living Area	30m ²	30.5
Agg. Bedroom Area	24.4m ²	24.6
Storage	6m ²	6.1
Double Bed	11.4m ²	11.4
Master Bed	13m ²	13.2
Living Room Width	3.6m	5.4
Private Amenity	7m ²	7.0
Communal Amenity	7m ²	7.0

Sustainable Urban Housing: Design Standards for New Apartments Apartment Type 2.1 - 2bed/4p Apartment		
Area Requirements	Areas	
Floor Area	73m ²	80.3
Agg. Living Area	30m ²	30.7
Agg. Bedroom Area	24.4m ²	26.1
Storage	6m ²	8.9
Double Bed	11.4m ²	11.4
Master Bed	13m ²	14.6
Living Room Width	3.6m	4.1
Private Amenity	7m ²	7.0
Communal Amenity	7m ²	7.0

Sustainable Urban Housing: Design Standards for New Apartments Apartment Type 2.3 - 2bed/3p Apartment		
Area Requirements	Areas	
Floor Area	63m ²	72.0
Agg. Living Area	28m ²	28.5
Agg. Bedroom Area	20.1m ²	21.5
Storage	5m ²	6.1
Single Bed	7.1m ²	8.1
Master Bed	13m ²	13.5
Living Room Width	3.6m	4.3
Private Amenity	6m ²	6.3
Communal Amenity	6m ²	6.0

Sustainable Urban Housing: Design Standards for New Apartments Apartment Type 3 - 2bed/4p Apartment		
Area Requirements	Areas	
Floor Area	73m ²	78.1
Agg. Living Area	30m ²	30.1
Agg. Bedroom Area	24.4m ²	25.1
Storage	6m ²	6.8
Double Bed	11.4m ²	11.4
Master Bed	13m ²	13.7
Living Room Width	3.6m	4.1
Private Amenity	7m ²	7.1
Communal Amenity	7m ²	7.0

Sustainable Urban Housing: Design Standards for New Apartments Apartment Type 4 - 2bed/3p Apartment		
Area Requirements	Areas	
Floor Area	63m ²	67.5
Agg. Living Area	28m ²	28.0
Agg. Bedroom Area	20.1m ²	21.6
Storage	5m ²	5.2
Single Bed	7.1m ²	8.3
Master Bed	13m ²	13.3
Living Room Width	3.6m	4.3
Private Amenity	6m ²	7.1
Communal Amenity	6m ²	6.0

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Stage Abbreviations:
SU-Survey, SK-Sketch, PP-Preplanning, PA-Planning Application, FI-Further Information, AP-Appeal, RC-Response To Conditions, TE-Tender, FC-File Cert, LE-Contract / Legal, AL-Application, CM-Commencement, CO-Construction, AS-As Built, MM-Marketing Material

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O'FLYNN CONSTRUCTION UNLIMITED COMPANY

RESIDENTIAL DEVELOPMENT AT BALLINGLANN, GLANMIRE CO. CORK

BLOCK A_004

FOR PLANNING

01	ISSUED FOR PLANNING	15.07.2026	CM
Rev	DETAIL	DATE	BY