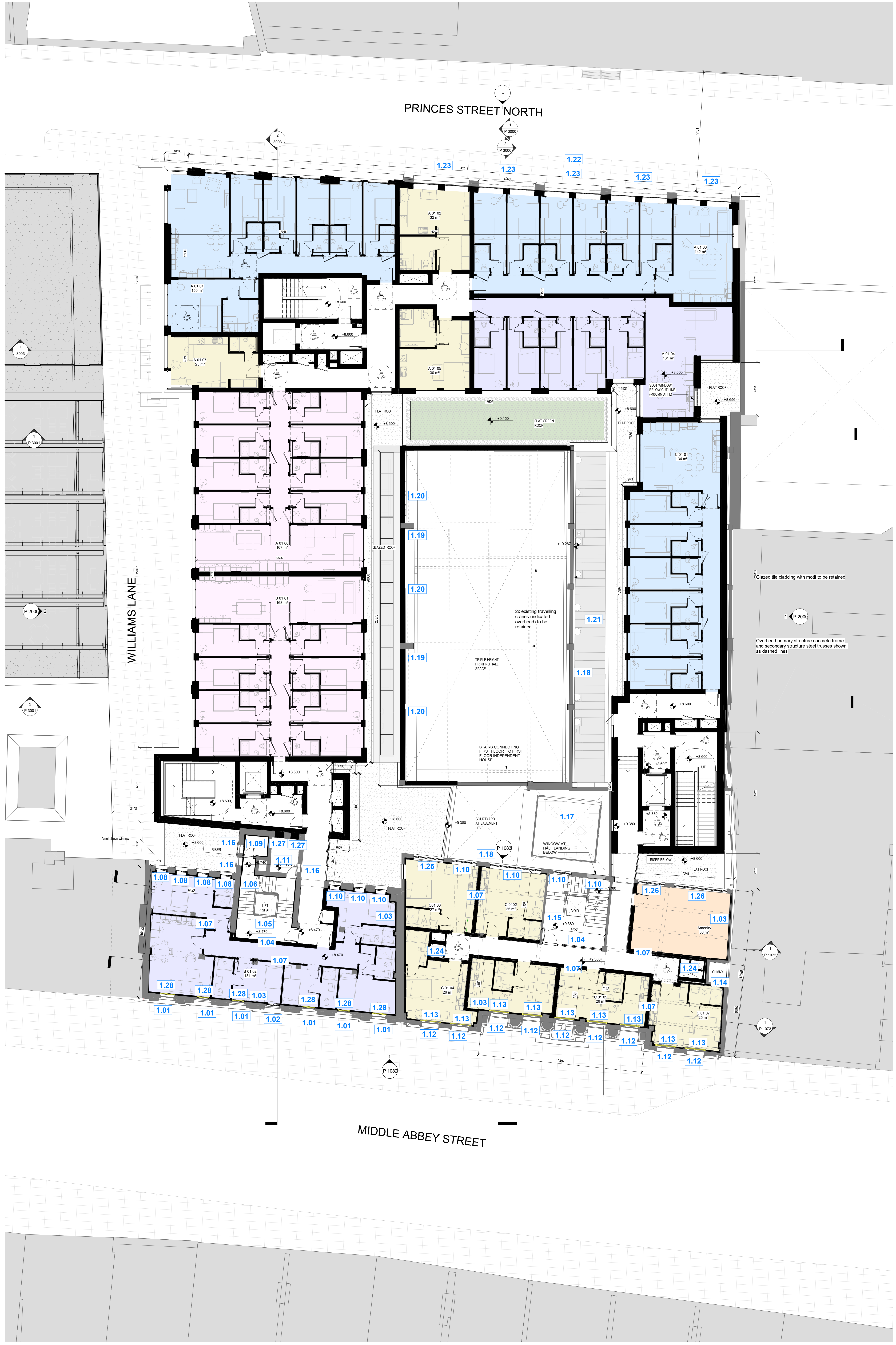
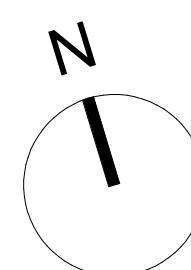




PROPOSED DRAWINGS LEGEND

General Notes:

All drawings are to be read in conjunction with the Architectural Heritage Impact Assessment, the Architectural Design Statement and accompanying Consultant reports. Any works to the Protected Structures will be carried out in accordance with current conservation best practice, where appropriate using traditional techniques and materials. Historic fabric of significance will be retained using a combination of conservation and restoration repair techniques.

- SITE BOUNDARY
- EXISTING FABRIC
- PROPOSED FABRIC
- EXISTING SALVAGED FABRIC TO BE REUSED IN NEW LOCATION
- DOORS
 - EXISTING DOOR
 - PROPOSED NEW DOOR
- WINDOWS
 - SECONDARY GLAZING
 - EXISTING GLAZING TO BE REPAIRED / RESTORED
 - PROPOSED NEW WINDOW

- ROOM LEGEND
- STUDIO
 - 5 BED CLUSTER
 - 6 BED CLUSTER
 - 8 BED CLUSTER

PROPOSED WORKS TO PROTECTED STRUCTURES LEGEND

- Original steel windows refurbished.
- New window to match original.
- New internal insulation installed to the inside face of the external walls. Original plain run cornices and skirting boards to be reinstated post installation.
- New fire-rated screen to match original installed to existing stair core.
- Original passenger lift retained in place as a feature. To remain out of operation.
- Restore and conserve original granite stairs.
- New partition walls.
- Blocked up opens to rear of Emerald Chambers opened up and new windows to match original installed.
- WC use in original return to rear of Emerald Chambers retained.
- New windows installed in existing opens.
- Original tile floors in Emerald Chambers return to be retained and refurbished.
- Original steel casement windows to be refurbished.
- All original window fabric, including secondary glazing, in front elevation to be retained and refurbished. Please refer to Conservation Architects AHIA for conservation methodologies.
- Chimney breast retained at upper levels.
- Restore and conserve original concrete stairs. Original handrail reinstated following lift removal. New balustrade installed to existing stairs to ensure compliance with building regulations.
- Original steel framed windows in rear facade to be refurbished.
- Original glazed roof to workshop building to be upgraded.
- Glazed brick external cladding to be retained and repaired.
- Existing original concrete columns retained, the cladding retained, remaining areas of gentry flooring to be retained.
- Existing radiators to be retained.
- All sloped glazing to be upgraded.
- Prince's Street facade retained. In part, refer to North Elevation for further information.
- New glazing installed in existing opens.
- New opens in existing slabs for provision of services.
- Following removal of return, new window proposed in original window size / recreation of original facade proportions. All other opens to be filled in to recreate original facade proportions.
- Existing blocked up opens opened up, new windows installed, open size and fenestration set out to reference original windows.
- Original steel windows in rear facade of Emerald Chambers returned removed. Existing Open to be filled in.
- Secondary glazing added to improve acoustic and thermal properties of restored original windows. Note that there is a contemporary secondary glazing / screen in place inside the original windows of Emerald Chambers at first floor level, these are of no heritage merit and are to be removed.

Please refer to drawing series '1050 - Works to Protected Structures' for full description of Demolition / Fabric Removal and Proposed Works to Emerald Chambers and Independent House

REV	DATE	DESCRIPTION	CHK	DRN
002	28/03/2025	ISSUED FOR PLANNING PERMISSION	PMG	PMG
001	13/11/2024	ISSUED FOR LHD SUBMISSION	PMG	PMG

STATUS CODE DESCRIPTION
ISSUED FOR PLANNING PERMISSION

CLIENT
Summix IHD Developments Limited

PROJECT
Independent House Student Accommodation

DRAWING
PROPOSED PLAN
FIRST FLOOR PLAN

PROJECT NUMBER 901193	DATE 28/03/2025
SCALE: A3 1 : 100	DRAWN/CHECKED: PM & HGI PMG
STATUS CODE: DRAWING NUMBER P 1011	REVISION P02

Henry J Lyons
Architecture + Interiors
henryj@hjl.com

+353 1 888 3333
info@henryj.com

51-54 Parnell Street
Dublin D02 X468