DO NOT SCALE. WORK TO FIGURED DIMENSIONS ONLY.
ALL EXISTING DIMENSIONS TO BE CHECKED ON SITE.
DRAWN ON AUTOCAD R2004 AT DEADY GAHAN ARCHITECTS LTD
LAYERS ON THIS DRAWING COMPLY WITH BS 1192: PART 5

2024 SUSTAINABLE AND COMPACT SETTLEMENT GUIDELINES FOR PLANNING AUTHORITIES - APPENDIX B - TABLE 1 KEY:		
KEY:	SITE BOUNDARY (RED LINE) : 2.28 Ha	AREA (SQ.M.)
	DEVELOPABLE AREA (Based on the includable areas set out in Table 1 of the Compact Growth Guidelines 2024 Appendix B)	1.75 Ha
AREAS EXCLUDED FROM DEVELOPABLE AREA CALCULATION		
	EXISTING ROAD NETWORK AND MAJOR ROADS/STREETS SUCH AS ARTERIAL STREETS AND LINK STREETS AS DEFINED BY SECTION 3.2.1 DMURS. (PRIMARY LOCAL STREET)	0.15 Ha
	LARGER, REGIONAL OR DISTRICT PARKS, WAYLEAVES OR RIGHTS OF WAY (OPW BUFFER ZONE)	0.19 Ha
	LANDS FOR PRIMARY SCHOOLS, CHURCHES AND OTHER COMMUNITY SERVICES AND FACILITIES (CRECHE SITE)	0.19 Ha

SITE ENTRANCE

SITE BOUNDARY OF APPLICATION SHOWN IN RED

OPW BUFFER ZONE

DEVELOPABLE AREA

OPEN SPACE

PERMITTED UNITS CURRENTLY UNDER CONSTRUCTION (ABP REF: 319009-24)

SITE BOUNDARY OF APPLICATION SHOWN IN RED

DEVELOPABLE AREA

CRECHE SITE

102 CHILD CRECHE

EXISTING ROAD NETWORK AND PRIMARY LOCAL STREET

EASEMENT FOR SERVICES

PERMITTED UNITS CURRENTLY UNDER CONSTRUCTION (ABP REF: 319009-24)

PERMITTED UNITS CURRENTLY UNDER CONSTRUCTION (ABP REF: 319009-24)

Ashfort
Eanach
an Róistigh

GLANTÁN

GOLF LINKS ROAD

Kylemore

DEVELOPABLE AREA CALCULATION

SCALE 1:1250 @ A3

date	rev	name	chk	note
16.06.26	P1	AL	EJG	ISSUE FOR PLANNING

DEADY GAHAN ARCHITECTS
THOMPSON HOUSE, MACCURTAIN ST., CORK
T: 021 4355016 W:WWW.DGARCHITECTS.IE
EMAIL:INFO@DGARCHITECTS.IE

Project
PROPOSED RESIDENTIAL DEVELOPMENT AT
OLD ORCHARD, NEWTON, MONALEEN
LIMERICK

Drawing title
DEVELOPABLE AREA CALCULATION

Scale	Drawn	Checked	Date
1:1250 @ A3	MP	EJG	19.05.26

Project No.	Drg. No.	Revision
24167	24167/P/008	P1

☐ Information \ Comments — Tender ☐
☐ Planning — Construction ☐