



2 SITE LOCATION 1:10000  
PB-08 1:10000

OSI Reference : 4004-15 & 4004-20  
OS 1000 GRID

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1 SITE LOCATION  
PB-08 1:1000

- The proposed development comprises of the construction of 5 no. dwellings consisting of:
- A terrace block of 2 no. 1-bed Single Storey dwelling, 2 No. 1-bed Apartments Two Storey and 1 no. 2-bed Two Storey dwelling.
  - Demolition and alterations to the existing boundary walls and construction of new boundary walls to the proposed site.
  - Demolition of existing walls bounding:
    - Glandour House, including entrance gate wall to Glandour House, and
    - Laneway connecting Woodstock Street with Castle Park housing estate.
  - Widening of existing lane way and construction of new wall bounding Glandour House Site.
  - Associated site development works including landscaping, drainage, public lighting, new paths and hard landscaping, ancillary site services and site development works above and below ground.

Issued for: Part 8 Application

**General Notes:**

Zoning: Existing / Infill Residential  
 Site Area: 0.1235 ha  
 Plot ratio: 0.25 max 0.5 - 0.35  
 Site coverage: 21.3% max 50%  
 Residential Density: 40 units/ha provided  
 Recommended: 50 lower or site specific  
 Open Space: 15%  
 Dev plan recommended 15%  
 Services:  
 Water: New connection  
 Foul: New connection  
 Surface Water: New connection

unit no.	Unit type	Bedroom/ Floors/ People	Gross internal floor area KCC Min standard	Living area	Bedroom area	Storage area	private open space KCC min
1	Apartment	1B-15-2P	57.5 45	26.4	12.2	3	33.6 5
2	House	1B-15-2P	55.2 55	25.6	13.7	3.1	49.8 48
3	House	1B-15-2P	57.5 55	25.2	14.1	3	90.9 48
4	House	2B-25-4P	87.6 85	29	25.5	7.7	60.1 55
5	Apartment	1B-15-2P	56 45	30.5	11.4	3	44 5

Extent of Site:   
 Lands in KCC Ownership:

Part 8 Application

Planning Ref No. P82022.19

- Notes:**
- This drawing has been prepared for planning purposes only
  - All drawings to be read in conjunction with all other consultant drawings. Architect to be informed immediately of any discrepancies
  - Figured dimensions only to be taken from this drawing. All dimensions and levels to be checked on site. Architect to be informed immediately of any discrepancies

**REVISION**

REV	NOTES	DATE

Kildare County Council,  
 Architectural Services Section,  
 Devoy Park,  
 Naas,  
 Co. Kildare  
 W91 X77F



**Project:**  
 Proposed 5 Social housing units at Glandour House, Woodstock Street, Athy, Co. Kildare. R14 WK25

**Client:**  
 Annette Aspell, Director of Housing

**Prepared By:** Capital Housing Team,  
 Architectural Services Section,  
 Housing Department,  
 Kildare County Council  
**Senior Architect:** David Creighton, MRIAI  
**Sen Exec Architect:** Patrick Henderson, MRIAI  
**Executive Architect:** Mary Morrissey  
**Executive Architect:** Gordon Weston

Dwg : SITE LOCATION	Project No: 17378
Scale : As indicated@A1	Dwg No: P8-02

Drawn By:      Checked By:      Date:  
 Author:      Checker:      14/10/2022 10:43:53