

CAR PARKING OF THE WILLOW
GROVE MENTAL HEALTH
ADOLESCENT UNIT

DDC PLAN NO 5400/22
RECEIVED: 08/12/2022

FOOTPATH
BOW LANE WEST

TOTAL SITE AREA=
373 sq.m

EXISTING
VEHICULAR
ACCESS GATES

EXISTING
PEDESTRIAN
ACCESS

POSITION OF THE
SITE NOTICE

FOOTPATH

FOOTPATH

EXISTING
DWELLING
NO.25-27

EXISTING
DWELLING
NO.28A

EXISTING
DWELLING
NO.28

BOW LANE
NO.29

EXISTING
DWELLING
NO.30

EXISTING
DWELLING
NO.31-34
planning application n°4291/ 18
with permission granted

10200
EXTENT OF
EXISTING
CONSTRUCTION

2000
DISTANCE
TO
BOUNDARY

3000
DISTANCE
TO
BOUNDARY

BACK YARD
240 sq.m

17000
DISTANCE TO BOUNDARY

PARKING
AREA FOR
HOUSES
28/28A

25000
EXTENT OF THE SITE
SITE BOUNDARY
OUTLINED IN RED

PHOENIX VIEW
APARTMENTS
REAR PATIO

PHOENIX VIEW APARTMENTS
JAMES STREET 1-33

NOTES / LEGEND

-  SITE BOUNDARY OUTLINED IN RED
-  EXISTING PITCHED ROOF
-  EXISTING FLAT ROOF

EXISTING SITE LAYOUT PLAN SCALE 1:200

NOTE: OUTLINE OF NEIGHBOURING
BUILDING ARE INDICATIVE ONLY. MEASURES
SURVEYS OF THESE PROPERTIES HAVE NOT
BEEN UNDERTAKEN



Revision	Date	Description	By

Planning Application

Reply Address: CEARDEAN
DB Studios
9 Dolphin's Barn
Dublin 8
Tel: 00 353 (0)1 5324183
Web: www.ceardean.com

Do not scale.
Use figured dimensions only.
This drawing is to be read in conjunction with
all relevant specifications and drawings.
All dimensions to be checked on site.
In the event of any discrepancies between drawings
the contractor is to inform the Architect immediately.

CEARDEAN
architects

Client:	IXTER PROPERTY DAC
Project:	29 Bow Lane West
Drawing:	Existing Site Layout Plan
Date:	21-11-22
Scale:	1:200
Size:	A3
Drawn by:	KK
Check:	A
Stage:	2
Job No.:	22113
Status:	00
Drawn by:	2_201
Rev.:	0

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CAR PARKING OF THE WILLOW
GROVE MENTAL HEALTH
ADOLESCENT UNIT

DDC PLAN NO 5400/22
RECEIVED: 08/12/2022

FOOTPATH
BOW LANE WEST

TOTAL SITE AREA=
373 sq.m

EXISTING DWELLING
TO BE DEMOLISHED

EXISTING
VEHICULAR
ACCESS GATES

EXISTING
PEDESTRIAN
ACCESS

13200
EXTENT OF THE SITE

BOW LANE
NO.29

FLAT ROOF
130.0 sq.m

EXISTING
DWELLING
NO.30

EXISTING
DWELLING
NO.31-34
planning application n°4291/ 18
with permission granted

EXISTING
DWELLING
NO.28A

EXISTING
DWELLING
NO.28

NO.25-27
planning application n°3127/ 21
with permission granted

6650
DISTANCE TO
BOUNDARY

GREEN
/BLUE ROOF
36.0 sq.m

25000
EXTENT OF THE SITE

SITE BOUNDARY
OUTLINED IN RED

15722
DISTANCE TO
BOUNDARY

PARKING
AREA FOR
HOUSES
28/28A

COMMUNAL
OPEN
SPACE
43.00 sq.m

GREEN
BLUE
ROOF
42.0 sq.m

PHOENIX VIEW
APARTMENTS
REAR PATIO

SITE BOUNDARY
OUTLINED IN RED

PHOENIX VIEW APARTMENTS
JAMES STREET 1-33

NOTES / LEGEND

PROPOSED SITE LAYOUT PLAN SCALE 1:200

NOTE: OUTLINE OF NEIGHBOURING
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BEEN UNDERTAKEN



-  SITE BOUNDARY
OUTLINED IN RED
-  EXISTING PITCHED ROOF
-  EXISTING FLAT ROOF

Revision	Date	Description	By
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			

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Date:	21-11-22
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