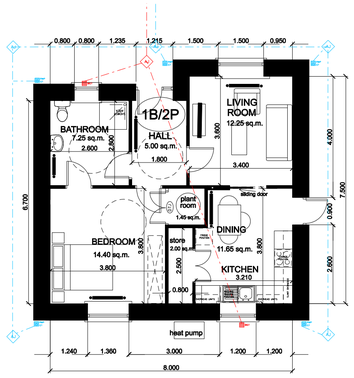
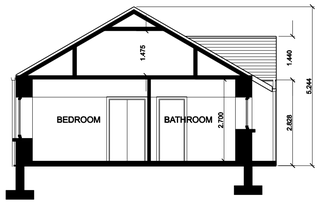


PLAN 1 Bedroom / 2 Person unit



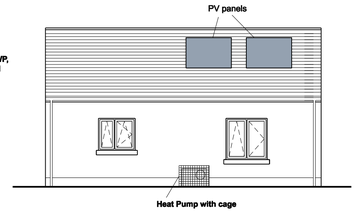
Section

1B / 2P	Area sq.m.	Comment
Living	12.25 sq.m.	Aggregate LKD: 23.90 sq.m.
Kitchen / Dining	11.65 sq.m.	
Bedroom	14.40 sq.m.	Future proofed, linked to Bathroom
Bathroom	7.25 sq.m.	Part M
Store	2.00 sq.m.	
Plant	1.45 sq.m.	
Circulation	5.00 sq.m.	

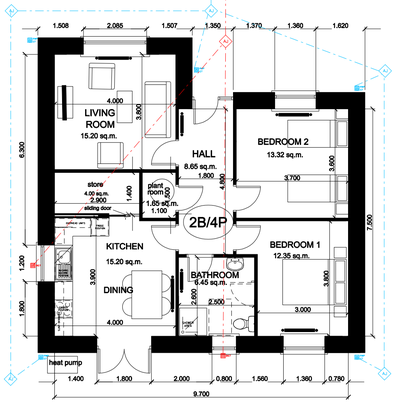
Front Elevation

General Specification:

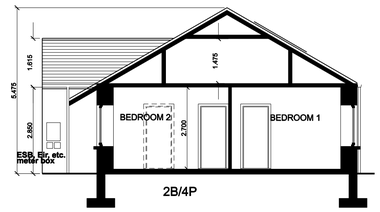
**Blue / Black fibre cement slates,
Powder coated aluminium Gutter and RWP,
Powder coated aluminium, Treble Glazed
windows and doors,
concrete cills,
Nap plaster finish with
selected brickwork.**



Rear Elevation

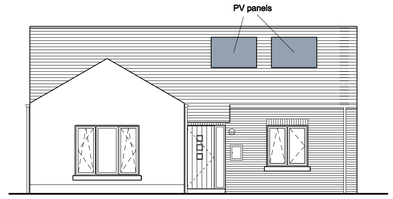


PLAN 2 Bedroom / 4 Person unit



Section

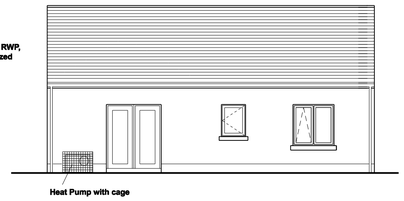
2B / 4P	Area sq.m.	Comment
Living	15.20 sq.m.	Aggregate LKD: 30.40 sq.m.
Kitchen / Dining	15.20 sq.m.	
Bedroom 1	12.35 sq.m.	Future proofed, linked to Bathroom
Bedroom 2	13.32 sq.m.	
Bathroom	6.45 sq.m.	Part M
Store	4.00 sq.m.	
Plant	1.65 sq.m.	
Circulation	8.65 sq.m.	



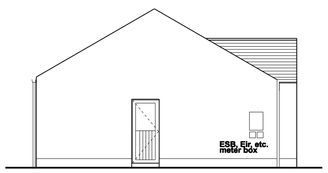
Front Elevation

General Specification:

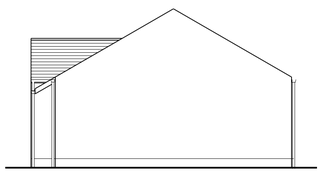
**Blue / Black fibre cement slates,
Powder coated aluminium Gutter and RWP,
Powder coated aluminium, Treble Glazed
windows and doors,
concrete cills,
Nap plaster finish with
selected brickwork.**



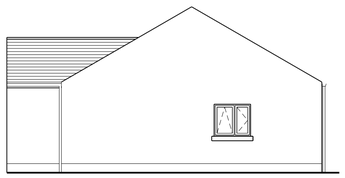
Rear Elevation



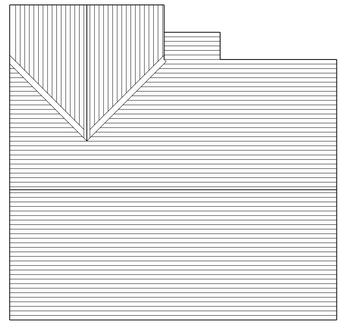
Side Elevation



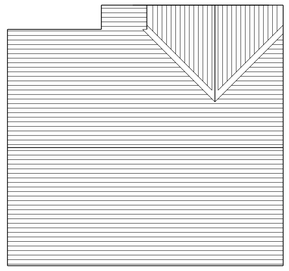
Side Elevation



Side Elevation



Roof Plan



Roof Plan

Specification:

Walls-
100mm blockwork cavity walls with 75mm cavity
with sand, cement, lime plaster
with 150mm rigid insulation fully taped — U Value of 0.13w/m2k.
with 18mm OSB board fully taped
with 38mm service cavity battened out
with 12mm plywood
with 12mm plasterboard

Roof – : 300mm Quilt Insulation, 150mm between ceiling joists and 150mm laid perpendicular to ceiling joists.
— U Value of 0.13w/m2k.

Floor – 150mm rigid floor insulation, fitted under concrete screed. - U Value 0.13 w/m2k.

Thermal Bridging - Acceptable Construction details and Accredited construction details used for all junction details. This allows a thermal bridging factor of 0.08 w/m2k which is assumed in this analysis. Details to be witnessed and signed off by Architect/Engineer/Building Surveyor and provided at completion for final BER.

Windows – Triple glazed windows, Munster Joinery Passiv Future proof throughout,
or equal approved U Value 0.80 w/m2k and g value (solar transmittance) of 0.56.

Boiler/Heat Pump- Panasonic Aquarea WH-MDC05F3E5 5Kw or equal approved Air to Water Heat Pump.
(see heat pump calculation tool for space heating and hot water efficiencies) with PAW-TE20BUF70PRE GH 200/70 litre pre plumbed insulated buffer cylinder Cylinder. (Heat Pump Must be listed on HARP database, (www.seai.ie/harp).

Hot Water and Heating Controls – Time and temperature zone control including minimum 2 no. space heating zones and separate hot water zone including separate timing and thermostatic control.
(7 day by 24 hour programmer and stats for each zone including stat on cylinder).

Renewable Energy – As Per Boiler/Heat Pump.

Provide 2 no. PV panels per unit on South side of unit.

Ventilation – Positive Input ventilation from loft, system to be supplied and designed by Envirovent or equal approved http://www.envirovent.com/specifier/products/positive-input-ventilation/

Air Tightness – Air permeability target of q50 1.0 (m3/h/m2) assumed for analysis, better to be achieved on site if possible, Contractor to appoint Air Tightness champion on-site to oversee installation.

Lighting – Assumed minimum 100% energy efficient assumed throughout.

General Specification:

ROOF CONSTUCTION:
FIBRE CEMENT SLATES ON ROOF BATTENS
ON BREATHABLE MEMBRANE
ON PREFABRICATED ROOF TRUSS
300mm MIN MINERAL FIBRE INSULATION LAID
BETWEEN AND OVER CEILING JOISTS

POWDER COATED ALUMINIUM GUTTER AND
DOWNPIPE

TRIPPLE GLAZED THERMALLY
BROKEN POWDERCOATED ALUMINIUM
WINDOWS AND DOORS

PRECAST CONCRETE WINDOW CILL

GROUND FLOOR SLAB CONSTUCTION:
100mm CONCRETE SLAB ON
DPM LAPPED AND SEALED
ON 150MM HIGH PERFORMANCE RIGID
INSULATION WITH 25mm MIN PERIMITER
INSULATION ON
RADON BARRIER LAPPED AND SEALED AND
TERMINATED AT OUTER FACE OF OUTER LEAF
ON 50mm SAND BLINDING ON
MIN 300mm WELL COMPACTED HARDCORE
LAID IN 150mm LAYERS

FOUNDATION AND RISING WALL CONSTUCTION:
1100 X 300mm REINFORCED CONCRETE
FOUNDATIONS
215mm & 100MM CONCRETE BLOCK
CONSTRUCTION TO GROUND LINE
HIGH DENSITY THERMAL BLOCK TO PROVIDE
THERMAL BREAK ON INNER LEAF ONLY
CAVITY BELOW GROUND LINE FILLED WITH LEAN
MIX CONCRETE

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PROJECT : **Housing at Bunninadden**

DRAWING : **Unit Plans**
1B/2P Layout 2B/4P Layout

COMPUTER REF/FILE : s:\arch\projects\ 1:10:42 \part 8

PROJECT NO.: 1:10:42
DATE : July 2020
DRAWING NO. : P-04
REVISION :
SCALE : 1:100 @ A1
STAGE : Part 8
DRAWN BY : DC
CHECKED BY :