

Site Plan Scale 1:250



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NOTES

REVISION DATE DESCRIPTION BY

DRAWING
PROPOSED SITE PLAN PHASE 01
SCALE 1:250 @A1 DRAWN FN CHECKED DCC DATE 13-03-2025
PROJECT NO. DRAWING NO. REVISION
HCG 0824 P102 00

PROJECT NAME & LOCATION
Machaire Gathlán/Ard na gCeapairí Doire Beag, Dún na nGall
DRAWING STATUS
Part 8 Planning



COMMUNAL AMENITY SPACE
Provision has been made for shared semi private green space. The outdoor space will have a clear function, character and shape. The development will encourage community interaction and movement by incorporating a pedestrian route through the site. The communal semi private space will incorporate soft landscaping with durable and low maintenance materials.

Proposed wastewater Treatment Plant. Refer to Site Site suitability assessment report for details.
150m² Percolation Area

PHASE 2
7No. Units

PHASE 1
12No. Units

Site for potential future development

SITE NOTICE

House Type 3 2 Bed House 4 person	House Type 6 (UD) 3 Bed House 5 person	Apt type 28 (UD) 2 Bed Apt/ 3 person 1 Bed Apt/ 2 person
Apt type 24 (UD) 2 x 2 Bed Apt/ 3 person	House Type 22 4 Bed House 7 person	

TOTAL: 12 UNITS (5no. UD Units provided = 42%)

SITE BOUNDARY OUTLINED IN RED AREA APPROX. 4.248m ² (0.425HA)	
LAND IN DONEGAL COUNTY COUNCIL OWNERSHIP AREA APPROX. 7.564m ² (0.76HA)	
ITM CO-ORDINATES: (X)E 581306, (Y)N 925480	Density = 28.25 units per Hectare Percentage Green Area = 19.5% Total Units = 12

Phase 1 Schedule of Accommodation:

1 Bedroom Apartment	2No. (12%)
2 Bedroom Apartment (UD)	2No. (12%)
2 Bed House	4No. (24%)
3 Bed House (UD)	3No. (18%)
4 Bed House	1No. (6%)
Total:	12 No. Units

Phase 01 Car Parking Requirement: (Table 6 Appendix 3):

Dwelling Type	Req.	Units	Req.
House	2	4	8
Terraced House	1.5	4	6
2 Bed Apt	1.5	2	3
1 Bed Apt	1.25	2	2.5
Total Number Required			20 (19.5)
Total Number Provided			21

(including 2No. Accessible spaces)



Do not scale this drawing. All dimensions in millimetres. Written dimensions to be checked on site. Electronic issue to be confirmed by paper copy only.