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Fingal County Council

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CLIENT
FCC Housing Dept.

PROJECT TITLE
Housing Development at
Mourne View, Skerries, Co. Dublin

PROJECT STAGE
Public Display

DRAWING TITLE
Site Layout Plan

PROJECT ARCHITECT
CE

DRAWN	CHECKED
CE	CB
SCALE	DATE
1:250@A1	10.01.2024

DRAWING NUMBER	REV
22-341-201	-

LEGEND

- Public Open Space
- Rainwater Gardens/Downpipe Planters
- Private Open Space
- Permeable Paving
- House Type A
- House Type B
- House Type C

Mourne View

Site A

Site B

Public Open Space

Réalt na Mara N.S.

01 TYPE A FFL:11.665
02 TYPE A FFL:11.665
03 TYPE A FFL:11.665
04 TYPE A FFL:11.665
05 TYPE A FFL:11.440
06 TYPE A FFL:8.875
07 TYPE A FFL:9.325
08 TYPE A FFL:9.875
09 TYPE A FFL:10.325
10 TYPE A FFL:10.925
11 TYPE A FFL:11.375
12 TYPE B FFL:11.200
13 TYPE B FFL:11.200
14 Type C FFL:10.600

111m² 106m² 108m² 109m² 166m² 84m² 60m² 60m² 83m² 78m² 142m² 93m² 108m²

635 SQ.M. 196 SQ.M.

Existing boundary walls to be retained

Existing footpath (shown purple) to be realigned to suit new pedestrian crossing point

Localised build outs & raised pedestrian crossing points to reduce vehicular speeds

Dashed blue line denotes extent of Residential (RS) zoning

Existing footpath (shown purple) to be replaced with accessible footpath

Rainwater gardens in privacy strip & permeable paving to front/side of dwellings. Refer also to McMahon Associates SuDS report

900mm high brick clad boundary walls to front of dwellings

Landscaped areas to be graded 1:5 maximum to meet existing open space

Existing footpath to be realigned for accessibility and to suit desire lines

Street trees to FCC Parks Dept. specification. 7m min. distance between trees and lamp standards to be maintained

Permeable asphalt to roadway & parking bays. Refer also to McMahon Associates SuDS report

New accessible ramp & steps to accommodate change in levels where new & existing footpaths meet

Dashed outline of 2no. existing trees to be removed to facilitate SuDS proposal. Replace with new trees elsewhaere on Site to achieve the same canopy area

SuDS attenuation area to be landscaped to FCC Parks Dept. specifications

New semi mature trees to FCC Parks Dept. specification. 7m min. distance between trees and lamp standards to be maintained

Existing boundary fence to be protected & retained

1.8m high boundary walls to maintain privacy of back gardens

1.8m concrete post & plank fencing between dwellings

Landscaped area to be graded 1:5 maximum

Permeable paving to front/side of dwellings. Refer also to McMahon Associates SuDS report

900mm high brick clad boundary walls to front of dwellings & walls fronting onto open space

SuDS attenuation area to be landscaped to FCC Parks Dept. specifications. 7m min. distance between trees and lamp standards to be maintained