

# Comhairle Contae Chorcaí Cork County Council

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Web: [www.corkcoco.ie](http://www.corkcoco.ie)



30<sup>th</sup> November 2023

REF: D/300/23  
LOCATION: Glenawilling, Ballymacoda, Co. Cork, P25 A780.

**RE: DECLARATION OF EXEMPTED DEVELOPMENT UNDER SECTION 5 OF THE  
PLANNING & DEVELOPMENT ACT 2000 - 2010.**

Dear Sir/Madam,

On the basis of the information submitted by you on the 3<sup>rd</sup> November 2023 the Planning Authority, having considered the question whether or not the proposed construction of an extension to rear of a property, by less than 40 sq.m, located at **Glenawilling, Ballymacoda, Co. Cork** is or is not development and is or is not exempted development has declared that it **is development and is exempted development**.

## **Reason for Decision**

The Planning Authority in considering this referral had particular regard to:

- Section 2(1), Section 3(1) and Section 4(4) of the Planning and Development Act 2000 (as amended)
- Article 6(1) and Article 9 of the Planning and Development Regulations 2001 (as amended)
- Class 1 of Part 1 of Schedule 2 of the Planning and Development Regulations 2001 (as amended) and
- The particulars received by the Planning Authority on 3<sup>rd</sup> November 2023

**And Whereas Cork County Council has concluded that –**

The proposed construction of an extension to rear of a property, by less than 40 sq.m, at **Glenawilling, Ballymacoda, Co. Cork** constitutes works that are **development which are exempted development**.

*This exemption does NOT itself empower a person to carry out a development unless that person is legally entitled to do so.*

Please note that under Section 5 Subsection 3(a) where a declaration is issued under this section, any person issued with a declaration under subsection 2(a) may, on payment to the Board of such fee as may be prescribed, refer a declaration for review by the Board within 4 weeks of the date of the issuing of the declaration.

Yours faithfully,



**KEVIN O' REGAN,  
SENIOR EXECUTIVE OFFICER,  
PLANNING DEPARTMENT.**

*In order to process your query, it may be necessary for Cork County Council to collect Personal information from you. Such information will be processed in line with our privacy statement which is available to view at <https://www.corkcoco.ie/privacy-statement-cork-county-council>*

## Application for Declaration under Section 5 Planner's Report

<b>Application Ref. No.:</b>	D/300/23
<b>Report From:</b>	Peter O'Connor (AP)
<b>Report To:</b>	Noel Sheridan (SEP)
<b>Question/Description to which Declaration relates:</b>	It is proposed to extend the existing house to the rear, by less than 40.sq.m. floor area. Are these works, for the proposed rear extension (as indicated in the attached drawings) considered to be exempt from requiring a planning permission application?
<b>Location:</b>	Glenawilling, Ballymacoda, Co. Cork (P25 A780)
<b>Applicant:</b>	Frances and Michael Millerick
<b>Date Submitted:</b>	03/11/2023

### 1. Introduction

This report relates to an application which has been made under Section 5(4) of the *Planning and Development Act 2000* (as amended) relating to a dwelling located at Glenawilling, Ballymacoda, Co. Cork (P25 A780). The Applicants are seeking a declaration from the Planning Authority as to whether the specific proposal is or is not development and/or is or is not exempted development.

### 2. Question

The question which has been presented to the Planning Authority within the submitted application form is as follows:

*It is proposed to Extend the Existing house to the rear, by less than 40.sq.m. Floor Area. Are these Works, for the proposed Rear Extension (as indicated in the attached drawings) considered exempt from requiring a Planning Permission Application?*

The application is supported by a comprehensive set of drawings which illustrate the full scope of the works which are the focus of the foregoing question.

### 3. Site Location and Description

The subject site is located in the townland of Glenawilling approximately 3.3 kms south east of Ballymacoda as illustrated within Figure 1 below. The site is located in a rural location close to the shore line and accessed via a private roadway that serves a number of other properties and which connects to the L-3816 (via the L-38166) approximately 1 km to the north.

The site, as defined in the submitted site layout plan, consists of an existing dwelling and a range of outbuildings which extend eastwards from the northern gable of the dwelling. The front of the dwelling is set out as a small courtyard defined by the aforementioned outbuildings to the north, another separate outbuilding to the south (which is within the ownership of the Applicants but is outside of the defined site boundary) and a rendered wall of unknown

material composition. Much of this existing complex of buildings appears to be present on both the first and second edition OS maps, indicating that some or all of the existing built fabric of the structures may date to at least the first half of the 19<sup>th</sup> Century (see Figure 2 and 3, below).

Figure 1: Location of the Subject Site (in red) Relative to Ballymacoda



Figure 2: Subject Site as Illustrated on the First Edition OS Map





Figure 3: Subject Site as Illustrated on the Second Edition OS Map



Irrespective of its potential age, the existing dwelling is not a protected structure and has not been entered onto the NIAH. It is evident that the existing structure has been the subject of periodic upgrade and maintenance, including relatively recent works to gutters.

Figure 4: Front Elevation of the Existing Dwelling within its Courtyard Setting





Figure 5: Southern Gable, Side and Rear of the Existing Dwelling



Figure 6: Rear Elevation of the Existing Dwelling



#### 4. Planning History

There is no history of enforcement or previous planning applications relating to the subject site. A previous application for a declaration under Section 5 of the Act was made under Reg. Ref. No. 283/23 which sought the opinion of the Planning Authority in relation to an extension to the existing dwelling (determined not to be exempt on the basis of the height of the proposed extension).

#### 5. Planning Policy Framework

The site occurs within a rural area and is not subject to any formal land use zoning designation under the provisions of the *Cork County Development Plan 2022*.

#### 6. Legislative Framework

Planning and Development Act 2000 (as amended)

Section 2(1) of the *Planning and Development Act 2000* (as amended) states:

*In this Act, except where the context otherwise requires –*

*“works” includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal and, in relation to a protected structure or proposed protected structure, includes any act or operation involving the application or removal of plaster, paint, wallpaper, tiles or other material to or from the surfaces of the interior or exterior of a structure.*

Section 3 (1) of the *Planning and Development Act 2000* (as amended) states:

*In this Act, “development” means, except where the context otherwise requires, the carrying out of any works on, in, over or under land or the making of any material change in the use of any structures or other land.*

Section 4 (4) of the *Planning and Development Act 2000* (as amended) states:

*Notwithstanding paragraphs (a), (i), (ia) and (l) of subsection (1) and any regulations under subsection (2), development shall not be exempted development if an environmental impact assessment or an appropriate assessment of the development is required.*

Planning and Development Regulations 2001 (as amended)

Article 6 (1) of the *Planning and Development Regulations 2001* (as amended) states:

*Subject to article 9, development of a class specified in column 1 of Part 1 of Schedule 2 shall be exempted development for the purposes of the Act, provided that such development complies with the conditions and limitations specified in column 2 of the said Part 1 opposite the mention of that class in the said column 1.*

Having regard to the specific proposal for which the declaration has been sought, Class 1 of Part 1 of Schedule 2 to of the Regulations is relevant, stating that:

*The extension of a house, by the construction or erection of an extension (including a conservatory) to the rear of the house or by the conversion for use as part of the house of any garage, store, shed or other similar structure attached to the rear or to the side of the house.*

The foregoing exemption is accompanied by the following conditions and limitations:

1.
  - (a) *Where the house has not been extended previously, the floor area of any such extension shall not exceed 40 square metres.*
  - (b) *Subject to paragraph (a), where the house is terraced or semi-detached, the floor area of any extension above ground level shall not exceed 12 square metres.*
  - (c) *Subject to paragraph (a), where the house is detached, the floor area of any extension above ground level shall not exceed 20 square metres.*
2.
  - (a) *Where the house has been extended previously, the floor area of any such extension, taken together with the floor area of any previous extension or extensions constructed or erected after 1 October 1964, including those for which planning permission has been obtained, shall not exceed 40 square metres.*
  - (b) *Subject to paragraph (a), where the house is terraced or semi-detached and has been extended previously, the floor area of any extension above ground level taken together with the floor area of any previous extension or extensions above ground level constructed or erected after 1 October 1964, including those for which planning permission has been obtained, shall not exceed 12 square metres.*
  - (c) *Subject to paragraph (a), where the house is detached and has been extended previously, the floor area of any extension above ground level, taken together with the floor area of any previous extension or extensions above ground level constructed or erected after 1 October 1964, including those for which planning permission has been obtained, shall not exceed 20 square metres.*
3. *Any above ground floor extension shall be a distance of not less than 2 metres from any party boundary.*
4.
  - (a) *Where the rear wall of the house does not include a gable, the height of the walls of any such extension shall not exceed the height of the rear wall of the house.*
  - (b) *Where the rear wall of the house includes a gable, the height of the walls of any such extension shall not exceed the height of the side walls of the house.*
  - (c) *The height of the highest part of the roof of any such extension shall not exceed, in the case of a flat roofed extension, the height of the eaves or parapet, as may be appropriate, or, in any other case, shall not exceed the height of the highest part of the roof of the dwelling.*
5. *The construction or erection of any such extension to the rear of the house shall not reduce the area of private open space, reserved exclusively for*



*the use of the occupants of the house, to the rear of the house to less than 25 square metres.*

6.
  - (a) Any window proposed at ground level in any such extension shall not be less than 1 metre from the boundary it faces.*
  - (b) Any window proposed above ground level in any such extension shall not be less than 11 metres from the boundary it faces.*
  - (c) Where the house is detached and the floor area of the extension above ground level exceeds 12 square metres, any window proposed at above ground level shall not be less than 11 metres from the boundary it faces.*
7. *The roof of any extension shall not be used as a balcony or roof garden.*

## **7. Assessment**

### Is or is Not Development

As noted above, the presented proposal involves the erection of an extension onto the rear of the existing dwelling and is consistent with the definition of works as provided by Section 2(1) of the Act. Section 3(1) of the Act confirms that works is a form of development for the purposes of the Act. Therefore, I am satisfied that the proposal, as currently presented, represents development in terms of the Act.

### Is or is not Exempted Development

As noted above, Class 1 of Part 1 of Schedule 2 provides that the erection of an extension onto the rear of house can be undertaken as exempted development provided it is compliant with the various conditions and limitations which accompany Class 1. Having regard to these various conditions and limitations, the following is noted:

- The proposed extension is of single storey form and extends to a total of 39.8 sq m;
- Having inspected the site and reviewed its planning history, it is accepted that the existing dwelling has not previously been extended;
- None of the proposed windows will be less than one metre from the boundary which they will face;
- The height of the walls of the proposed extension will not exceed the height of the rear wall of the existing house which does not include a gable;
- In excess of 25 sq m of private amenity space will be available for the exclusive use of the residents to the rear of the dwelling; and
- The design of the roof of the proposed extension, as presented, is not capable of being used as a balcony or roof garden.

Therefore, the proposed development would comply with condition/limitation numbers 1, 3, 4, 5, 6 and 7 while condition/limitation 2 is not applicable (on the basis that the existing dwelling has not been previously extended).

Therefore, it is concluded that the proposed extension represents development in terms of then Act and is also exempted development in terms of Class 1 of Part 1 of Schedule 2 of the *Planning And Development Regulations 2001* (as amended).

## 8. Conclusion and Recommendation

In considering this application for a declaration, regard has been had to:

- (a) Section 2(1) and Section 3(1) of the Planning and Development Act 2000 (as amended)
- (b) Article 6(1) and Article 9 of the Planning and Development Regulations 2001 (as amended)
- (c) Class 1 of Part 1 of Schedule 2 of the Planning and Development Regulations 2001 (as amended)

And whereas, the Planning Authority has concluded that,

- (a) The proposed works constitute 'works' that are 'development' in terms of the Planning and Development Act 2000 (as amended); and
- (b) The said proposed works are development which is exempted development.



**Peter O'Connor**  
**Assistant Planner**  
**29.11.2023**



Eoin O'Keeffe Architects,  
The Causeway,  
Abbeyside,  
Dungarvan,  
Co. Waterford.  
Eir Code: X35 HK83.

02 Nov 2023

Planning Department,  
Cork County Council,  
Floor 2,  
Cork County Hall,  
Carrigrohane Road,  
Co. Cork. T12 R2NC.



**RE: 'DECLARATION OF EXEMPTION' APPLICATION | 002 :**

**RE: Project Title:** It is proposed to Extend the Existing House to the rear, by less than 40.sq.m. Floor Area.  
Are these Works, for the proposed Rear Extension (as indicated in the attached drawings) considered exempt from requiring a Planning Permission Application?

**Development Location:** Glenawilling, Ballymacoda, Co. Cork, P25 A780

**Applicants:** Frances Millerick + Michael Millerick

Dear Sir / Madam,

Please find **ENCLOSED** Drawings + Documentation in relation to the Declaration of Exemption Application for the above named works :

<u>Document Title</u>	<u>Copies</u>
Drawing <b>Issue Sheet</b>	2 ✓
Declaration of Exemption <b>Application Form (Cork County Council)</b> .	4 ✓
<u>Existing + Proposed drawings (refer to the attached Drawing Issue Sheet):</u> <ul style="list-style-type: none"><li>▪ Site Location Maps (OS maps),</li><li>▪ <u>Existing + Proposed</u> Site Layout Plan Drawings,</li><li>▪ <u>Existing + Proposed</u> Floor Plans + Elevation Drawings.</li></ul>	4 ✓
Payment of Planning Fee - Email Remittance Notice + Copy of Receipt.	2 ✓

#### DESIGN NOTES :

Further to the receipt of the CCC Planning Department letter dated 05 Oct 2023 **Ref: D/283/23** : This is a revised 'Declaration of Exemption' Application : **The Elevation Design of the Proposed Extension has been revised :**

- The rear wall of the Existing House does not include a gable : The **height of the Extension walls** do not exceed the height of the rear wall of the house.
- The height of the highest part of the **roof of the Extension** does not exceed the height of the highest part of the Existing Roof of the Dwelling.
- **Windows proposed** (at ground floor level) as part of an extension are not less than 1 metre from the boundary they face.
- The proposed **Extension Floor Area** is less than 40 square metres (as per the previous Application).



- The Existing House has not been extended before.
- The remaining private open space is greater than 25.0 sq.m.

Updated drawings are enclosed.

We trust that the above + enclosed information is deemed to be complete to enable the Planning Authority to assess the Application and consider the details of the proposal.

Should there be any queries, please do not hesitate to contact us.

Yours Sincerely,



**Eoin O'Keeffe** MBA DipArch MRIAI  
RIAI Registered Architect.

CC: Client.





# CORK COUNTY COUNCIL APPLICATION FOR SECTION 5 DECLARATION OF EXEMPTION

## APPLICANT CHECKLIST

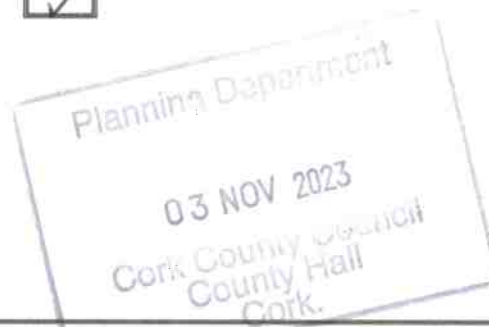
(Please tick ✓)

- 4 No. Copies of Application Form:
- 1 No. Copy of Contact Details:
- 4 No. Copies 6" O.S. Maps:
- 4 No. Copies 25" O.S. Maps:
- 4 No. Copies of Site Layout Plan:
- 4 No. Copies Scaled Drawings of Development:
- €80 Application Fee:

<input checked="" type="checkbox"/>
<input checked="" type="checkbox"/>
<input checked="" type="checkbox"/>
<input checked="" type="checkbox"/>
<input checked="" type="checkbox"/>
<input checked="" type="checkbox"/>
<input checked="" type="checkbox"/>

## FOR OFFICE USE ONLY

Receipt No.	<del>1000</del>
Cash/Cheque/ Credit Card	EFT
Date	3/11/23
Declaration Ref. No.	D/300/23



DATE STAMP HERE

**You should make sure that you are satisfied that any information/documentation that you submit is appropriate to be viewed by the public. Please do not submit any information that you do not want 3<sup>rd</sup> parties to view.**

In the case of a Declaration of Exemption for Land Reclamation, the following additional information is required:

- A copy of the details submitted to the Council's Environment Department (Inniscarra) for a Waste Licence Permit
- Correspondence from Teagasc (detailing how the land reclamation would benefit the land in question for agricultural purposes)
- Details of existing and proposed levels
- Details of fill material and duration of fill.

## **DATA PROTECTION**

The planning process is an open and public one. In that context, all applications for Declarations of Exemption are made available for public inspection.

*Personal information collected by Cork County Council is done so in order for us to process your application for a Section 5 Declaration of Exemption. Legally we can process this information as it is necessary for us to comply with our statutory/legal obligations. The protection of our personal data is a key priority for the Council and your data will be processed in line with our Privacy policy which is available at*

*<http://www.corkcoco.ie/Privacy-Policy> or hardcopy from our offices at County Hall, Carrigrohane Road, Cork, Ireland. Should you have any questions about our privacy policy or the information we hold about you, please contact us by email to [dpo@corkcoco.ie](mailto:dpo@corkcoco.ie) or write to us at Data Protection Officer, Cork County Council, County Hall, Carrigrohane Road, Cork, Ireland.*





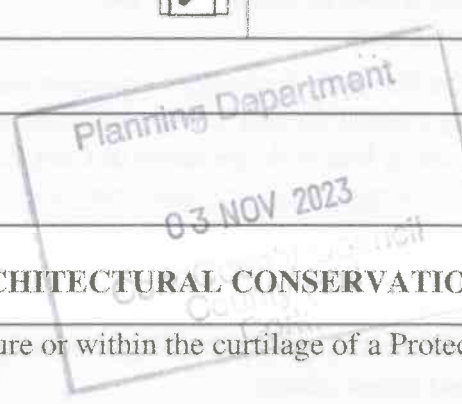
**4. APPLICATION DETAILS:**

Answer the following if applicable. Note: Floor areas are measured from the **inside** of the external walls and **should** be indicated in square metres (m<sup>2</sup>)

(a) Floor area of existing/proposed structure(s):	Existing Floor Area = 61.0 sq.m. Proposed New Extension Floor Area = 39.8 sq.m.
(b) If a domestic extension is proposed, have any previous extensions/structures been erected at this location after 1 <sup>st</sup> October, 1964 (including those for which planning permission has been obtained):	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>  If yes, please provide floor areas (m <sup>2</sup> ) and previous planning reference(s) where applicable:
(c) If a change of use of land and/or building(s) is proposed, please <b>state</b> the following:  <b>Existing/previous use</b> Dwelling House	<b>Proposed use</b> Dwelling House
(d) Are you <b>aware</b> of any enforcement proceedings connected to this site?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>  If yes, please <b>state relevant</b> reference number(s):

**5. LEGAL INTEREST OF APPLICANT IN THE LAND/STRUCTURE:**

Please tick appropriate box to show applicant's legal interest in the land or structure:	A. Owner <input checked="" type="checkbox"/>	B. Other <input type="checkbox"/>
Where legal interest is "Other", please <b>state</b> your interest in the land/structure:		
If you are not the legal owner, please state the name of the owner/s (address to be supplied at Question C in Contact Details):		



**6. PROTECTED STRUCTURE DETAILS / ARCHITECTURAL CONSERVATION AREA:**

Is this a Protected <b>Structure/Proposed</b> Protected Structure or within the curtilage of a Protected Structure: Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
If yes, has a Declaration under Section 57 of the Planning & Development Act 2000 been requested or issued for the property by the Planning Authority: Yes <input type="checkbox"/> No <input type="checkbox"/>
If yes, please <b>state</b> relevant reference No. _____
Is this site located within an Architectural Conservation Area (ACA), as designated in the County Development Plan? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>

**7. APPROPRIATE ASSESSMENT:**

Would the proposed development require an appropriate assessment because it would be likely to have a significant effect on the integrity of a European site (SAC, SPA etc)? Yes  No

**8. DATA PROTECTION DECLARATION:**

In order for the Planning Authority to process the personal data you have provided, your consent is required. By ticking the box below, you consent to the Planning Authority processing the personal data provided by you in line with the terms of Cork County Council's Privacy Policy available at <http://www.corkcoco.ie/privacy-statement-cork-county-council> or in hardcopy from any Council office; and to having your information processed for the following purposes:

**Processing of your Declaration of Exemption application by the Planning Authority**

I give permission for my personal information to be processed for the purpose stated above

Signed (By Applicant Only)	Frances Mulvaney	Michael G. White
Date	19-Sep-2023	

**GDPR Special Categories of data / Sensitive Personal data - Explicit Consent**

Where Special Categories of personal data / sensitive personal data are provided as part of / in support of a declaration application, **explicit consent** to the processing of the special categories of data must be given by the person to whom the data refers, namely the Data Subject.

Special Categories of data / Sensitive Personal data include:

- Race
- Ethnic origin
- Political opinions
- Religion
- Philosophical beliefs
- Trade union membership
- Genetic data
- Biometric data
- Health data
- Concerning a natural person's sex life
- Sexual orientation

In order for the Planning Authority to process the sensitive personal data you have provided, your consent is required. By ticking the box below, **you consent to the Planning Authority processing the personal data** provided by you in line with the terms of Cork County Council's Privacy Policy available at <https://www.corkcoco.ie/privacy-statement-cork-county-council> or in hardcopy from any Council office; and to having your information processed for the following purposes:

**Sensitive personal data being submitted in support of Declaration of Exemption Application**

I give permission for my sensitive personal data submitted to the Planning Authority to be processed for the purpose stated above.

Signed	Frances Mulvaney	Michael G. White
Date	19-Sep-2023	

You have the right to withdraw your consent by contacting the Planning Department, Ground Floor, County Hall, Carrigrohane Road, Cork. Tel: (021) 4276891 Email: [planninginfo@corkcoco.ie](mailto:planninginfo@corkcoco.ie) or by contacting the Planning Department, Norton House, Cork Road, Skibbereen, Co. Cork. Tel: (028) 40340 Email: [westcorkplanninginfo@corkcoco.ie](mailto:westcorkplanninginfo@corkcoco.ie) However if consent to the use of personal data is withdrawn during the declaration of exemption decision-making process this information cannot be considered as part of the decision making process. Once a decision has been made, an applicant is not entitled to withdraw consent, as the right of erasure does not apply to a situation where processing is required for compliance with a legal obligation or for the performance of a task carried out in the public interest.

**Please note that all information / supporting documentation submitted will be available publicly to view at the Planning Authority offices.**

**ADVISORY NOTES:**

The application must be accompanied by the required fee of €80  
 The application must be accompanied by a site location map which is based on the Ordnance Survey map for the area, is a scale not less than 1:1000 and it shall clearly identify the site in question.  
 Sufficient information should be submitted to enable the Planning Authority to make a decision. If applicable, any plans submitted should be to scale and based on an accurate survey of the lands/structure in question.  
 The application should be sent to the following address:  
 The Planning Department, Cork County Council, Floor 2, Co. Hall, Carrigrohane Road, Cork, T12 R2NC; or for applications related to the Western Division, The Planning Department, Cork County Council, Norton House, Cork Road, Skibbereen, Co. Cork, P81 AT28.

- The Planning Authority may require further information to be submitted to enable the authority to issue a decision on the Declaration of Exemption application.
- The Planning Authority may request other person(s), other than the applicant; to submit information on the question which has arisen and on which the Declaration of Exemption is sought.
- Any person issued with a Declaration of Exemption may on payment to An Bord Pleanála refer a Declaration of Exemption for review by the Board within 4 weeks of the date of the issuing of the Declaration of Exemption decision.
- In the event that no Declaration of Exemption is issued by the Planning Authority, any person who made a request may on payment to the Board of such a fee as may be prescribed, refer the question for decision to the Board within 4 weeks of the date that a Declaration of Exemption was due to be issued by the Planning Authority.

*The application form and advisory notes are non-statutory documents prepared by Cork County Council for the purpose of advising the type of information which is normally required to enable the Planning Authority to issue a Declaration of Exemption under Section 5. This document does not purport to be a legal interpretation of the statutory legislation nor does it state to be a legal requirement under the Planning and Development Act 2000 as amended, or Planning and Development Regulations, 2001, as amended.*

**9. I hereby declare that, to the best of my knowledge and belief, the information given in this form is correct, accurate and fully compliant with the Planning and Development Acts 2000, as amended and the Regulations made thereunder:**

Signed (Applicant or Agent as appropriate)	 Eoin O'Keeffe, Eoin O'Keeffe Architects.
Date	21-Sep-2023







REGISTER OF DRAWINGS AND ISSUE

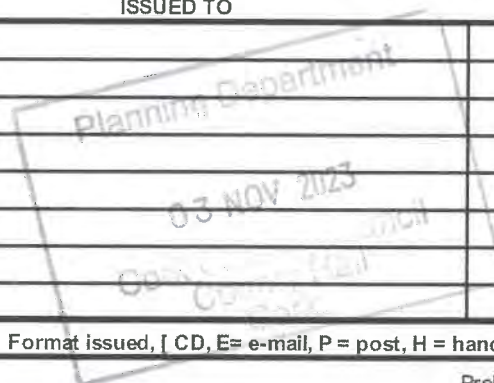
Project: Glenawilling, Ballymacoda, Co. Cork.

Sheet No. 01

Job No. 2117  
EXISTING & PLANNING PERMISSION APPLICATION

Drawing Category:

DRAWING NO.	DRAWING TITLE	SHEET SIZE	Day Month Year Scale	21	02	02														
				09	11	11														
				23	23	23														
S-001	SITE LOCATION MAP	A3	1:10,560	P02		P02														
S-002	SITE LOCATION MAP	A3	1:2500	P02		P02														
<b>Existing</b>																				
S-005	EXISTING SITE LAYOUT PLAN	A3	1:250	P02		P02														
S-100	EXISTING DRAWINGS - GF PLAN	A3	1:100	P02		P02														
S-200	EXISTING DRAWINGS - ELEVATIONS	A3	1:100	P02		P02														
S-201	EXISTING DRAWINGS - ELEVATIONS	A3	1:100	P02		P02														
<b>Proposed Planning Permission Application</b>																				
P-005	PROPOSED SITE LAYOUT PLAN	A3	1:250	P02	P03	P03														
P-100	PROPOSED GROUND FLOOR PLAN	A3	1:100	P02	P03	P03														
P-200	PROPOSED ELEVATIONS	A3	1:100	P02	P04	P04														
P-201	PROPOSED ELEVATIONS	A3	1:100	P02	P04	P04														
<b>ISSUED TO</b>				<b>Number of copies issued</b>																
CLIENT				1	1															
COUNTY COUNCIL				4		4														
FILE COPY				1		1														
Format issued, [ CD, E= e-mail, P = post, H = hand, pdf ]					P	P														
Preliminary																				
Approval/ Comments				A	A	A														
Information/Tender																				
Construction/ Record																				

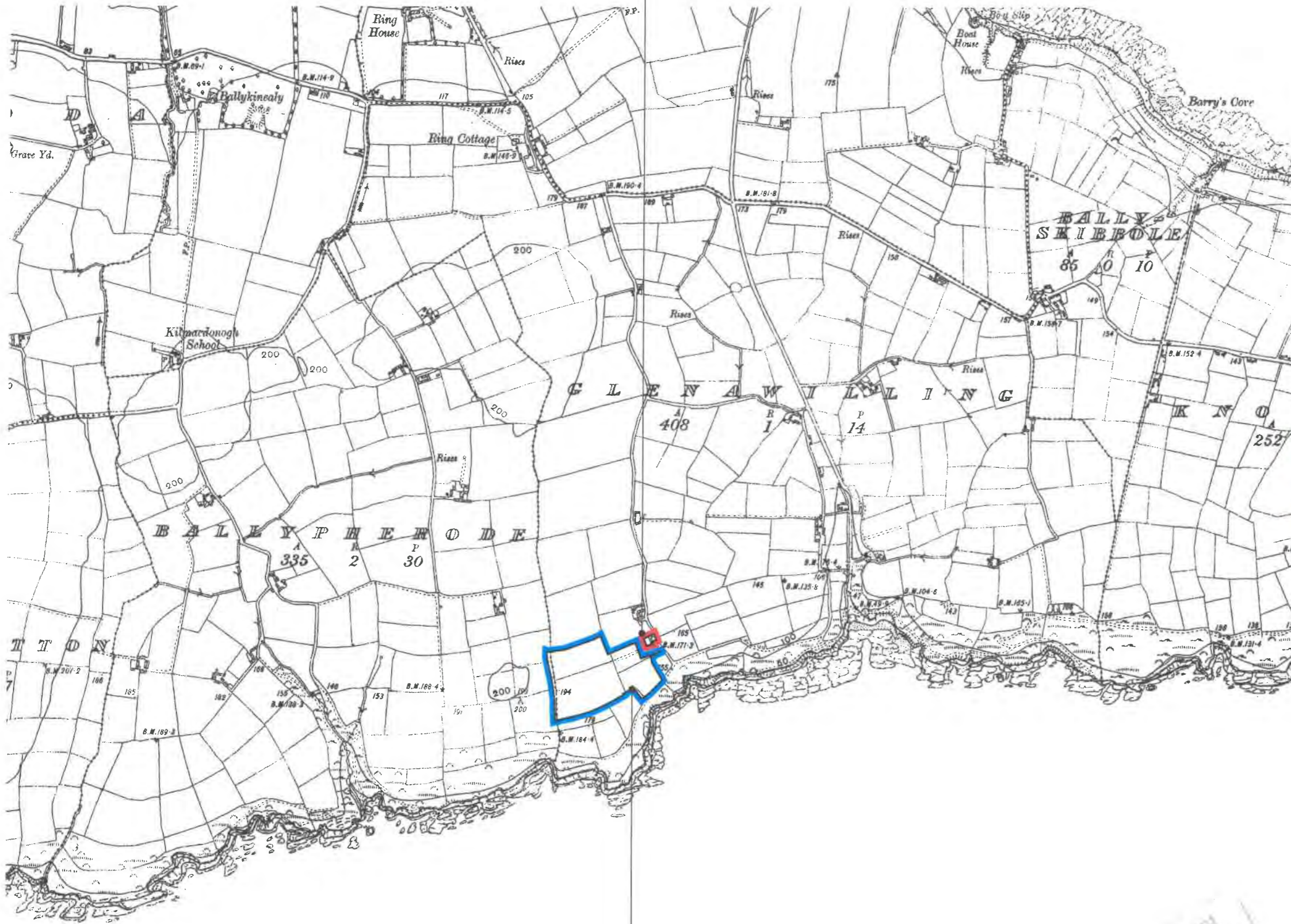


Please acknowledge receipt of drawings

S = Survey, P = Planning, BR = Building Regulations, T= Tender , C = Construction, ASB = Asbuilt





PROPOSED DEVELOPMENT SITE:  
 SITE BOUNDARY OUTLINED IN RED  
 NOTE: (REFER TO 'LEGEND' NOTES FOR  
 SUPPORTING INFORMATION REGARDING  
 'DELINEATION' + 'MARKING' OF BOUNDARIES)



ADJACENT LAND UNDER SITE OWNERS CONTROL  
 OUTLINED IN BLUE SOLID LINE (LAND OWNED)  
 NOTE: (REFER TO 'LEGEND' NOTES FOR  
 SUPPORTING INFORMATION REGARDING  
 'DELINEATION' + 'MARKING' OF BOUNDARIES)

Description: Historic 6" Latest Edition  
 Publisher / Source: Ordnance Survey Ireland (OSi)  
 Revision Date = Survey Date = 31-Dec-1930 Levelled Date = 31-Dec-1934  
 File Format: Tagged Image File Format (TIFF)  
 File Name: R\_60357524\_1.tif  
 Data Source / Reference: CK078  
 Clip Extent / Area of Interest (AOI):  
 LLX, LLY = 603530.5, 566999.8  
 LRX, LRY = 610540.5, 566999.8  
 ULX, ULY = 603530.5, 572193.8  
 URX, URY = 610540.5, 572193.8  
 Projection / Spatial Reference: IRENET95\_Irish\_Transverse\_Mercator  
 Centre Point Coordinates: X,Y = 607035.5, 569596.8  
 Data Extraction Date: 15-Sep-2023  
 Product Version: 1.3  
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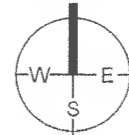
**LEGEND**

-  SITE BOUNDARY OUTLINED IN RED  
 NOTE: THE SITE BOUNDARY IS DELINEATED WITH A BLACK LINE,  
 WHICH IS 'OUTLINED' IN RED. THE INSIDE FACE OF THE RED LINE IS  
 THE SITE BOUNDARY.
-  ADJACENT LAND UNDER SITE OWNERS CONTROL OUTLINED IN  
 BLUE SOLID LINE (LAND OWNED)  
 NOTE: THE BLUE LINE HAS BEEN OFFSET marginally IN PLACES  
 WHERE THE 'LAND BOUNDARY' CORRESPONDS WITH THE 'SITE  
 BOUNDARY' (OUTLINED IN RED) TO AVOID OVER LAYING THE 2  
 LINES + SO AS TO IDENTIFY CLEARLY THE EXTENT OF THE LAND.



**APPLICATION FOR  
 'DECLARATION OF EXEMPTION'  
 [ PLANNING ]**

NORTH  
 (APPROX)



**SITE LOCATION MAP  
 [ SCALE 1 TO 10,560 ]**

REV	DATE	DESCRIPTION
P01	16 SEPT 2023	ISSUED FOR CLIENT REVIEW
P02	21 SEPT 2023	ISSUED FOR CLIENT REVIEW

NOTE: THESE DRAWINGS ARE FOR PLANNING / BUILDING REGULATIONS  
 ONLY. THESE DO NOT REPRESENT FULL CONSTRUCTION DRAWINGS.  
 SCHEDULES OR SPECIFICATIONS:  
 Copyright: See Office scale. Note: Parts of drawing not to this scale.

Client:  
**MILLERICK,  
 GLENAWILLING,  
 BALLYMACODA,  
 CO. CORK, P25 A780.**

**E O I N O ' K E E F F E  
 A R C H I T E C T S**  
 MBA DipArch MRIAI

Drawing Title  
**SITE LOCATION MAP**



Scale - 1 TO 10,560 @ A3  
 Date - SEPT 2023  
 Drawn by - EOK

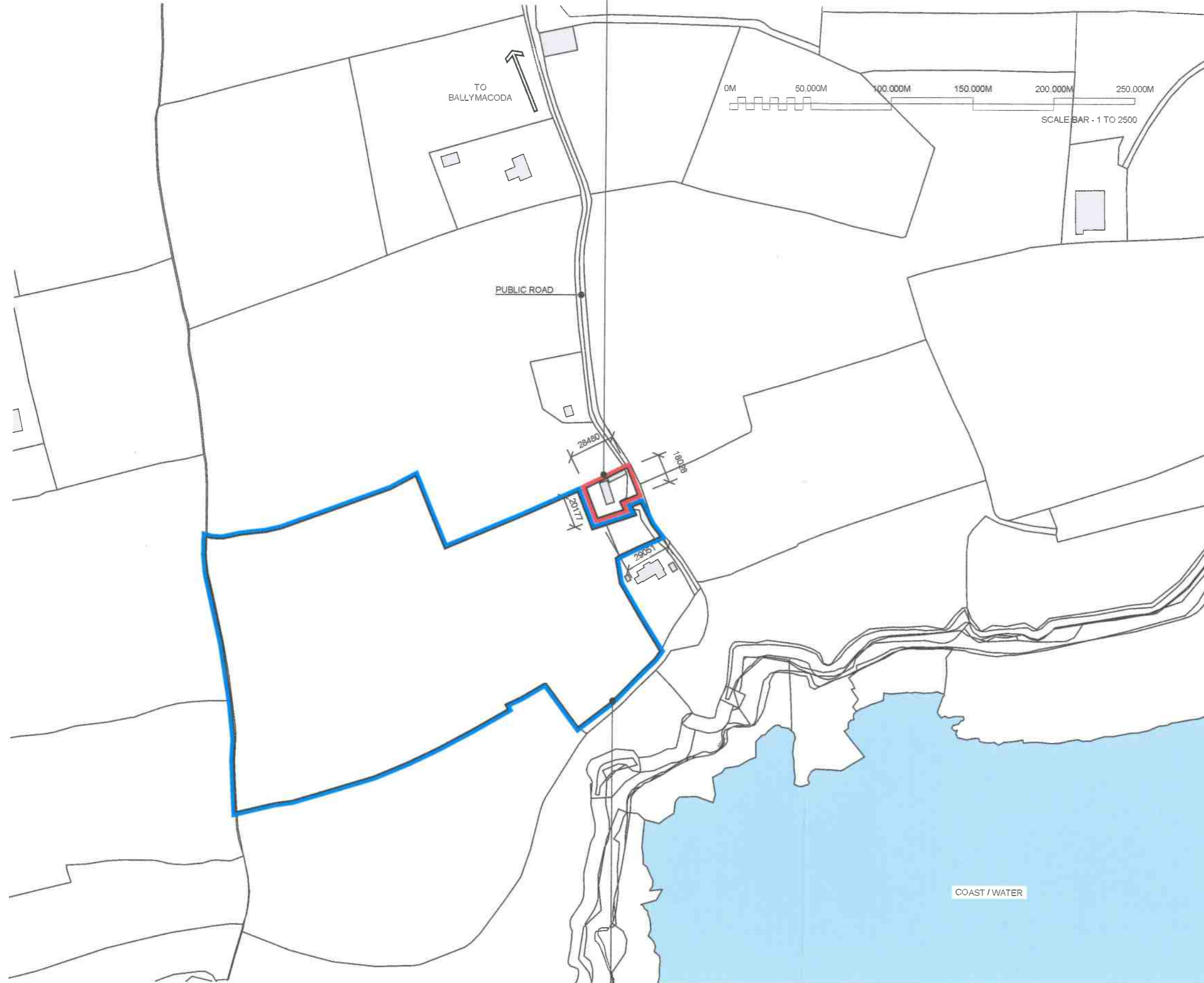
WWW.EOINKEEFFEARCHITECTS.COM  
 087 6348444 eoin@eoinkeeffearchitects.com

Dwg No. **2307-S-001**  
 P02  
 Rev





PROPOSED DEVELOPMENT SITE  
 SITE BOUNDARY OUTLINED IN RED  
 NOTE: (REFER TO 'LEGEND' NOTES FOR SUPPORTING INFORMATION REGARDING 'DELINEATION' + 'MARKING' OF BOUNDARIES)



ADJACENT LAND UNDER SITE OWNERS CONTROL  
 OUTLINED IN BLUE SOLID LINE (LAND OWNED)  
 NOTE: (REFER TO 'LEGEND' NOTES FOR SUPPORTING INFORMATION REGARDING 'DELINEATION' + 'MARKING' OF BOUNDARIES)

Description: Digital Landscape Model (DLM)  
 Publisher / Source: Ordnance Survey Ireland (OSI)  
 Data Source / Reference: PRIME2  
 File Format: Autodesk AutoCAD (DWG\_R2013)  
 File Name: v\_50357524\_1.dwg  
 Clip Extent / Area of Interest (AOI):  
 LLX,LLY= 606620.5,569289.3  
 LRX,LRX= 607450.5,569289.3  
 ULX,ULY= 606620.5,569904.3  
 URX,URY= 607450.5,569904.3  
 Projection / Spatial Reference: Projection= IRENET95\_Irish\_Transverse\_Mercator  
 Centre Point Coordinates: X:Y= 607035.5,569596.8

Reference Index:  
 Map Series | Map Sheets  
 1:2,500 | 6437-B  
 1:5,000 | 6437

Data Extraction Date: Date= 16-Sep-2023  
 Source Data Release: DCMLS Release V1.168.116  
 Product Version: Version= 1.4

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**LEGEND**

SITE BOUNDARY OUTLINED IN RED  
 NOTE: THE SITE BOUNDARY IS DELINEATED WITH A BLACK LINE, WHICH IS 'OUTLINED' IN RED. THE INSIDE FACE OF THE RED LINE IS THE SITE BOUNDARY.

ADJACENT LAND UNDER SITE OWNERS CONTROL OUTLINED IN BLUE SOLID LINE (LAND OWNED)  
 NOTE: THE BLUE LINE HAS BEEN OFFSET marginally IN PLACES WHERE THE 'LAND BOUNDARY' CORRESPONDS WITH THE 'SITE BOUNDARY' (OUTLINED IN RED) : TO AVOID OVER LAYING THE 2 LINES + SO AS TO IDENTIFY CLEARLY THE EXTENT OF THE LAND.



**APPLICATION FOR  
 'DECLARATION OF EXEMPTION'  
 [ PLANNING ]**

NORTH  
 (APPROX)



**SITE LOCATION MAP  
 [ SCALE 1 TO 2,500 ]**

REV	DATE	DESCRIPTION
P01	16 SEPT 2023	ISSUED FOR CLIENT REVIEW
P02	21 SEPT 2023	ISSUED FOR CLIENT REVIEW

Client:  
**MILLERICK,  
 GLENAWILLING,  
 BALLYMACODA,  
 CO. CORK, P25 A780.**

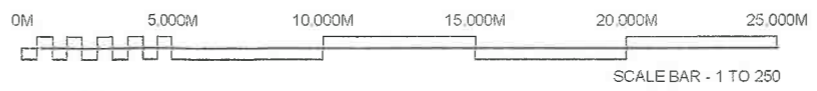
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 Copyright Eoin O'Keefe. Note: Pages of drawing not to scale.

**E O I N O ' K E E F F E**  
**A R C H I T E C T S**  
 MBA DipArch MRIAL

Drawing Title  
**SITE LOCATION MAP**

**RIAI** Registered Architect PSDP Accreditation  
 WWW.EOINOKEEFFEARCHITECTS.COM  
 087 6348444 eoin@eoinkeeffearchitects.com

Scale - 1 TO 2,500 @ A3  
 Date - SEPT 2023  
 Drawn by - EOK  
 Dwg No. **2307-S-002**  
 Rev **P02**



**SURVEY NOTES:**  
 \* ROOF PITCH & HEIGHT ESTIMATED BASED ON INFORMATION AVAILABLE FROM GROUND LEVEL. NO ACCESS AVAILABLE TO ROOF DURING SURVEY.  
 \* EXTENT & DETAIL OF EXISTING BUILDING(S) UNDER VEGETATION OR OUTSIDE THE SITE BOUNDARY ESTIMATED BASED ON LIMITED ACCESS AVAILABLE

**NOTES:**  
 \* THE PROPOSED WORKS REQUIRES THE ENGINEERING INPUT OF A SPECIALIST TIMBER FRAME COMPANY OR STRUCTURAL ENGINEER IF CONVENTIONAL BUILD.

**LEGEND**

- SITE BOUNDARY OUTLINED IN RED.  
NOTE: THE SITE BOUNDARY IS DELINEATED WITH A BLACK LINE, WHICH IS 'OUTLINED' IN RED. THE INSIDE FACE OF THE RED LINE IS THE SITE BOUNDARY.
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- EXISTING TREE WITH APPROX. GIRTH
- EXISTING TREE WITH APPROX. GIRTH PROPOSED FOR REMOVAL
- SHRUBS / PLANTING / HEDGEROW
- PROPOSED NEW DECIDUOUS TREE WITH APPROX. GIRTH

PROPOSED NEW EXTENSION TO DWELLING HOUSE SITE. SITE BOUNDARY OUTLINED IN RED. NOTE: (REFER TO 'LEGEND' NOTES FOR SUPPORTING INFORMATION REGARDING 'DELINEATION' + 'MARKING' OF BOUNDARIES)

ADJACENT LAND UNDER SITE OWNERS CONTROL OUTLINED IN BLUE SOLID LINE. (LAND OWNED). NOTE: (REFER TO 'LEGEND' NOTES FOR SUPPORTING INFORMATION REGARDING 'DELINEATION' + 'MARKING' OF BOUNDARIES).



**APPLICATION FOR 'DECLARATION OF EXEMPTION' [ PLANNING ]**



**EXISTING SITE LAYOUT PLAN**

Planning Department  
 03 NOV 2023  
 Cork County Council

REV	DATE	DESCRIPTION
01	18 SEP 2023	ISSUED FOR PERMIT REVIEW
02	21 SEP 2023	ISSUED FOR PERMIT REVIEW

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 Note: Points of drawing not to scale

Client:  
**MILLERICK, GLENAWILLING, BALLYMACODA, CO. CORK. P25 A780.**

**E O I N O ' K E E F F E**  
**A R C H I T E C T S**  
 MBA DipArch MRIAI  
**RIAI** Registered Architect PSDP Accreditation

Drawing Title  
**EXISTING SITE LAYOUT PLAN**

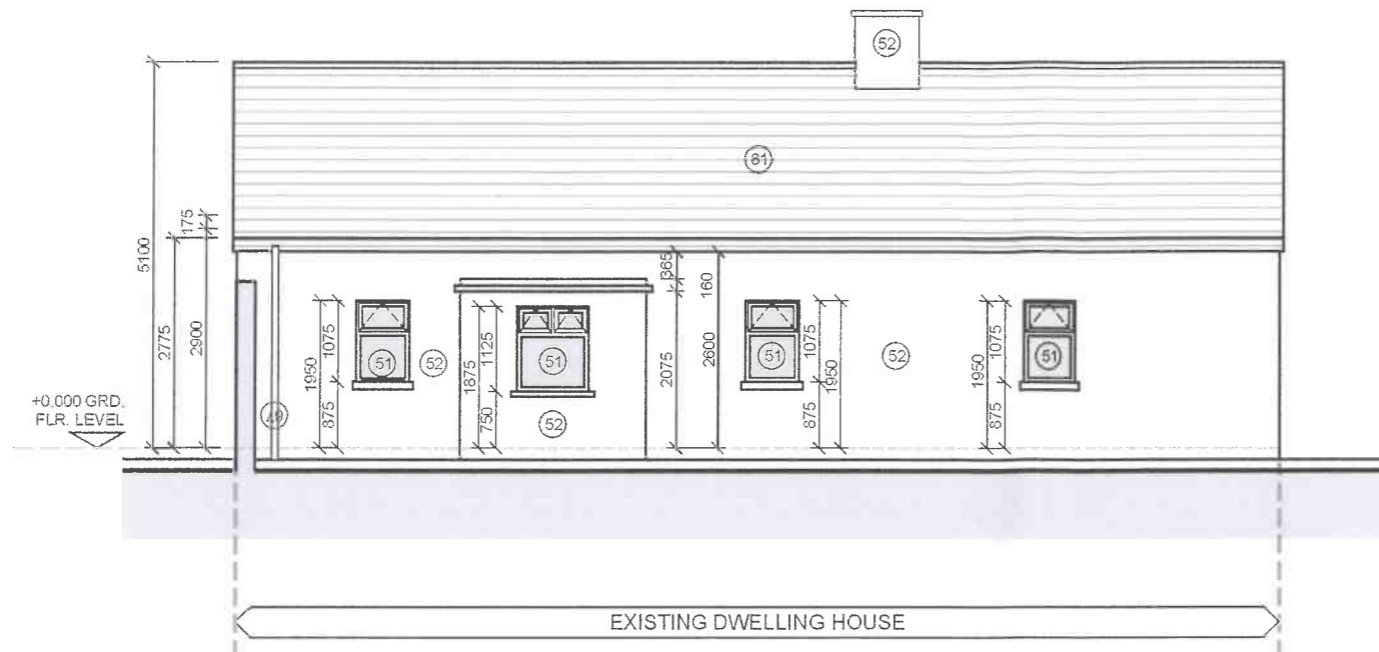
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 Date - SEPT 2023  
 Drawn by - EOK



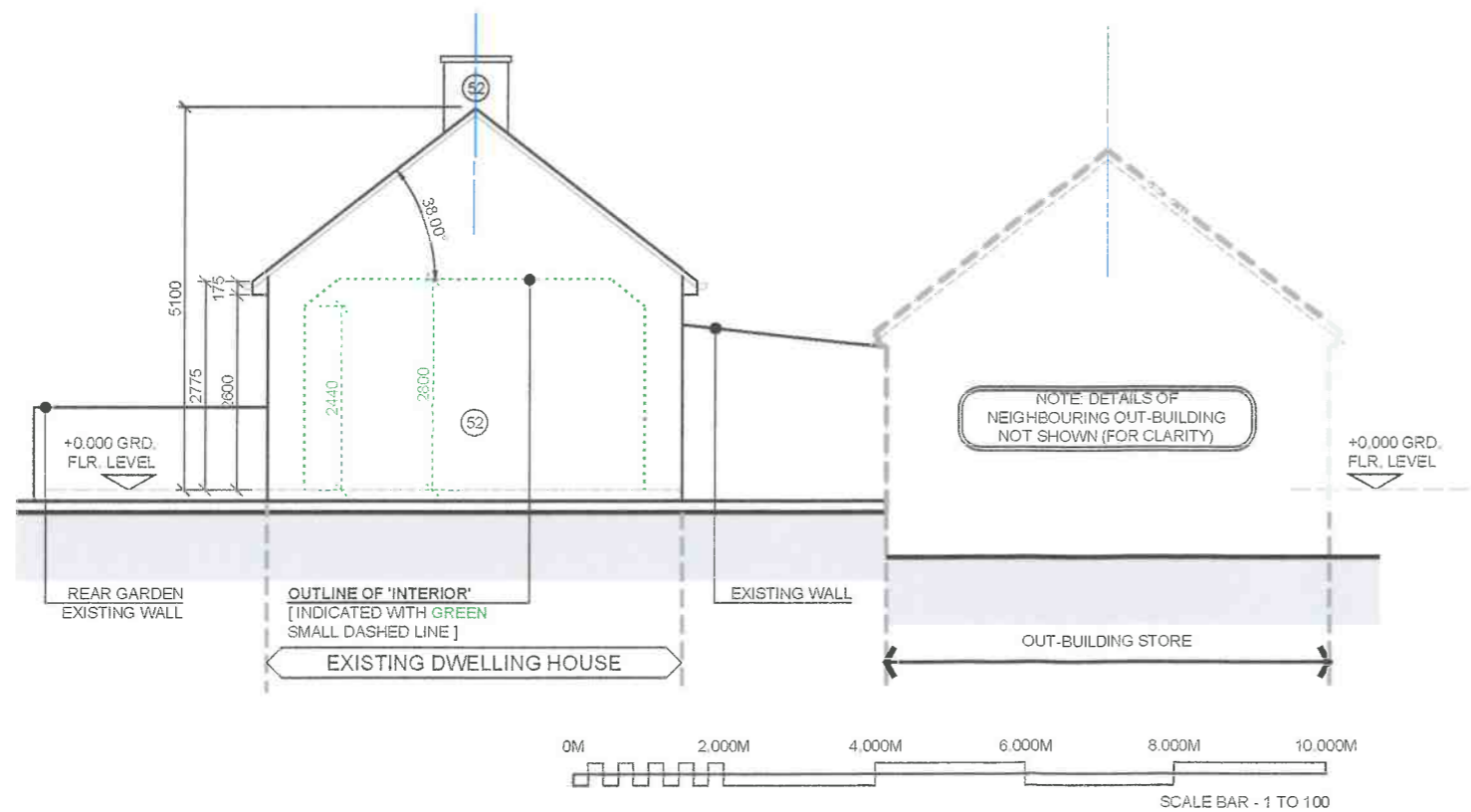
**SURVEY NOTES:**  
 ROOF PITCH & HEIGHT ESTIMATED BASED ON INFORMATION AVAILABLE FROM GROUND LEVEL. NO ACCESS AVAILABLE TO ROOF DURING SURVEY. EXTENT & DETAIL OF EXISTING BUILDING(S) UNDER VEGETATION OR OUTSIDE THE SITE BOUNDARY ESTIMATED BASED ON LIMITED ACCESS AVAILABLE.

**NOTES:**  
 THE PROPOSED WORKS REQUIRES THE ENGINEERING INPUT OF A SPECIALIST TIMBER FRAME COMPANY OR STRUCTURAL ENGINEER IF CONVENTIONAL BUILD.

- LEGEND (EXISTING BUILDING):**
- (51) EXISTING TIMBER / ALUMINIUM / UPVC WINDOWS & DOORS
  - (52) EXISTING RENDER
  - (55) EXISTING PEBBLE DASH / RENDER DASH
  - (56) EXISTING STONE FACING
  - (61) EXISTING ROOF TILES
  - (62) EXISTING CORRUGATED METAL ROOF
  - (63) COPING STONE / PARAPET
  - (67) EXISTING RAINWATER GOODS, GUTTERS, DOWN PIPES, ETC.



**EXISTING EAST ELEVATION [ FRONT ELEVATION ]**



**EXISTING SOUTH ELEVATION [ SIDE ELEVATION ]**

**FOR APPROVAL**  
 DECLARATION OF EXEMPTION APP  
 21 SEP 1 2023

**APPLICATION FOR 'DECLARATION OF EXEMPTION' [ PLANNING ]**

**EXISTING ELEVATIONS**

REV. DATE DESCRIPTION  
 01 16 SEPT 2023 ISSUED FOR COUNTY COUNCIL  
 02 21 SEPT 2023 ISSUED FOR DECLARATION OF EXEMPTION APP

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**E O I N O ' K E E F F E**  
**A R C H I T E C T S**  
 MBA DipArch MR/IAI

**RIAI** Registered Architect PSDP Accreditation

WWW.EOINKEEFFEARCHITECTS.COM  
 087 6348444 eoin@eoinkeeffearchitects.com

Client:  
**MILLERICK, GLENAWILLING, BALLYMACODA, CO. CORK, P25 A780.**

Drawing Title  
**EXISTING SURVEY ELEVATIONS**

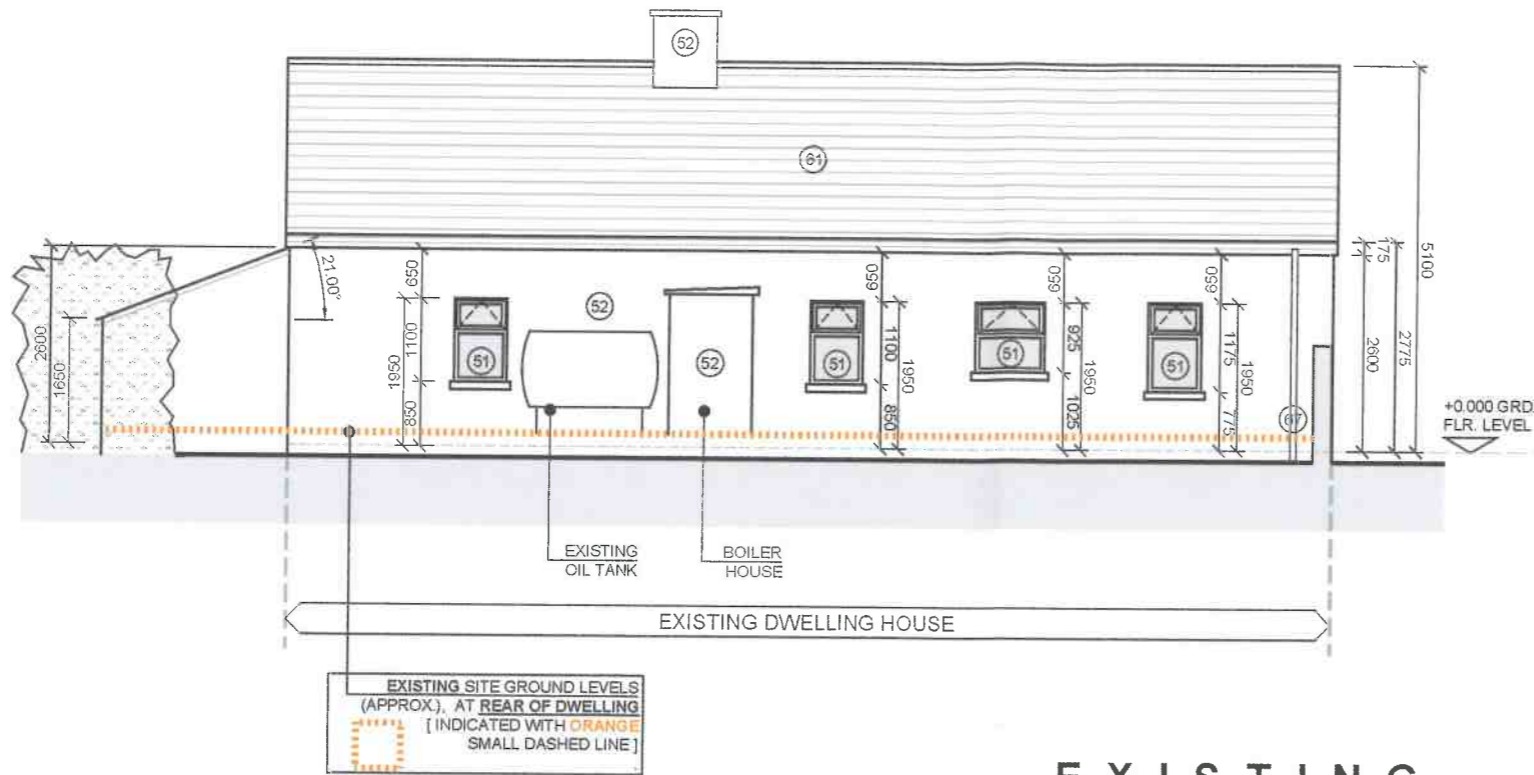
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 Date - JUNE 2023  
 Drawn by - EOK

Dwg No. **2117-S-200**  
 Rev **P02**

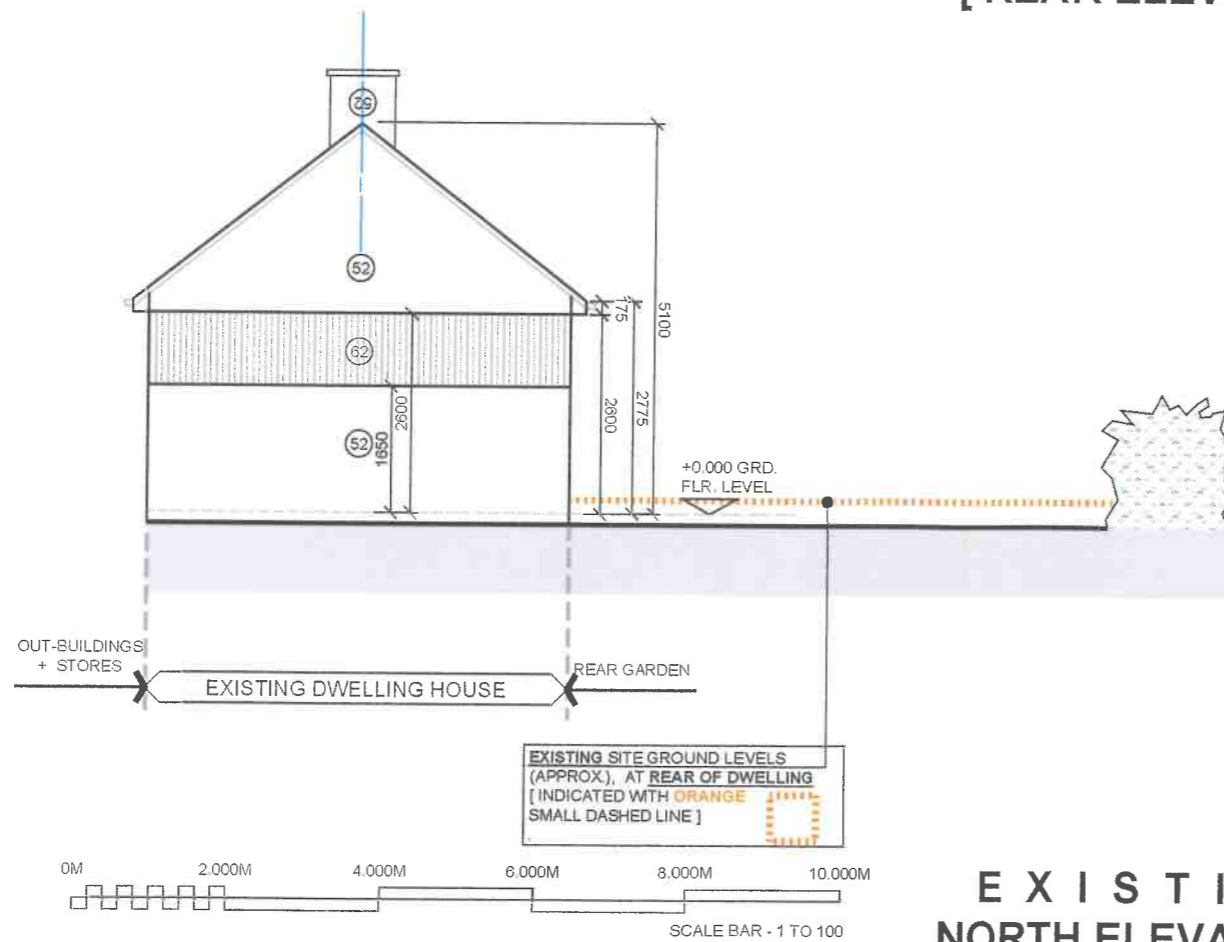
**SURVEY NOTES:**  
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- LEGEND (EXISTING BUILDING):**
- (51) EXISTING TIMBER / ALUMINIUM / UPVC WINDOWS & DOORS
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  - (61) EXISTING ROOF TILES
  - (62) EXISTING CORRUGATED METAL ROOF
  - (63) COPING STONE / PARAPET
  - (67) EXISTING RAINWATER GOODS, GUTTERS, DOWN PIPES, ETC.



**EXISTING WEST ELEVATION [ REAR ELEVATION ]**



**EXISTING NORTH ELEVATION [ SIDE ELEVATION ]**

**FOR APPROVAL**  
 DECLARATION OF EXEMPTION APP.  
 21 SEP 2023

**APPLICATION FOR 'DECLARATION OF EXEMPTION' [ PLANNING ]**

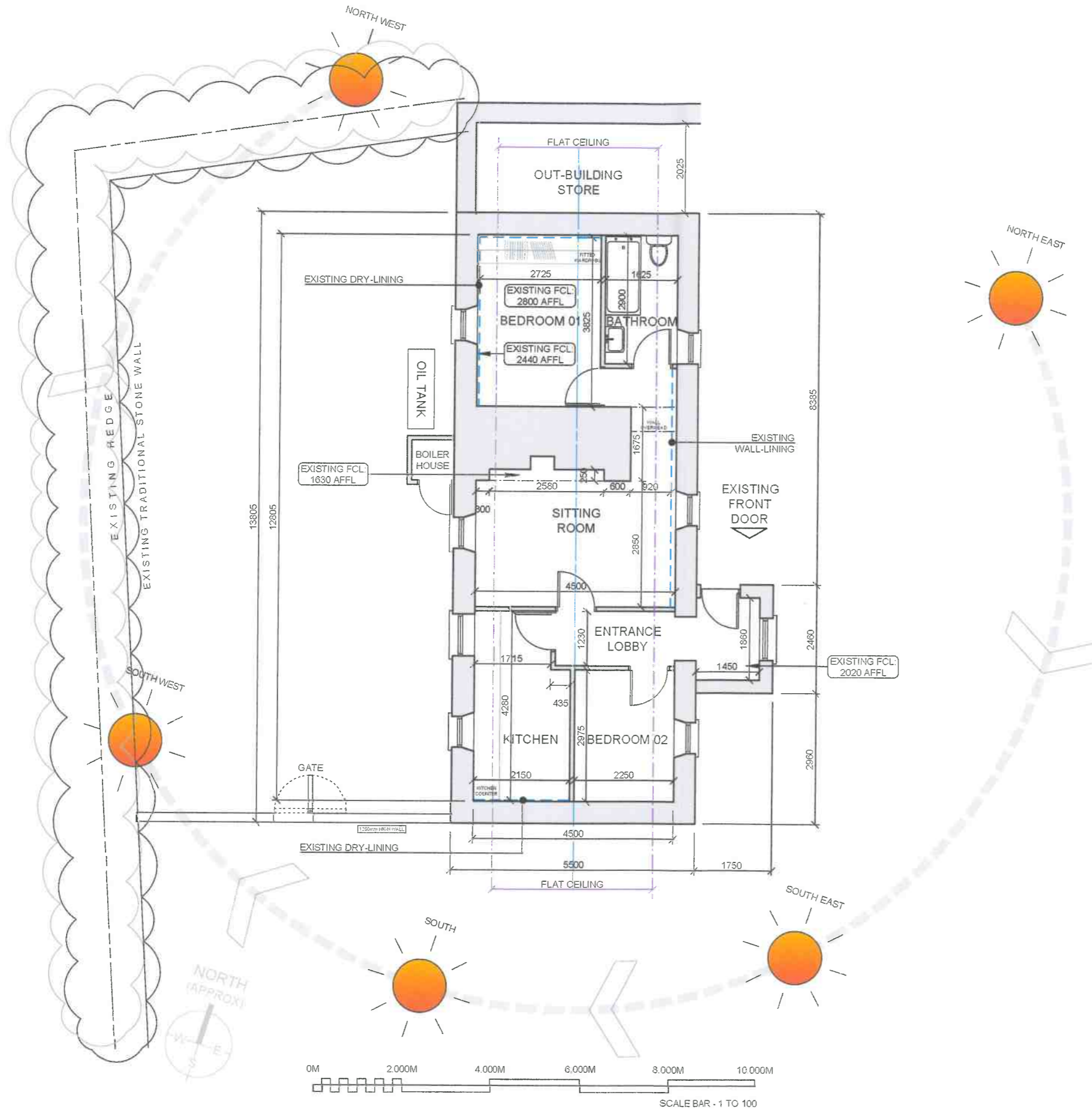
**EXISTING ELEVATIONS**

REV. DATE DESCRIPTION  
 ACT. 15 SEP 2023 ISSUED FOR CLIENT REVIEW  
 PLAN. 15 SEP 2023 PROPOSED FOR EXEMPTION APPLICATION  
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**E OIN O'KEEFE ARCHITECTS**  
 MBA DipArch MR IAI  
**RIAI** Registered Architect PSDP Accreditation  
 WWW.EOINKEEFFEARCHITECTS.COM  
 087 6348444 eoin@eoinkeeffearchitects.com

Client: MILLERICK, GLENAWILLING, BALLYMACODA, CO. CORK. P25 A780.  
 Drawing Title: EXISTING SURVEY ELEVATIONS  
 Scale: - 1 TO 100 @ A3  
 Date: - JUNE 2023  
 Drawn by: - EOK  
 Dwg No. 2117-S-201  
 Rev P02

**SURVEY NOTES:**  
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**FOR APPROVAL**  
 DECLARATION OF EXEMPTION APP  
 21 SEP 2023

**APPLICATION FOR  
 'DECLARATION OF EXEMPTION'  
 [ PLANNING ]**



**EXISTING  
 GROUND FLOOR PLAN**

REV	DATE	DESCRIPTION
01	10 SEP 2023	ISSUED FOR CLIENT APPROVAL
02	21 SEP 2023	ISSUED FOR LOCAL AUTHORITY APPROVAL

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Client:  
 MILLERICK,  
 GLENAWILLING,  
 BALLYMACODA,  
 CO. CORK. P25 A780.

**E O I N O ' K E E F F E  
 A R C H I T E C T S**  
 MBA DipArch MRIAI

Drawing Title  
**EXISTING SURVEY  
 PLAN**

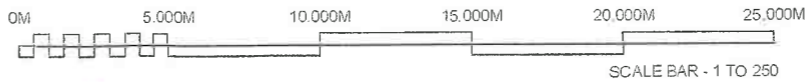
**RIAI**  
 Registered Architect  
 PSDP Accreditation

Scale - 1 TO 100 @ A3  
 Date - JUNE 2023  
 Drawn by - EOK

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 087 6348444 eoin@eoinokeeffearchitects.com

Dwg No. **2117-S-100**  
 P02  
 Rev





**SURVEY NOTES:**  
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**LEGEND**

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 NOTE: THE SITE BOUNDARY IS DELINEATED WITH A BLACK LINE, WHICH IS 'OUTLINED' IN RED. THE INSIDE FACE OF THE RED LINE IS THE SITE BOUNDARY.
- ADJACENT LAND UNDER SITE OWNERS CONTROL OUTLINED IN BLUE SOLID LINE (LAND OWNED)  
 NOTE: THE BLUE LINE HAS BEEN OFFSET marginally IN PLACES WHERE THE 'LAND BOUNDARY' CORRESPONDS WITH THE 'SITE BOUNDARY' (OUTLINED IN RED); TO AVOID OVER LAYING THE 2 LINES + SO AS TO IDENTIFY CLEARLY THE EXTENT OF THE LAND.
- EXISTING TREE WITH APPROX. GIRTH
- EXISTING TREE WITH APPROX. GIRTH PROPOSED FOR REMOVAL
- SHRUBS / PLANTING / HEDGEROW
- PROPOSED NEW DECIDUOUS TREE WITH APPROX. GIRTH

GRD. FLR. LEVEL = +0.000  
 NEW EXTENSION FFL TO MATCH EXISTING HOUSE FFL

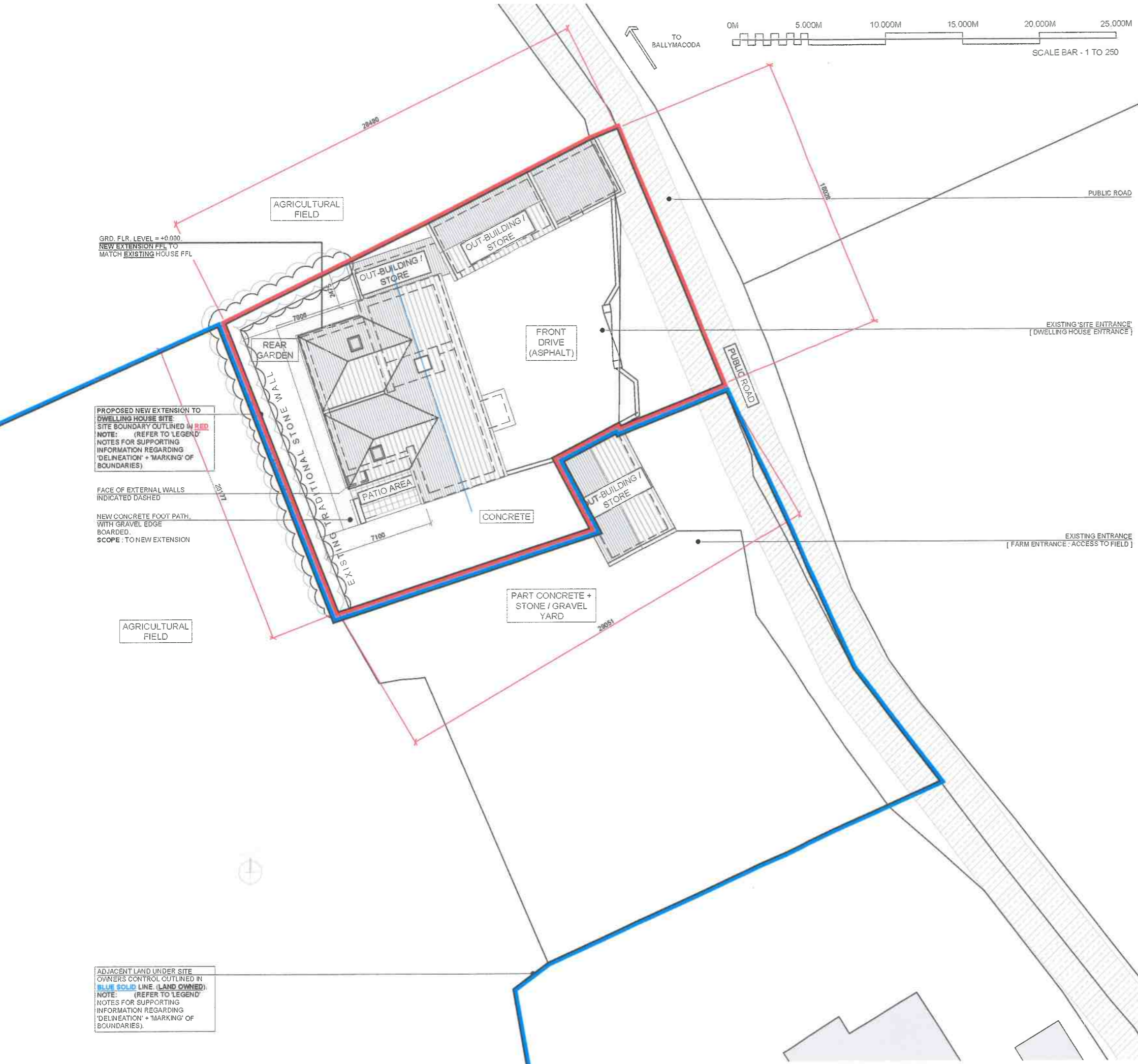
PROPOSED NEW EXTENSION TO DWELLING HOUSE SITE. SITE BOUNDARY OUTLINED IN RED.  
 NOTE: (REFER TO LEGEND NOTES FOR SUPPORTING INFORMATION REGARDING 'DELINEATION' + 'MARKING' OF BOUNDARIES)

FACE OF EXTERNAL WALLS INDICATED DASHED

NEW CONCRETE FOOT PATH WITH GRAVEL EDGE BOARDED. SCOPE: TO NEW EXTENSION

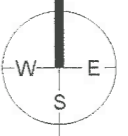
AGRICULTURAL FIELD

ADJACENT LAND UNDER SITE OWNERS CONTROL OUTLINED IN BLUE SOLID LINE (LAND OWNED).  
 NOTE: (REFER TO LEGEND NOTES FOR SUPPORTING INFORMATION REGARDING 'DELINEATION' + 'MARKING' OF BOUNDARIES).



**APPLICATION FOR 'DECLARATION OF EXEMPTION' [ PLANNING ]**

NORTH (APPROX)



**PROPOSED SITE LAYOUT PLAN**

REV	DATE	DESCRIPTION
01	16 SEPT 2022	ISSUE FOR PRELIMINARY
02	21 SEPT 2022	ADD OUTLINE PROPOSED DWELLING HOUSE
03	21 SEPT 2022	ADD OUTLINE PROPOSED PATIO AREA
04	01 NOV 2023	THIRD PARTY DESIGN + ISSUES/REVISIONS OF EXEMPTION

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Client:  
**MILLERICK, GLENAWILLING, BALLYMACODA, CO. CORK. P25 A780.**

**E O I N O ' K E E F F E ARCHITECTS**  
 MBA DipArch MRIAI



Drawing Title  
**PROPOSED SITE LAYOUT PLAN**

Scale - 1 TO 250 @ A3  
 Date - SEPT 2023  
 Drawn by - EOK

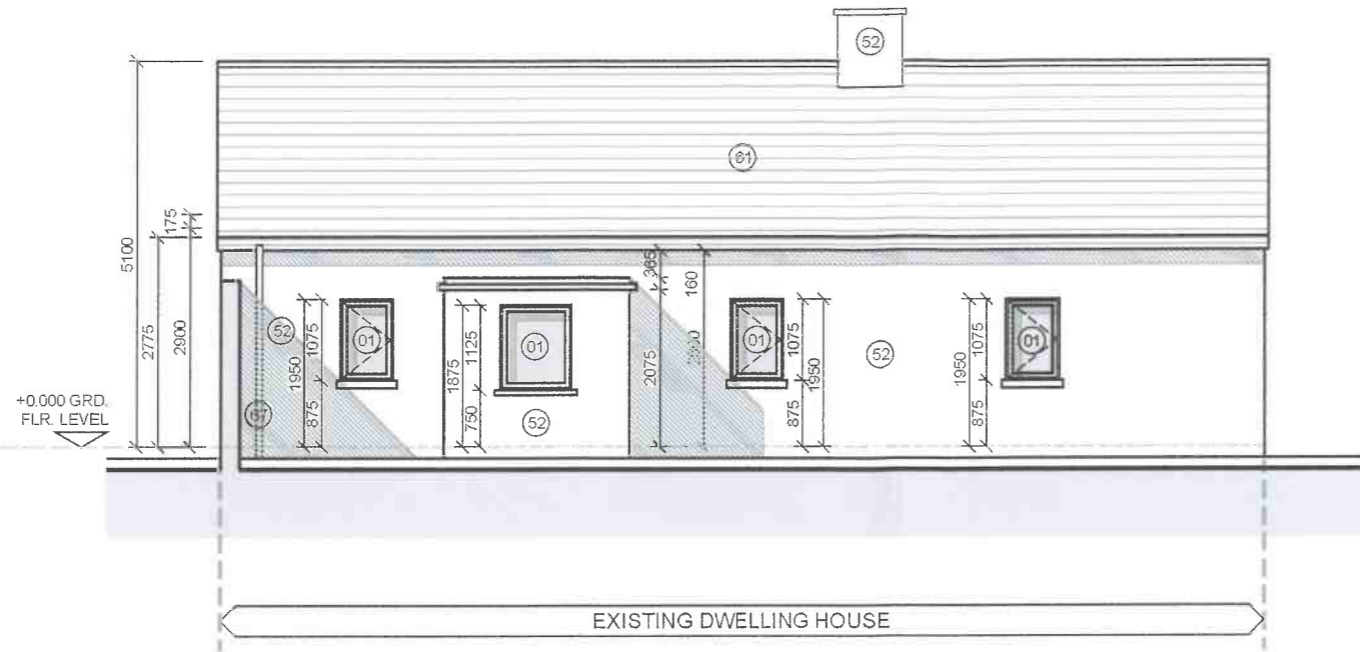
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 087 6348444 eoin@eoinkeeffearchitects.com

Dwg No. **2117-P-005 P04**  
 Rev

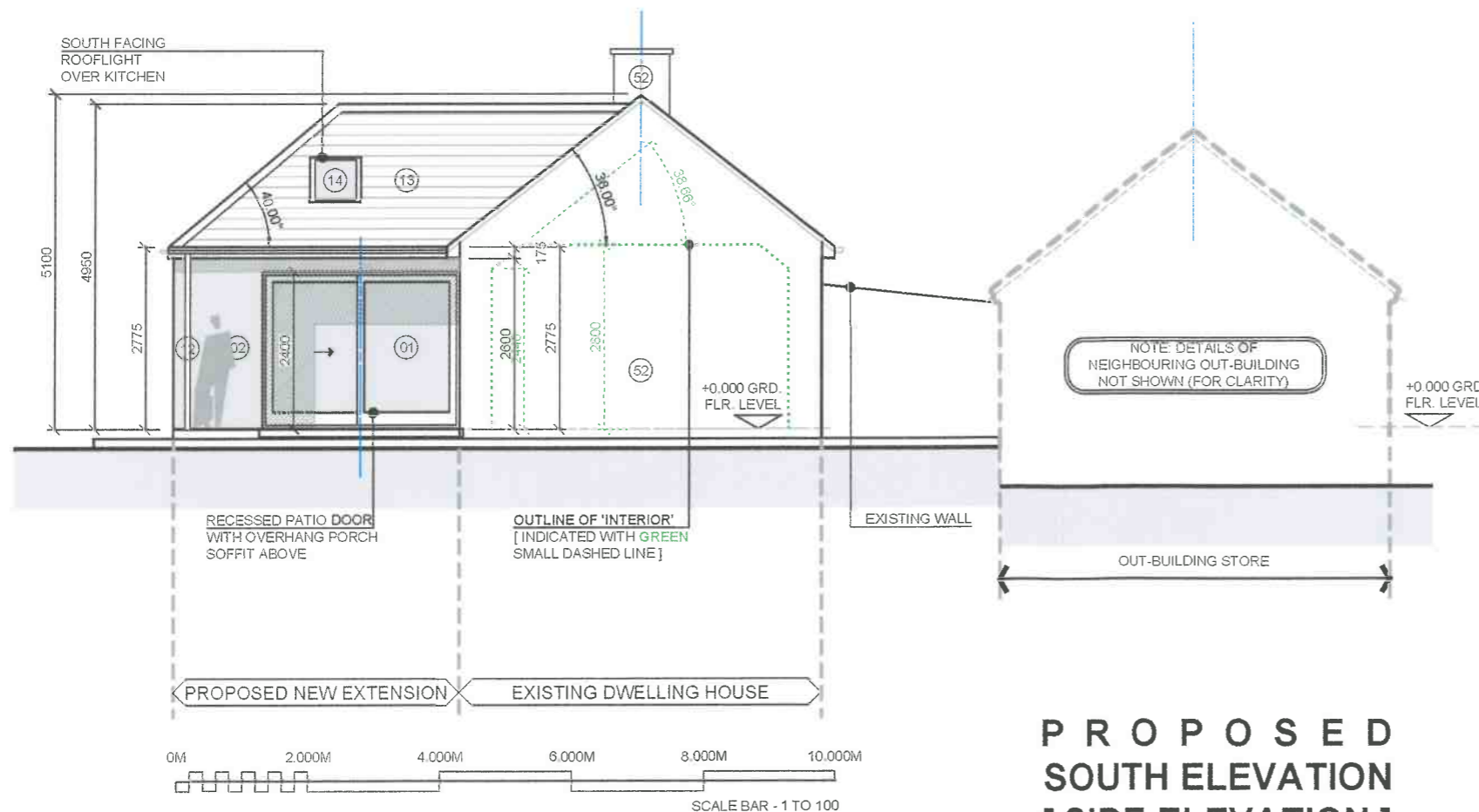


**SURVEY NOTES:**  
 ROOF PITCH & HEIGHT ESTIMATED BASED ON INFORMATION AVAILABLE FROM GROUND LEVEL. NO ACCESS AVAILABLE TO ROOF DURING SURVEY. EXTENT & DETAIL OF EXISTING BUILDING(S) UNDER VEGETATION OR OUTSIDE THE SITE BOUNDARY ESTIMATED BASED ON LIMITED ACCESS AVAILABLE.

**NOTES:**  
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**PROPOSED EAST ELEVATION [ FRONT ELEVATION ]**



**PROPOSED SOUTH ELEVATION [ SIDE ELEVATION ]**

- LEGEND (EXISTING BUILDING):**
- 51 EXISTING TIMBER / ALUMINIUM / UPVC WINDOWS & DOORS
  - 52 EXISTING RENDER
  - 55 EXISTING PEBBLE DASH / RENDER DASH
  - 56 EXISTING STONE FACING
  - 61 EXISTING ROOF TILES
  - 62 EXISTING CORRUGATED METAL ROOF
  - 63 COPING STONE / PARAPET
  - 67 EXISTING RAINWATER GOODS, GUTTERS, DOWN PIPES, ETC.

**PLASTER TO EXISTING WALLS:**  
 WHERE NEW PLASTER IS APPLIED TO EXISTING WALLS AS A REPAIR OR IN-FILL: NEW PLASTER FINISH TO MATCH EXISTING ADJACENT FINISH.

- LEGEND (PROPOSED WORKS):**
- 01 NEW PAINTED TIMBER / ALU-CLAD / ALUMINIUM / UPVC WINDOWS + DOORS. WITH 100mm (H) WINDOW CILL 'FRONT FACE'.
  - 02 NEW SMOOTH PAINTED SAND + CEMENT PLASTER (WHITE / GREY) [REN-02]
  - 03 NEW PAINTED 'DASHED 'ROUGHCAST' RENDER' (GRAPHITE BLACK / DARK GREY) [REN-03]
  - 04 NEW PAINTED EXT. RENDER, TO MATCH EXISTING [REN-04]
  - 05 NEW EXTERNAL WALL RENDER + INSULATION SYSTEM [REN-05]
  - 07 TRADITIONAL STONE WALL FACING (LOCALLY SOURCED STONE)
  - 08 PAINTED GALVANISED METAL
  - 10 75mm (H) OR 50mm (H) PRE-FINISHED ALUMINIUM OR ZINC ROOF SYSTEM PROPRIETARY 'EDGE DRIP' (MIN. 25mm OVER HANG PAST RENDER FACE) (DARK GREY)
  - 11 100mm THICK 'FLAT TOP' COPING STONE WITH DRIPS, ON HIGH LOAD DPC, ON 6mm CEMENT BOARD CAVITY CLOSER
  - 12 NEW BLACK ROUND RAINWATER GOODS, HOPPER TO ROOF PARAPET GULLY.
  - 13 NEW ROOF TILES (TO MATCH EXISTING).
  - 14 ROOFLIGHT
  - 20 WALL VENT / ROOF VENT AT 2.0m AFFL (OR TO DIM. SHOWN ON ELEVATION.)

FOR APPROVAL  
 DECLARATION OF EXEMPTION APP  
 03 NOV 2023  
 Planning Department  
 Cork County Council  
 County Hall  
 Cork.

**APPLICATION FOR 'DECLARATION OF EXEMPTION' [ PLANNING ]**

**PROPOSED ELEVATIONS**

REV. DATE. DESCRIPTION

P01	16 SEPT 2022	ISSUED FOR CLIENT REVIEW
P02	19 SEPT 2023	ISSUED FOR LOCAL AUTHORITY REVIEW
P03	03 NOV 2023	ISSUED FOR EXEMPTION APP
P04	03 NOV 2023	ISSUED FOR EXEMPTION APP

NOTE: THESE DRAWINGS ARE FOR PLANNING / BUILDING REGULATIONS ONLY. THESE DO NOT REPRESENT FULL CONSTRUCTION DRAWINGS. SCHEDULES OR SPECIFICATIONS.

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**E O I N O ' K E E F F E**  
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Client:  
**MILLERICK, GLENAWILLING, BALLYMACODA, CO. CORK. P25 A780.**

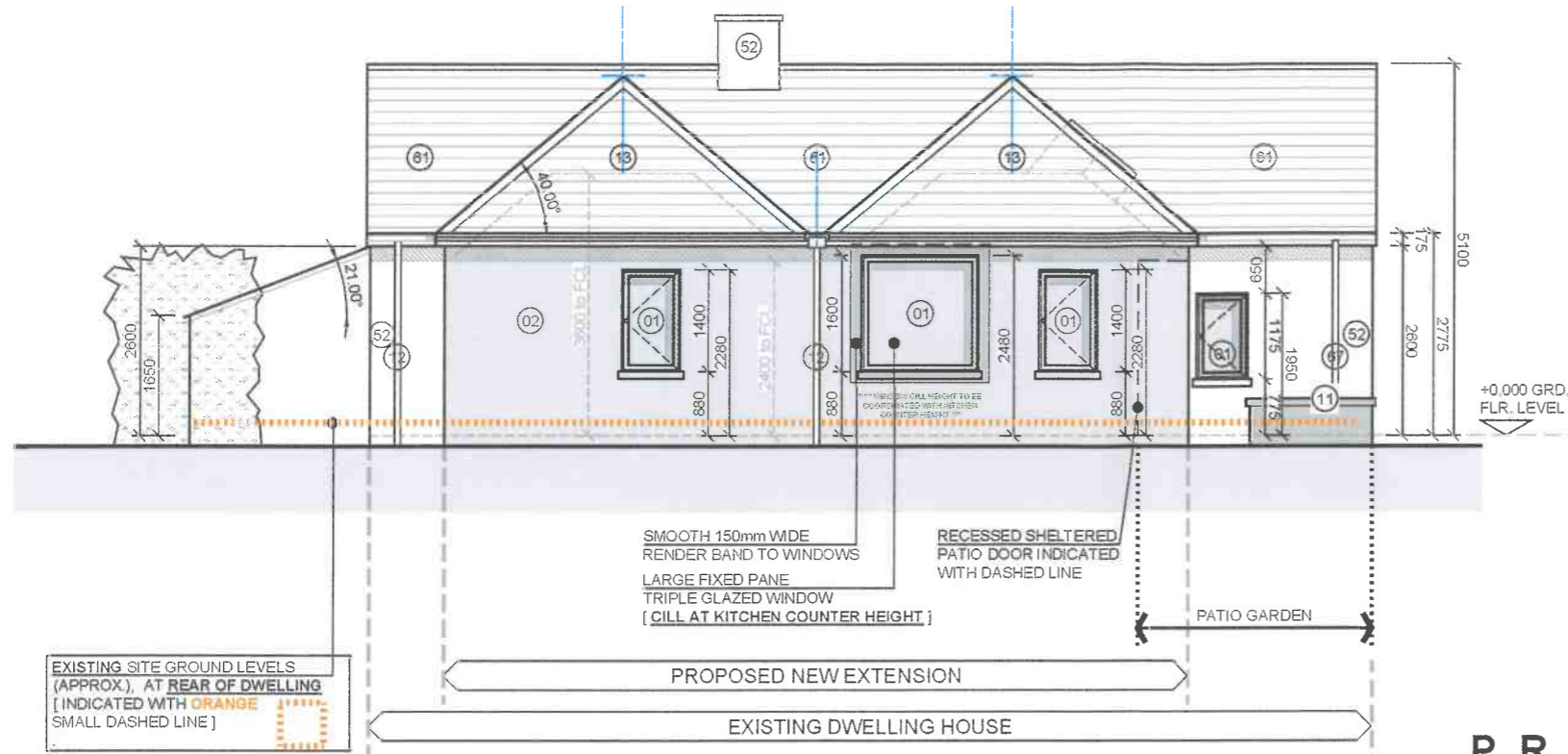
Drawing Title  
**PROPOSED ELEVATIONS**

Scale - 1 TO 100 @ A3  
 Date - SEPT 2023  
 Drawn by - EOK

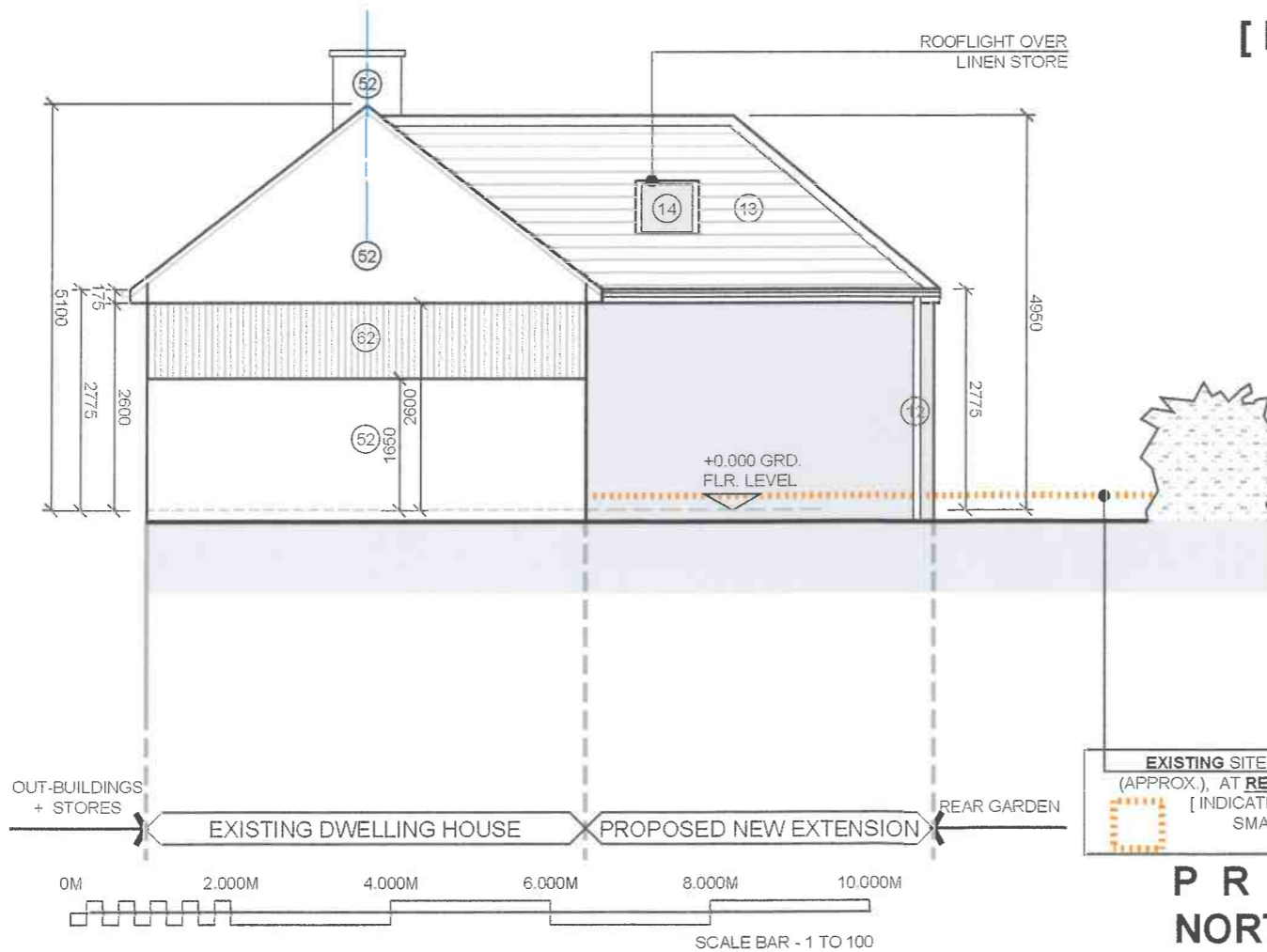
Dwg No. **2117-P-200**  
 P04

**SURVEY NOTES:**  
 1. ROOF PITCH & HEIGHT ESTIMATED BASED ON INFORMATION AVAILABLE FROM GROUND LEVEL. NO ACCESS AVAILABLE TO ROOF DURING SURVEY.  
 2. EXTENT & DETAIL OF EXISTING BUILDING(S) UNDER VEGETATION OR OUTSIDE THE SITE BOUNDARY ESTIMATED BASED ON LIMITED ACCESS AVAILABLE.

**NOTES:**  
 1. THE PROPOSED WORKS REQUIRES THE ENGINEERING INPUT OF A SPECIALIST TIMBER FRAME COMPANY OR STRUCTURAL ENGINEER IF CONVENTIONAL BUILD.



**PROPOSED WEST ELEVATION [ REAR ELEVATION ]**



**PROPOSED NORTH ELEVATION [ SIDE ELEVATION ]**

- LEGEND (EXISTING BUILDING):**
- 51 EXISTING TIMBER / ALUMINIUM / UPVC WINDOWS & DOORS
  - 52 EXISTING RENDER
  - 55 EXISTING PEBBLE DASH / RENDER DASH
  - 56 EXISTING STONE FACING
  - 61 EXISTING ROOF TILES
  - 62 EXISTING CORRUGATED METAL ROOF
  - 63 COPING STONE / PARAPET
  - 67 EXISTING RAINWATER GOODS, GUTTERS, DOWN PIPES, ETC.

**PLASTER TO EXISTING WALLS:**  
 WHERE NEW PLASTER IS APPLIED TO EXISTING WALLS AS A REPAIR OR IN-FILL: NEW PLASTER FINISH TO MATCH EXISTING ADJACENT FINISH.

- LEGEND (PROPOSED WORKS):**
- 01 NEW PAINTED TIMBER / ALU-CLAD / ALUMINIUM / UPVC WINDOWS + DOORS, WITH 100mm (H) WINDOW CILL 'FRONT FACE'
  - 02 NEW SMOOTH PAINTED SAND + CEMENT PLASTER (WHITE / GREY)
  - 03 NEW PAINTED 'DASHED 'ROUGHCAST' RENDER' (GRAPHITE BLACK / DARK GREY)
  - 04 NEW PAINTED EXT. RENDER, TO MATCH EXISTING
  - 05 NEW EXTERNAL WALL RENDER + INSULATION SYSTEM
  - 07 TRADITIONAL STONE WALL FACING (LOCALLY SOURCED STONE)
  - 08 PAINTED GALVANISED METAL
  - 10 75mm (H) OR 50mm (H) PRE-FINISHED ALUMINIUM OR ZINC ROOF SYSTEM PROPRIETARY 'EDGE DRIP' (MIN. 25mm OVER HANG PAST RENDER FACE) (DARK GREY)
  - 11 100mm THICK 'FLAT TOP' COPING STONE WITH DRIPS, ON HIGH LOAD DPC, ON 6mm CEMENT BOARD CAVITY CLOSER
  - 12 NEW BLACK ROUND RAINWATER GOODS, HOPPER TO ROOF PARAPET GULLY.
  - 13 NEW ROOF TILES, (TO MATCH EXISTING).
  - 14 ROOFLIGHT
  - 20 WALL VENT / ROOF VENT AT 2.0m AFFL (OR TO DIM. SHOWN ON ELEVATION.)

**APPLICATION FOR 'DECLARATION OF EXEMPTION' [ PLANNING ]**



**PROPOSED ELEVATIONS**

REV	DATE	DESCRIPTION
P11	16 SEPT 2023	ISSUED FOR CLIENT REVIEW
P12	11 SEPT 2023	ISSUED FOR LOCAL COUNCIL OF BALLYMACODA
P13	03 NOV 2023	FOR APPROVAL - DECLARATION OF EXEMPTION
P14	01 NOV 2023	FOR APPROVAL - DECLARATION OF EXEMPTION

Client:  
**MILLERICK, GLENAWILLING, BALLYMACODA, CO. CORK. P25 A780.**

**E O I N O ' K E E F F E**  
**A R C H I T E C T S**  
 MBA DipArch MRAl

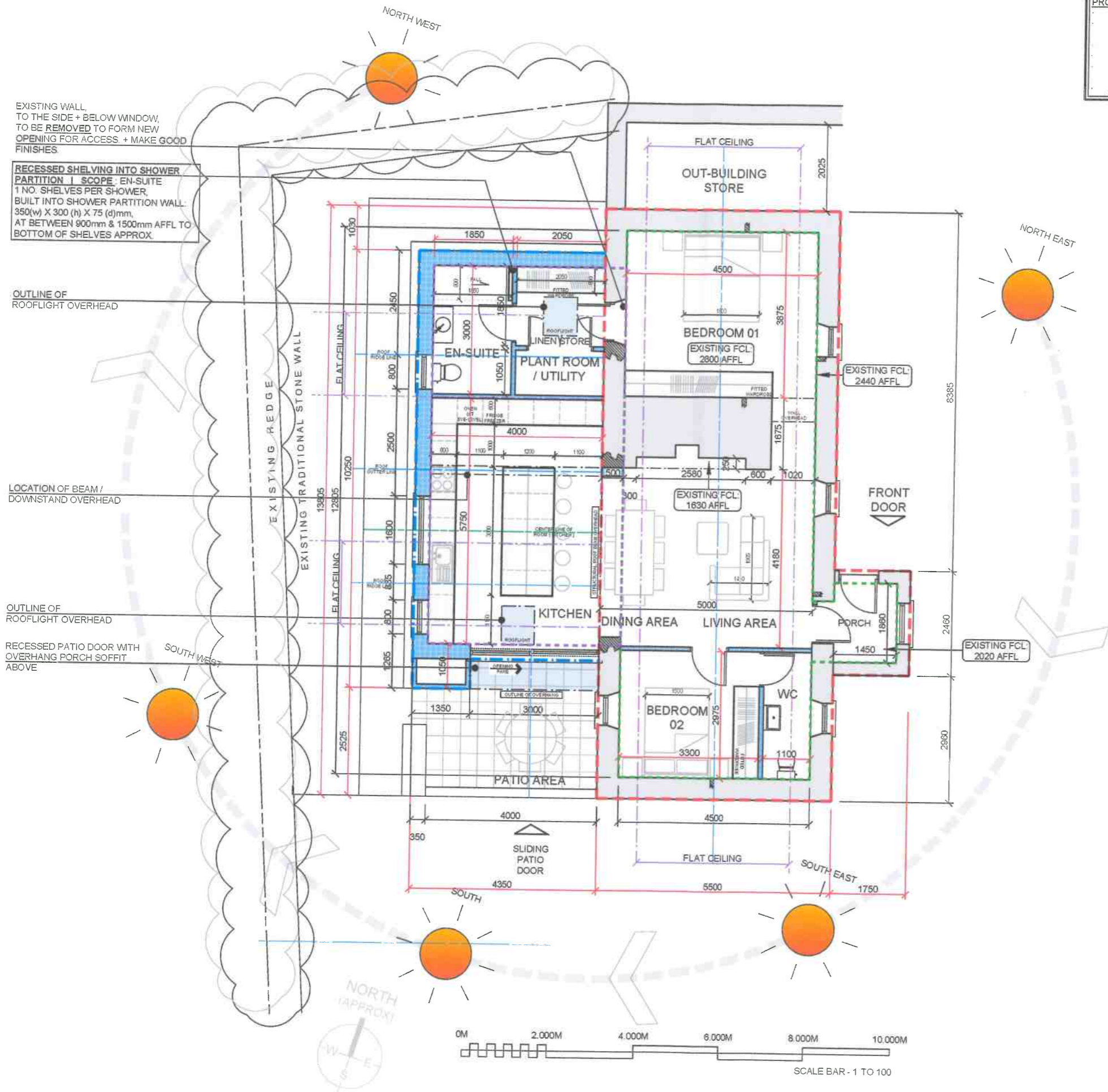


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**PROPOSED ELEVATIONS**  
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Dwg No. **2117-P-201**  
**P04**  
 Rev





EXISTING GROSS INTERNAL FLOOR AREAS (APPROX.):		
EXISTING HOUSE =	61.0 Sq. m.	(656 Sq.Ft.)
PROPOSED GROSS INTERNAL FLOOR AREAS (APPROX.):		
WORKS TO BE RETAINED =	61.0 Sq. m.	
DEMOLITION =	0.0 Sq. m.	
PROPOSED NEW EXTENSION - REAR EXTENSION =	39.8 Sq. m.	
<b>PROPOSED TOTAL HOUSE GROSS INT. FLOOR AREA</b>	<b>100.8 Sq.m.</b>	<b>(1,085 Sq.Ft.)</b>

**SURVEY NOTES:**  
 ROOF PITCH & HEIGHT ESTIMATED BASED ON INFORMATION AVAILABLE FROM GROUND LEVEL. NO ACCESS AVAILABLE TO ROOF DURING SURVEY. EXTENT & DETAIL OF EXISTING BUILDING(S) UNDER VEGETATION OR OUTSIDE THE SITE BOUNDARY ESTIMATED BASED ON LIMITED ACCESS AVAILABLE.

**NOTES:**  
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**LEGEND:**

- EXISTING DWELLING HOUSE FOOT PRINT
- PROPOSED NEW EXTENSION

**LEGEND:**

- EXISTING WALLS 001
- PROPOSED NEW WALLS
- CONSOLIDATE MASONRY + FINISH TO MATCH ADJACENT FINISHES
- INDICATES GROSS INTERNAL FLOOR AREA SCOPE
- INDICATES GROSS INTERNAL FLOOR AREA SCOPE



**APPLICATION FOR 'DECLARATION OF EXEMPTION' [ PLANNING ]**

**PROPOSED GROUND FLOOR PLAN**



REV.	DATE	DESCRIPTION
001	18 SEPT 2023	ISSUED FOR PERMIT
002	20 SEPT 2023	ISSUED FOR PERMIT
003	20 SEPT 2023	ISSUED FOR PERMIT

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**E O I N O ' K E E F F E ARCHITECTS**  
 MBA DipArch MRIAI

**PROPOSED PLAN**



Scale - 1 TO 100 @ A3  
 Date - SEPT 2023  
 Drawn by - EOK