

Proposed development at Blossom Hill, Broomfield, Midleton, Co. Cork
Housing Quality Assessment
Schedule of House Types and Areas

Brian O'Kennedy & Associates
Shannon House Church Road
Douglas Cork
info@bok.ie www.bok.ie



Unit Type	Unit Descriptions	Number of Storeys	No. of Bedrooms	Unit Area (m²)		10% Over Area Requirement (Y/N)	Dual Aspect (Y/N)	Aspect	Ground Floor Ceiling Height (m)	First Floor Ceiling Height (m)	Kitchen/Dining/Living Aggregate Area (m²)	Kitchen/Dining/Living Aggregate Area Requirement (m²)	Bedrooms Aggregate Area (m²)	Bedrooms Aggregate Area Requirement (m²)	Storage Aggregate (m³)	Storage Aggregate Requirement (m³)	Typical Private Rear Garden Area (m²)	Private Rear Garden Area Requirement (m²)	No. of Private Parking Spaces per Unit	UNIT NUMBERS ON SITE (Colour Coding Corresponds to Unit Colours on Site Layout Plan)	QUANTITY OF UNITTYPE
Type A1 &A2	3 Bedroom Dwelling Semi-Detached	2	3	115	92	Y	N	S/N	2.7	2.4	40	34	39	32	6	5	77	60	1	57-64, 123-126, 143-144, 229-234, 243-258	42
Type B	4 Bedroom Dwelling Semi-Detached	2	4	147.5	110	Y	Y	NW	2.7	2.4	60	40	48.75	43	6.3	6	115	60	2	211-214	4
Type C	4 Bedroom Dwelling End of Standard Terrace	2	4	148	110	Y	Y	N/S/E/W	2.7	2.4	60	40	48.75	43	6.3	6	89	60	2	71, 90-91, 110, 159, 176, 215, 264	8
Type D	2 Bedroom Dwelling Mid of Standard Terrace	2	2	85	80	N	N	N/S/E/W	2.7	2.4	34	30	29.3	25	5.3	4	54	48	1	72-73, 76-77, 80-83, 86-89, 92-95, 98-101,104-105, 108-109, 177-178, 181-182, 185, 216-219, 222-223, 226-227, 236-237, 240-241, 260-263	56
Type E	3 Bedroom Dwelling End of Standard Terrace	2	3	119	92	Y	N	N/S/E/W	2.7	2.4	44	34	40	32	5.4	5	78	60	1	74-75, 78-79, 84-85, 96-97, 102-103, 106-107, 179-180, 183-184,186, 220- 221, 224-225, 228, 235, 238-239, 242, 259	35
Type F	4 Bedroom Dwelling End of Standard Terrace	2	4	148	110	Y	Y	N/S/E/W	2.7	2.4	60	40	48.75	43	6.3	6	89	60	2	70, 111, 148, 149	4
Type G	2 Bedroom Dwelling Mid of Standard Terrace	2	2	85	80	N	N	N/S/E/W	2.7	2.4	34	30	29.3	25	5.3	4	54	48	1	54-55, 66-69, 112-113, 116-117, 120-121, 140-141, 146-147	16
Type H	3 Bedroom Dwelling End of Standard Terrace	2	3	119	92	Y	N	N/S/E/W	2.7	2.4	44	34	40	32	5.4	5	78	60	1	53, 56, 65, 114-115, 118-119, 122, 139, 142, 145	11
Type J	3 Bedroom Dwelling End of Mews Terrace	2	3	119	92	Y	Y	N/S/E/W	2.7	2.4	41.5	34	40	32	6.2	5	75	60	2	127, 138, 187, 198, 199, 210	6
Type K	2 Bedroom Dwelling Mid of Mews Terrace	2	2	84	80	N	N	N/S/E/W	2.7	2.4	33.5	30	27	25	4	4	53	48	1	128-131,134-137,188-191,194-197, 200-203, 206-209	24
Type L	4 Bedroom Dwelling End of Mews Terrace	2	4	145.5	110	Y	N	N/S/E/W	2.7	2.4	50	40	50	43	7.5	6	120	60	2	132, 133, 192, 193, 204, 205	6
Type M	1 Bedroom Apartment Under Duplex	1	1	55	45	Y	N	S	2.7	2.4	26.4	23	13.3	11.4	5.5	3	12	5	0	1-12, 25-38	26
Type N1 & N2	2 Bedroom Duplex Apartment	2	2	87	73	Y	N	N	2.7	2.4	34.5	28	28.2	24.4	4.3	6	15	6	1	13-24, 39-52	26
Type O	1 Bedroom Apartment Ground Floor	1	1	54	45	Y	Y	W	2.7	2.4	27	23	11.4	11.4	3.7	3	10	5	0	265, 266	2
Type P	1 Bedroom Duplex First Floor	1	1	52	45	N	N	W	2.7	2.4	27	23	12	11.4	3.5	3	10	5	0	267, 268	2
Type Q	1 Bedroom Apartment Ground Floor	1	1	54	45	Y	Y	W	2.7	2.4	28	23	11.4	11.4	3.2	3	10	5	0	269,27	2
Type R	1 Bedroom Duplex First Floor	1	1	52	45	Y	N	W	2.7	2.4	27	23	12	11.4	3.4	3	10	5	0	271,272	2
Housing Mix	4 Bedroom House 8%	3 Bedroom House 35%	2 Bedroom House 35%	2 Bedroom Apartment 10%		1 Bedroom Apartment 12%															