

**LONGFORD ROAD/STEEPLES ROAD, DULEEK,
Co. MEATH- RESIDENTIAL DEVELOPMENT**

Client: DSPL Limited
Project Number: 6204

HOUSING QUALITY ASSESSMENT

31/03/2022

NOTES:

(-) DESIGN STANDARDS IN GUIDELINES FOR PLANNING AUTHORITIES 2020 FOR APARTMENTS AND QUALITY HOUSING FOR SUSTAINABLE COMMUNITIES 2007 FOR HOUSES. SHOWN IN RED.

(G) REFER TO SITE PLAN FOR GARDEN AREAS



UNIT NUMBER	UNIT TYPE HOUSES / APARTMENTS	AREA* m²	BED SPACES	LIVING ROOM AREA m²	LIVING /DINING /KITCHEN TOTAL AREA m	LIVING ROOM MIN. WIDTH m²	BEDROOM AREAS				BEDROOM TOTAL AREA	BEDROOM MIN. WIDTH				FLOOR TO CEILING HEIGHT m	STORAGE		CAR PARKING SPACES	ASPECT	PRIVATE OPEN SPACE		
							1	2	3	4		1	2	3	4		INTERNAL m²	EXT. m²			GARDEN (G) m²	BALCONY m²	BALCONY WIDTH m

HOUSES																							
001	(E1) 4 Bed - End of Terrace	117.0	(110)	6	19.2 (15)	40.4 (40)	4.0 (3.8)	13.6 (13)	11.6 (11.4)	7.3 (7.1)	7.2 (7.1)	7.2 (7.1)	39.7 (38.6)	3.1 (2.8)	3.0 (2.8)	2.6 (2.1)	2.5 (2.1)	2.7 / 2.4	4.5+attic (6)	2	3	104	(75)
002	(E2) 4 Bed - Mid Terrace	117.0	(110)	6	19.1 (15)	40.4 (40)	4.0 (3.8)	13.5 (13)	11.5 (11.4)	7.3 (7.1)	7.2 (7.1)	39.5 (38.6)	3.1 (2.8)	3.0 (2.8)	2.6 (2.1)	2.5 (2.1)	2.7 / 2.4	4.5+attic (6)	2	2	108	(75)	
003	(E1) 4 Bed - End of Terrace	117.0	(110)	6	19.2 (15)	40.4 (40)	4.0 (3.8)	13.6 (13)	11.6 (11.4)	7.3 (7.1)	7.2 (7.1)	39.7 (38.6)	3.1 (2.8)	3.0 (2.8)	2.6 (2.1)	2.5 (2.1)	2.7 / 2.4	4.5+attic (6)	2	3	166	(75)	
004	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	75	(60)	
005	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
006	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
007	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
008	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
009	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
010	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	75	(60)	
011	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	75	(60)	
012	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
013	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
014	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
015	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
016	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
017	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	75	(60)	
018	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	75	(60)	
019	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
020	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
021	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
022	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	60	(60)	
023	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	74	(60)	
024	(D2) 4 Bed - Detached	132.0	(110)	7	21.4 (15)	49.4 (40)	3.8 (3.8)	13.5 (13)	11.6 (11.4)	11.4 (11.4)	7.1 (7.1)	43.6 (43)	3.2 (2.8)	3.0 (2.8)	3.5 (2.8)	2.5 (2.1)	2.7 / 2.4	3.7+attic (6)	2	4	76	(75)	
025	(D1) 4 Bed - Detached	132.0	(110)	7	21.5 (15)	49.5 (40)	3.8 (3.8)	13.5 (13)	11.6 (11.4)	11.4 (11.4)	7.1 (7.1)	43.6 (43)	3.2 (2.8)	3.0 (2.8)	3.5 (2.8)	2.5 (2.1)	2.7 / 2.4	3.8+attic (6)	2	4	83	(75)	
026	(C1) 3 Bed - Semi-Detached	115.0	(92)	5	21.4 (13)	40.8 (34)	3.8 (3.8)	13.9 (13)	11.5 (11.4)	7.9 (7.1)		33.3 (32)	3.2 (2.8)	2.8 (2.8)	2.8 (2.1)		2.7 / 2.4	3.5+attic (5)	2	3	95	(60)	
027	(C2) 3 Bed - Semi-Detached	115.0	(92)	5	21.4 (13)	40.8 (34)	3.8 (3.8)	13.9 (13)	11.5 (11.4)	7.9 (7.1)		33.3 (32)	3.2 (2.8)	2.8 (2.8)	2.8 (2.1)		2.7 / 2.4	3.5+attic (5)	2	3	93	(60)	
028	(C1) 3 Bed - Semi-Detached	115.0	(92)	5	21.4 (13)	40.8 (34)	3.8 (3.8)	13.9 (13)	11.5 (11.4)	7.9 (7.1)		33.3 (32)	3.2 (2.8)	2.8 (2.8)	2.8 (2.1)		2.7 / 2.4	3.5+attic (5)	2	3	129	(60)	
029	(C2) 3 Bed - Semi-Detached	115.0	(92)	5	21.4 (13)	40.8 (34)	3.8 (3.8)	13.9 (13)	11.5 (11.4)	7.9 (7.1)		33.3 (32)	3.2 (2.8)	2.8 (2.8)	2.8 (2.1)		2.7 / 2.4	3.5+attic (5)	2	3	93	(60)	
030	(D2) 4 Bed - Detached	132.0	(110)	7	21.4 (15)	49.4 (40)	3.8 (3.8)	13.3 (13)	11.4 (11.4)	11.4 (11.4)	7.1 (7.1)	43.2 (43)	3.2 (2.8)	3.0 (2.8)	3.5 (2.8)	2.5 (2.1)	2.7 / 2.4	3.5+attic (6)	2	4	116	(75)	
031	(D1) 4 Bed - Detached	132.0	(110)	7	21.4 (15)	49.4 (40)	3.8 (3.8)	13.3 (13)	11.4 (11.4)	11.4 (11.4)	7.1 (7.1)	43.2 (43)	3.2 (2.8)	3.0 (2.8)	3.5 (2.8)	2.5 (2.1)	2.7 / 2.4	3.5+attic (6)	2	4	83	(75)	
032	(F1) 4 Bed - Detached	120.0	(110)	6	19.3 (15)	40.5 (40)	4.2 (3.8)	13.4 (13)	11.6 (11.4)	7.1 (7.1)	7.3 (7.1)	39.4 (38.6)	3.1 (2.8)	3.1 (2.8)	2.3 (2.1)	2.4 (2.1)	2.7 / 2.4	3.5+attic (6)	2	4	102	(75)	
033	(F2) 4 Bed - Detached	122.0	(110)	6	19.2 (15)	40.4 (40)	4.2 (3.8)	13.4 (13)	11.6 (11.4)	7.1 (7.1)	7.3 (7.1)	39.4 (38.6)	3.1 (2.8)	3.1 (2.8)	2.3 (2.1)	2.4 (2.1)	2.7 / 2.4	3.5+attic (6)	2	4	114	(75)	
034	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	87	(60)	
035	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	69	(60)	
036	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	69	(60)	
037	(A3) 3 Bed - Mid Terrace	111.0	(92)	5	21.8 (13)	40.3 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.2 (7.1)		34.4 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.3+ attic (5)	2	2	63	(60)	
038	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	85	(60)	
039	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	67	(60)	
040	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	67	(60)	
041	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	67	(60)	
042	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	67	(60)	
043	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	67	(60)	
044	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	84	(60)	
045	(A1) 3 Bed - End of Terrace	110.0	(92)	5	15.5 (13)	34.1 (34)	3.9 (3.8)	13.3 (13)	12.0 (11.4)	9.2 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.7+ attic (5)	2	3	84	(60)	
046	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	67	(60)	
047	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	67	(60)	
048	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.2 (2.1)		2.7 / 2.4	3.6+ attic (5)	2	2	67	(60)	
049	(A2) 3 Bed - Mid Terrace	110.0	(92)	5	15.4 (13)	33.9 (34)	3.9 (3.8)	13.2 (13)	12.0 (11.4)	9.3 (7.1)		34.5 (32)	3.6 (2.8)	3.2 (2.8)	2.								

