A2

Housing Quality Assessment

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Project: Residential Development, 66 Upper Patrick Street, Kilkenny City, Co. Kilkenny
Client: Hansa Properties Ltd.
Project No. 1930

Notes:
Schedule to be read in conjunction with BDA drawings as per enclosed dwg reg.
All areas indicated in square metres.
Unit areas refer to total area measured to internal face of external/party walls.

			Unit Area by Type								Living Areas						Bedroom Areas																Storage Areas						Private Open Space						Gross Areas		Aspect	
Unit Number	Building No.	House Type	1 Bed Apartment (m²)	2 Bed (3 Person) Apartment (m²)	2 Bed (4 person) Apartment (m²)	3 Bed Apartment (m²)	2 Bed Duplex (m²)	3 Bed Duplex (m²)	3 Bed House (m²)	4 Bed House (m²)	Aggregate Living Area Required (m²)	Aggregate Living Area Provided (m²)	Living Room Area Required (m²)	Living Room Area Provided (m²)	Living/Dining Room Width Required (m)	Living/Dining Room Width Provided (m)	Bed 1 Area (m²)	Bed 1 Width (m)	Bed 2 Area (m²)	Bed 2 Width (m)	Bed 3 Area (m²)	Bed 3 Width (m)	Bed 4 Area (m²)	Bed 4 Width (m)	Bed 5 Area (m²)	Bed 5 Width (m)	Aggregate Bedroom Area Required (m²)	Aggregate Bedroom Area Provided (m²)	Store 1 (m²)	Store 2 (m²)	Store 3 (m²)	Store 4 (m²)	Total Storage Required (m²)	Total Storage Provided (m²)	Balcony (m²)	Terrace (m²)	Back Garden (m²)	Aspect	Total Area Required (m²)	Total Area Provided (m²)	Unit Area Required (m²)	Unit Area Provided (m²)	Unit Aspect (S = Single, D= Dual)	Unit Orientation
A01	A	-	48.8	-	-	-	-	-	-	-	23	23	-	-	3.3	4.75	14.2	4.75	-	-	-	-	-	-	-	-	11.4	14.2	3	1.5	-	-	3	4.5	-	5.2	-	NW	5	5.2	45	48.8	D	NW/SE
A02	A	-	56	-	-	-	-	-	-	-	23	30	-	-	3.3	3..65	11.9	2.8	-	-	-	-	-	-	-	-	11.4	11.9	1.6	1.7	-	-	3	3.3	-	7.1	-	NW	5	7.1	45	56	D	NW/SE
A03	A	-	-	-	75.4	-	-	-	-	-	30	29.7	-	-	3.6	4.4	13.1	3.15	11.4	3.1	-	-	-	-	-	-	24.4	24.5	4.5	1.1	1	-	6	6.6	-	7	-	SE	7	7	73	75.4	D	NW/SE
A04	A	-	48.8	-	-	-	-	-	-	-	23	23.5	-	-	3.6	4.3	11.4	2.8	-	-	-	-	-	-	-	-	11.4	11.4	3.2	-	-	-	3	3.2	5.4	-	-	NW/NE	5	5.4	45	48.8	D	NW/SW
A05	A	-	50.9	-	-	-	-	-	-	-	23	24.4	-	-	3.6	5.7	12.26	3.5	-	-	-	-	-	-	-	-	11.4	12.26	3	-	-	-	3	3	8	-	-	SW	5	8	45	50.9	D	SW/SE
A06	A	-	-	-	75.4	-	-	-	-	-	30	32.1	-	-	3.6	3.6	13	3.15	11.4	2.9	-	-	-	-	-	-	24.4	24.4	6	-	-	-	6	6	7	-	-	SE	7	7	73	75.4	D	SE/NE/NW
A07	A	-	48.8	-	-	-	-	-	-	-	23	23.5	-	-	3.6	4.3	11.4	2.8	-	-	-	-	-	-	-	-	11.4	11.4	3.2	-	-	-	3	3.2	5.4	-	-	NW/NE	5	5.4	45	48.8	D	NW/SW
A08	A	-	50.9	-	-	-	-	-	-	-	23	24.4	-	-	3.6	5.7	12.26	3.5	-	-	-	-	-	-	-	-	11.4	12.26	3	-	-	-	3	3	8	-	-	SW	5	8	45	50.9	D	SW/SE
A09	A	-	-	-	75.4	-	-	-	-	-	30	32.1	-	-	3.6	3.6	13	3.15	11.4	2.9	-	-	-	-	-	-	24.4	24.4	6	-	-	-	6	6	7	-	-	SE	7	7	73	75.4	D	SE/NE/NW
A10	A	-	-	-	-	94.8	-	-	-	-	34	36.6	-	-	3.8	4.9	13	3..75	11.4	3..75	7.2	2.6	-	-	-	-	31.5	31.6	5	1.5	2.6	-	9	9.1	-	11	-	SW	9	11	90	94.8	D	SE/SW
B01	B	-	-	-	80.2	-	-	-	-	-	30	34.1	-	-	3.6	4.2	13.4	3.3	12.8	3.2	-	-	-	-	-	-	24.4	26.2	3	4	-	-	6	7	-	10	-	SW	7	10	73	80.2	D	SW/SE/NW
B02	B	-	-	-	75.2	-	-	-	-	-	30	31.1	-	-	3.6	4.6	13	3.4	11.4	3.2	-	-	-	-	-	-	24.4	24.4	2	1.8	3	-	6	6.8	7	-	-	SE	7	7	73	75.2	D	SW/SE/NW
C01	C	-	-	-	-	-	-	-	105	-	34	35.2	13	-	3.8	3.8	13.6	3.6	12.7	3.1	8.5	3..1	-	-	-	-	32	34.8	3	3.6	2.4	-	9	9	-	-	93	NW	60-75	93	92	105	D	SE/NW
C02	C	-	-	-	-	-	-	-	105	-	34	35.2	13	-	3.8	3.8	13.6	3.6	12.7	3.1	8.5	3.1	-	-	-	-	32	34.8	3	3.6	2.4	-	9	9	-	-	78	NW	60-75	78	92	105	D	SE/NW
C03	C	-	-	-	-	-	-	-	85	-	30	31.9	13	-	3.6	3.8	14.7	3.05	12	2.8	-	-	-	-	-	-	25	26.7	1	2.3	2	0.7	6	6	-	-	94	NW	48	94	80	85	D	SE/NW
Totals			6	0	5	1	0	0	3	0																																		
Total Areas			304.2	0.0	381.6	94.8	0.0	0.0	295.0	0.0																																		
% Share			40.00	0.00	33.33	6.67	0.00	0.00	20.00	0.00																																		
Total Units				15	**Total Area of Accommodation**					1075.6																																		

Ancillary Buildings	Bin Store Type 1	Bicycle Store Type 2	**Total Area of Ancillary Accommodation Provided**
Number	1	1	
Areas (m²)	24	19	
Total Areas	24	19	43

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Client: HANSA PROPERTIES LTD.
Development: PROPOSED RESIDENTIAL DEVELOPMENT
Location: UPPER PATRICK STREET, KILKENNY
Drawing Title:

Job Stage:

Job No: 1930 | Drawn By: BD
Drawing No: | Issued By: BD
Date: May 2021 | Checked By: BD
Scale:

NOTES RELEVANT TO PARTICULAR JOB STAGE:

SKETCH AND DESIGN STAGE
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