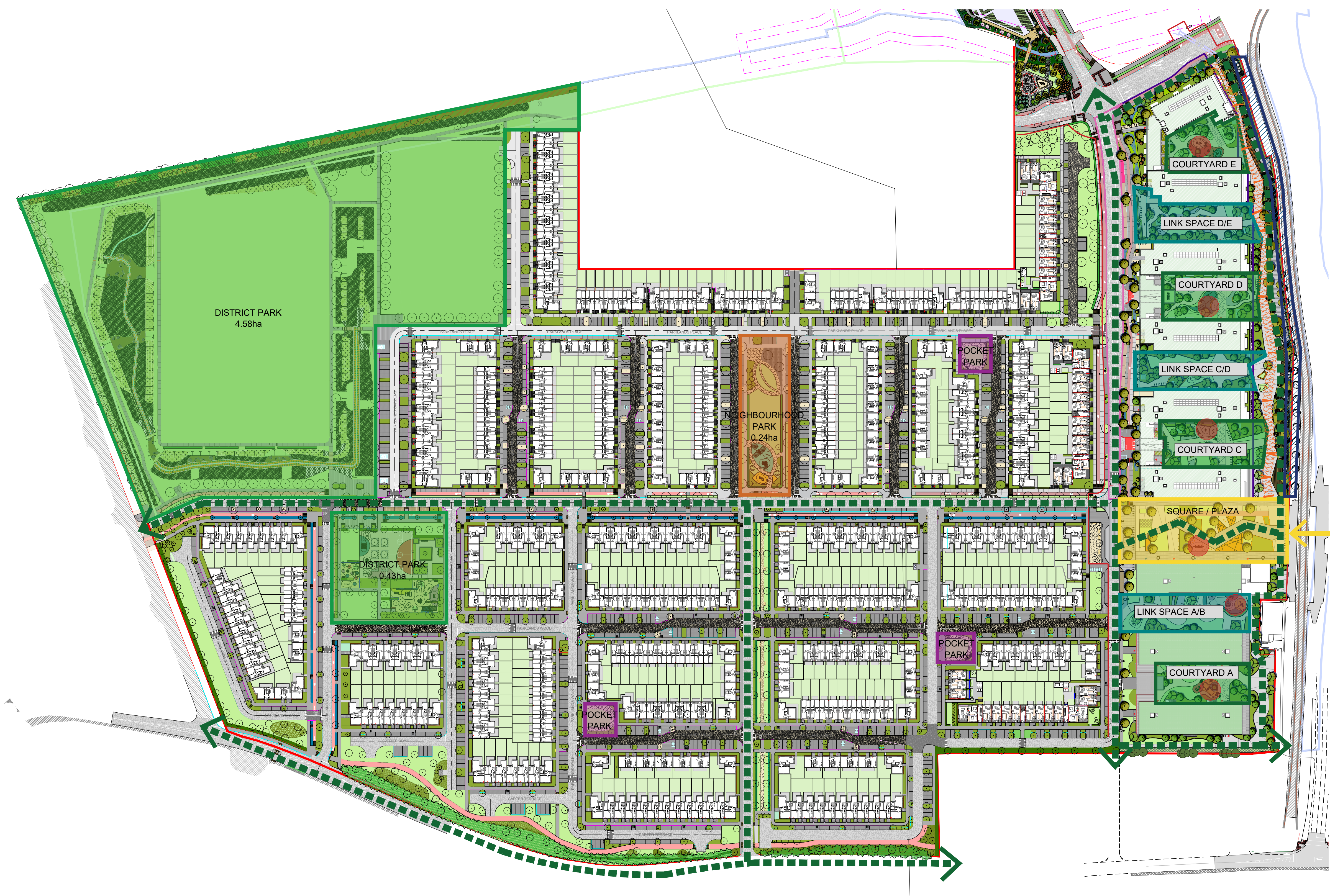




LEGEND

GREEN NETWORKS
Walking routes with natural play facilities as well as ecological corridors with SuD's features linking the other elements and open spaces and green infrastructure.

DISTRICT PARK - 4.56-0.66HA
To provide passive and active recreation, with a large play area which includes facilities for older and younger children (incorporating NEAP, YCAP and LEAPs), teenager facilities.

COURTYARDS
- Communal Private Space

NEIGHBORHOOD PARK - 1 no 0.24 HA
Containing planting, seating and LEAP

POCKET PARKS - 3 NO. CA. 400 SQ.M
Associated with Homezones and containing seating, planting and a YCAP.

SQUARE / PLAZA
Hard paving with planting for meeting, sitting, people watching and associated with active uses such as cafés

LINK SPACES
- Public spaces

FLOOD CONVEYANCE CHANNEL FEATURE
- Public Space

PROMENADE
- Public spaces

LINK TO LUAS AND FORTUNESTOWN LAWN

PLAY GROUND / CRECHE GARDEN

PERMITTED Area Schedule - Mixed Use, Blocks A, B, C, D & E
Public Open Space

Site Area	Net Site Area	Public Open Space Req. (15%)	Public Open Space Provided
4.237 ha	3.6 ha	0.54 ha	0.9528 ha + Local Square at 0.385 ha

Communal Amenity - Courtyard Areas*

Block	A	B	C	D	E
Area (sqm)	931		1038	1000	971
Min Req.					3846
Total Provide					3940

* note 2m privacy zone to building façade omitted from courtyard area

PROPOSED Area Schedule - Mixed Use, Blocks C, D & E
Public Open Space

Site Area	Net Site Area	Public Open Space Req. (15%)	Public Open Space Provided
1.95 ha	1.762 ha	0.264 ha	0.27 ha

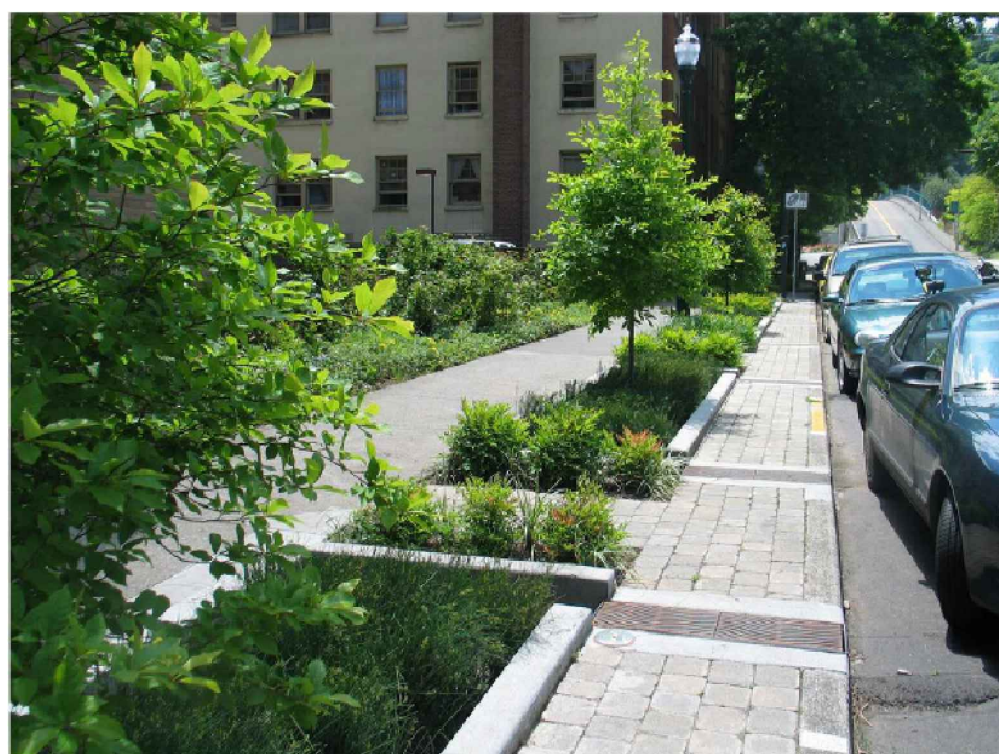
Communal Amenity - Courtyard Areas*

Block	A	B	C	D	E
Area (sqm)			1038	1000	971
Min Req.					2662
Total Provide					3009

* note 2m privacy zone to building façade omitted from courtyard area



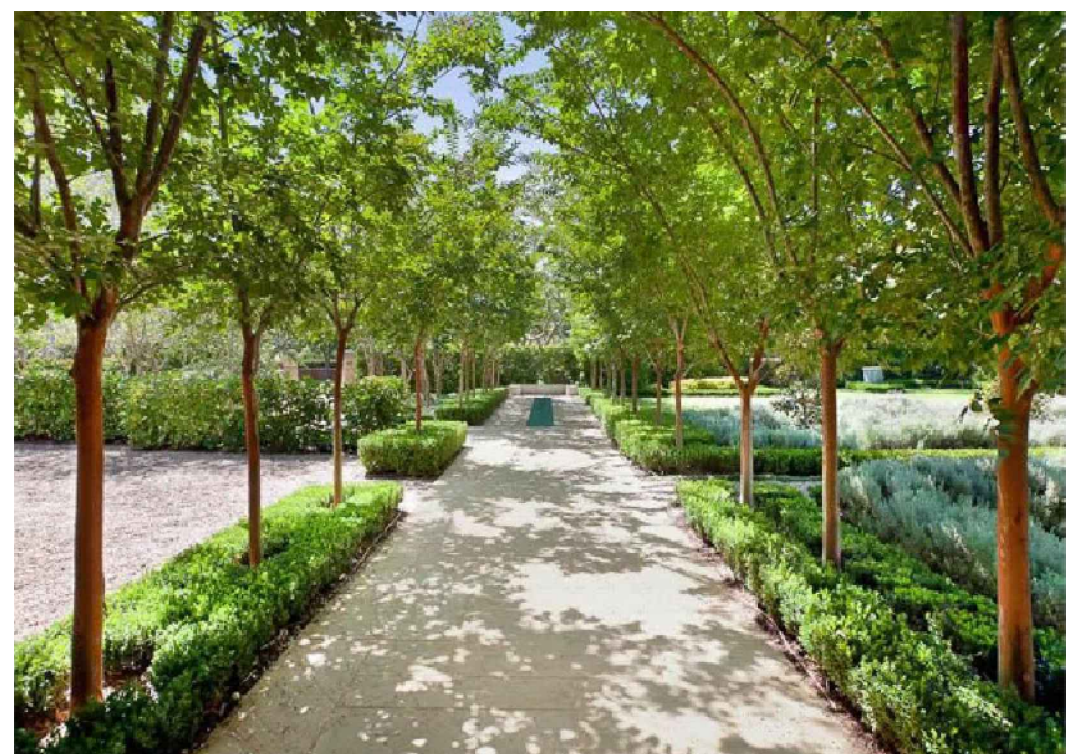
G.I - Neighborhood / District Parks



G.I - SUD's Drainage Systems



G.I - Natural Playscapes / Pocket Parks



G.I - Tree Lined Avenue

REV | DATE | AMENDMENT

CUNNANE STRATTON REYNOLDS
LAND PLANNING & DESIGN

DUBLIN OFFICE
3 MOLESWORTH PLACE DUBLIN 2
TEL 01 661 0419 FAX 01 661 0431
EMAIL info@csrlandplan.ie

PROJECT:
Modifications to Parklands Pointe
Apartments SHD ABP-305563-19
Fortunestown Lane & Parklands Parade,
Saggart, Co.Dublin.
DRAWING:
GREEN INFRASTRUCTURE STRATEGY

DATE: MAY - 2024

SCALE: 1:1200 @A1

DRAWN: YL
CHECKED: NC

DRAWING NO: 23442-2-110