

CAR & BICYCLE PARKING PROVISIONS



Project: Modifications to Parklands Pointe Apartments SHD ABP-305563-19
Fortunestown Lane & Parklands Parade, Saggart, Co.Dublin.
Project No. 23040-1
Date: 10/05/2024

Unit Type / Land Use	Quantum		CAR parking provision - Block C, D & E						
			SDCC Requirements - Maximum Standard (Zone 2)		Proposed Provision Car Parking Spaces No.				
		Units/GFA	Parking spaces ratio	Maximum No.	No. per residential unit	Undercroft	On Street	Total No.	
1 bed apartment	106	No.	0.75 space per dwelling	80	0.78	288	10	298	
2 bed apartment	239	No.	1 space per dwelling	239					
3 bed apartment	51	No.	1.25 space per dwelling	64					
Café / Bar / Restaurant	197	GFA sqm	1 space per 20 sqm GFA	10		9		9	
Retail - Unit 05	179	GFA sqm	1 space per 25 sqm GFA	7					
Retail - Unit 06	179	GFA sqm	1 space per 25 sqm GFA	7					
Retail - Unit 07	197	GFA sqm	1 space per 25 sqm GFA	8					
Visitors						33		33	
Club Car						2		2	
Total requierd				414	Total Proposed		332	10	342

including 5% disabled spaces min = 16 5%
including 20% EV charging spaces min = 68 20%

Unit Type / Land Use	Quantum		BICYCLE parking provision - Block C, D & E											
			SDCC Requirements - Minimum Standard (Zone 2)			Apartment Guidelines Recommendation			Proposed Provision Bicycle Parking Spaces					
	Units/GFA		Parking spaces ratio		Minimum No.		Parking spaces ratio		Minimum No.		No.			
					long term	short term			long term	short term	long term*	short term*		
1 bed apartment	106	No.	1 per bedroom		106			1 per bedroom		106		744		
2 bed apartment	239	No.	1 per bedroom		478			1 per bedroom		478				
3 bed apartment	51	No.	1 per bedroom		153			1 per bedroom		153				
Residential Apartments	396	No.	1 visitor space per 2 apartments				198	1 visitor space per 2 residential units				198		198
Café / Bar / Restaurant***	197	GFA sqm	1 space per 5 staff		1							1		
			1 space per 10 seats			4							4	
Retail - Unit 05	179	GFA sqm	1 space per 5 staff		1							1		
			1 per 50 sq m GFA			4							4	
Retail - Unit 06	179	GFA sqm	1 space per 5 staff		1							1		
			1 per 50 sq m GFA			4							4	
Retail - Unit 07	197	GFA sqm	1 space per 5 staff		1							1		
			1 per 50 sq m GFA			4							4	
Subtotal					741	213	Subtotal			737	198	748	214	
Total					954		Total			935		962		

* Proposed bicycle secure & enclosed parking spaces within the undercroft parking

** Proposed bicycle parking spaces outside the undercroft parking - Sheffield stand types excluding cargo bike parking spaces

***10 tables - 1 table & 4 seats = 40 seats