

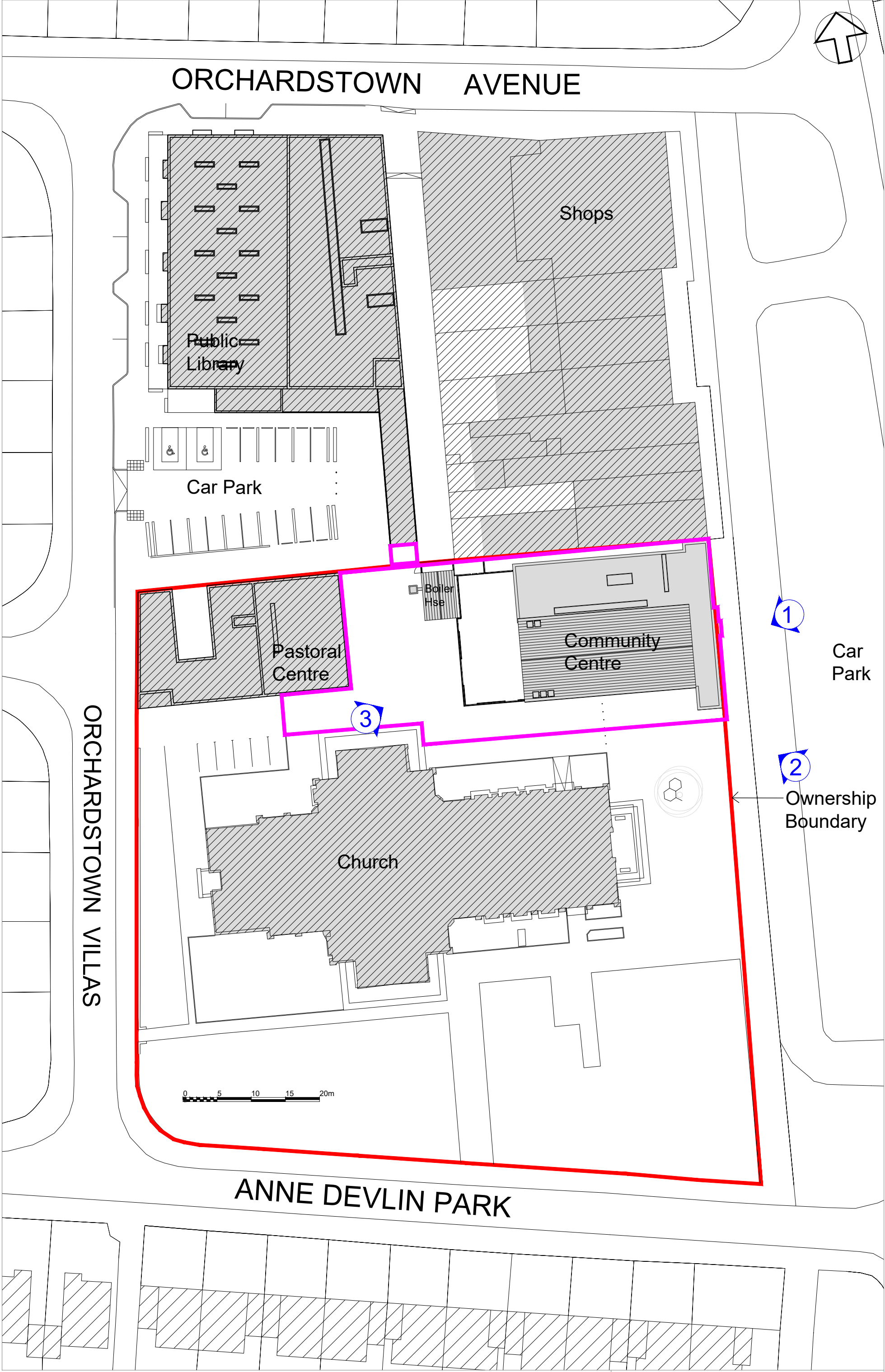
The existing Ballyroan Community & Youth Centre provides essential community services for the Ballyroan community and includes a community hall; community café; meeting rooms; childcare facilities including external play area; staff office; sanitary facilities and a meals-on-wheels kitchen.

Due to a growing demand for these community services, the existing building requires upgrade works, with additional space needed for additional staff offices, meeting rooms and childcare accommodation.

The objective of the proposed works is to improve universal access to the community centre and to maximise the potential of the centre for staff and the public through internal reordering and extension works, allowing the centre to meet the growing need for community services in the area and to continue to serve the widest possible number of users.

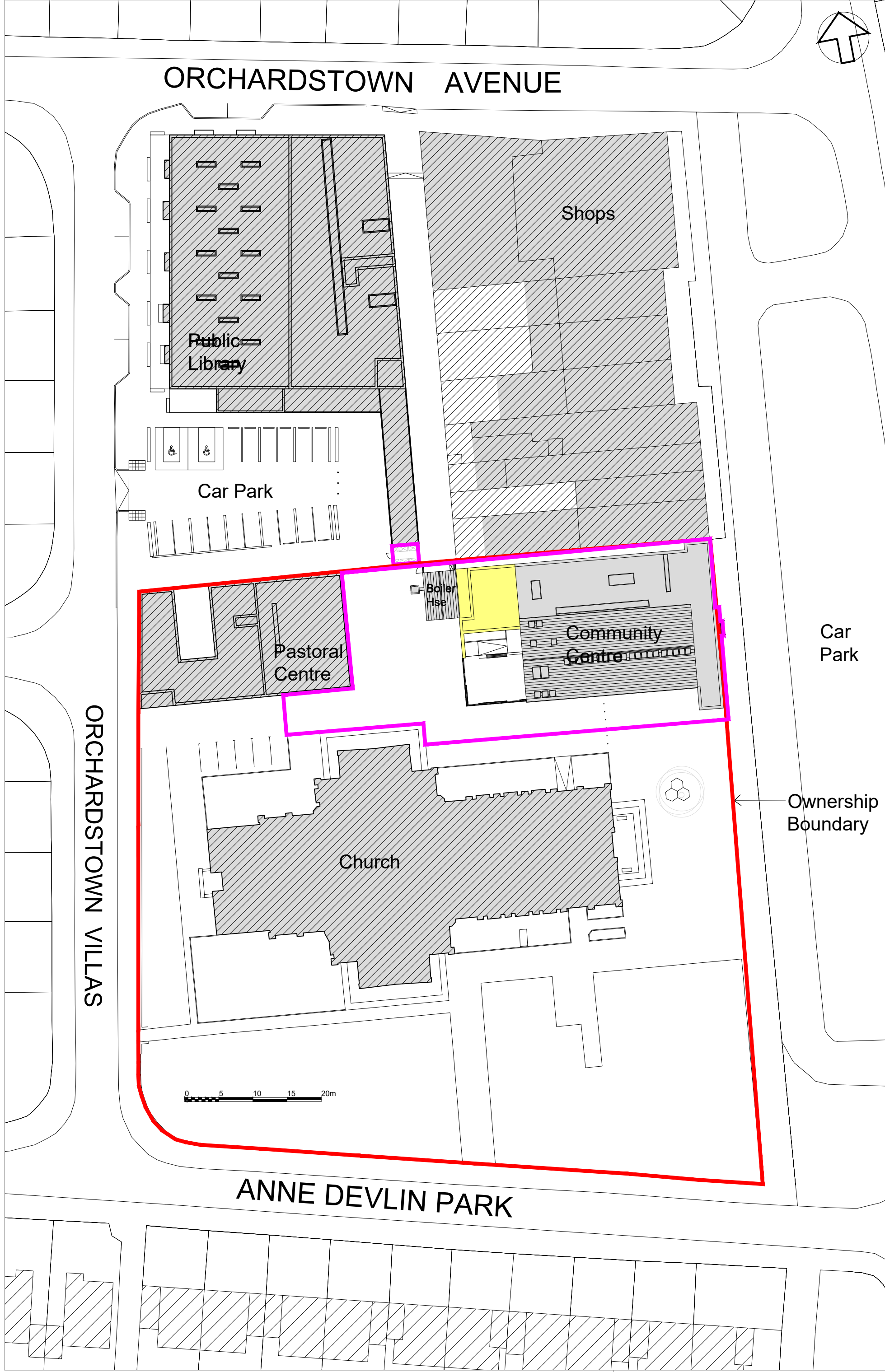
Works to comprise of:

- i. Rearrangement /upgrade of the community centre interior.
- ii. New single-storey flat roof extension.
- iii. Accessibility enhancement works to the existing community centre entrance, and new accessible entrance to the rear of the centre (subject to landowner consent).
- iv. Minor alterations to existing parish boiler house.
- v. New external screened community centre bin store.
- vi. New solar panels to south facing pitched roof.
- vii. Refurbishment /upgrade of the existing concrete pavers to the south and west of the community centre building (subject to landowner consent and final details to be agreed with the relevant SDCC internal departments).
- viii. All associated ancillary site works as may be required in adjacent lands but not limited to foul and surface water drainage and utility supplies.



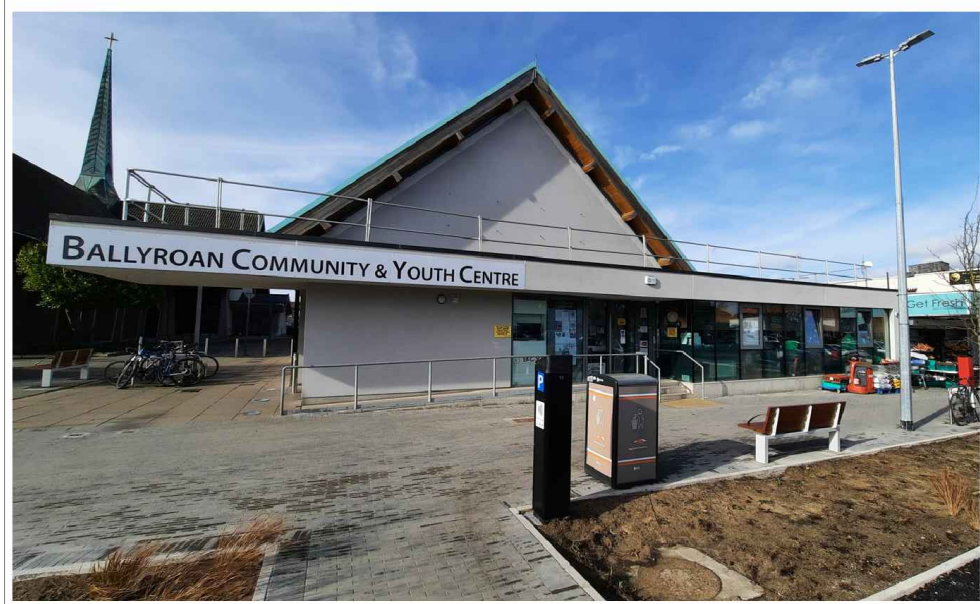
01
P02
SITE PLAN - EXISTING
SCALE 1:500 @ A1

— OWNERSHIP /SITE BOUNDARY
— DEVELOPMENT AREA /SITE BOUNDARY (PART 8)
X VIEW LOCATION POINT



02
P02
SITE PLAN - PROPOSED
SCALE 1:500 @ A1

— OWNERSHIP /SITE BOUNDARY
— DEVELOPMENT AREA /SITE BOUNDARY (PART 8)
— PROPOSED EXTENSION



View 01: Community Centre building entrance (east facing)



View 02: Community Centre south facing elevation



View 03: Parish boiler house and screened play area to rear of community centre (west facing elevation)

BALLYROAN COMMUNITY & YOUTH CENTRE

SHEET P02

**SITE
LAYOUT
PLANS**

**PART 8
2025**