

Water Services Planning Report

Register Reference No.: SD21B/0268
Development: Ground floor extension to side; widen driveway entrance and pavement dish to front; new access gates and pavement dish to side with associated site works.
Location: 1, Sundale Close, Dublin 24
Application Type: Permission
Report Date: 14th June 2021

Surface Water Report:

Further Information Required

1.1 South Dublin County Council records show that there is an existing 225mm public surface water sewer traversing parallel to the outer southern boundary of the site. The proposed development is in close proximity to the surface water sewer at approximately 2.1m. Ordinarily the minimum setback distance required from buildings to the centreline of the 225mm surface water sewer is 3m to allow adequate access for maintenance works and to avoid loading from structures being imposed onto the sewer. The applicant is required to submit a revised layout design such that the proposed extension is a minimum of 3m away from the centreline of the 225mm surface water sewer.

1.2 The applicant shall include water butts as part of SuDS (Sustainable drainage systems) measures for the proposed development.

- The Developer shall ensure that there is complete separation of the foul and surface water drainage for the proposed development.
- All works for this development shall comply with the requirements of the Greater Dublin Regional Code of Practice for Drainage Works.

Flood Risk Report:

No objection:

Water Report:

Referred to IW

Foul Drainage Report:

Referred to IW

Signed: _____
Ronan Toft AE

Date: _____

Endorsed: _____
Brian Harkin SEE

Date: _____