

An Rannóg Talamhúsáide, Pleanála agus Iompair  
Land Use, Planning & Transportation Department  
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**PLANNING & DEVELOPMENT ACT, 2000 (as amended) AND PLANNING  
REGULATIONS THEREUNDER**

<b>Decision Order Number: 1161</b>	<b>Date of Decision: 30-Aug-2021</b>
<b>Register Reference: SD21A/0076</b>	<b>Date: 03-Aug-2021</b>

**Applicant:** Gary Povey  
**Application Type:** Additional Information  
**Development:** Reduction of single storey rear extension; construction of detached 2 storey house in side garden with new access and parking arrangement in front garden and associated works.  
**Location:** 56, St. Johns Close, Clondalkin, Dublin 22

Dear Sir /Madam,

With reference to your planning application, additional information received on 03-Aug-2021, in connection with the above, I wish to inform you that before the application can be considered under the above Act(s), **6 copies** of the following **Clarification of Additional Information** must be submitted:

1. The applicant has not acquired or submitted, as requested, a written agreement with SDCC to access the subject site through the piece of land under SDCC owned public land, located to the west of the subject site.

The applicant is requested to submit to the Planning Authority through Clarification of Additional Information evidence of permission from the Council regarding the approval of access through the land currently in SDCC ownership. This approval must include details regarding the proposed amendments to the existing grass verge.

2. The failure of the existing dwelling to meet minimum internal space standards following the reduction of the existing extension and the lack of windows for the first-floor bedroom, would result in unacceptable overlooking and loss of privacy, and an unacceptable standard of accommodation, to the detriment of the amenity of neighbouring, existing and prospective residents. The applicant is requested to address this issue by way of clarification of further information.

**Please ensure that you submit a covering letter, mark your reply “CLARIFICATION OF ADDITIONAL INFORMATION” and quote the Planning Register Reference Number given above.**

**NOTE:** The applicant must submit the further information **within six months of the date of the original Request for Additional Information**. If the information is not received within this period the Council will declare the application withdrawn.

Yours faithfully,

  
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for **Senior Planner**

30-Aug-2021