

Mr and Mrs FJ Kierans
206 Grange Road
Rathfarnham
Dublin 16

Senior Planner
South Dublin County Council

Reference: SD21B/0410

27/10/21

Dear Sir/Madam,

Re: Further information/revised plans as per Dublin Gazette dated 14/10/21.

We, the undersigned, are the current owners of 37 Anne Devlin Avenue, Rathfarnham, Dublin 14, and wish to make a submission in relation to above reference re development and planning for 9 Orchardstown Villas, Rathfarnham, Dublin 14.

Please find enclosed the prescribed fee of twenty euros.

The following are our observations:

1. The proposed extension is over-developed;
2. No "shadow analysis" is demonstrated as being on file;
3. There is a loss of privacy impacting on 37 Anne Devlin.. from the addition of the two windows and a door to the side passage.
4. Due to the proposed extension to the front we will sustain the loss of mountain views from our upstairs windows and green vista of the church grounds to the south;
5. The *visual impact* of a two-storey extension in the proposed rear contiguous elevation extends beyond the building line of other properties including our own.

We would have appreciated an opportunity to discuss the proposal with the applicants, Aoife and Colin Stoddart prior to their application.

We trust that you will note these observations and concerns,

Yours respectfully

Mary and Frank Kierans

**An Rannóg Talamhúsáide, Pleanála agus Iompair
Land Use, Planning & Transportation Department**

Telephone: 01 4149000 Fax: 01 4149104 Email: planning.dept@sdblincoco.ie

**Mr & Mrs FJ Kierans
206, Grange Road
Dublin 16**

Date: 02-Nov-2021

Dear Sir/Madam,

Register Ref: SD21B/0410
Development: Domestic extension and alterations to existing two-storey semi-detached dwelling comprising of single and two storey extensions to rear; two storey extension to side; elevation changes; modifications to existing house; new rooflights to front roof; widen existing entrance gateway and all ancillary works.
Location: 9, Orchardstown Villas, Dublin 14
Applicant: Aoife & Colin Stoddart
Application Type: Permission
Date Rec'd: 21-Oct-2021

I wish to acknowledge receipt of your submission in connection with the above planning application. The appropriate fee of €20.00 has been paid and your submission is in accordance with the appropriate provisions of the Planning and Development Regulations 2001(as amended). The contents of your submission will be brought to the attention of the Planning Officer during the course of consideration of this application.

This is an important document. You will be required to produce this document to An Bord Pleanála if you wish to appeal the decision of the Council when it is made. You will be informed of the decision in due course. Please be advised that all current applications are available for inspection at the public counter and on the Council's Website, www.sdblincoco.ie.

You may wish to avail of the Planning Departments email notification system on our website. When in the **Planning Applications** part of the Council website, www.sdblincoco.ie, and when viewing an application on which a decision has not been made, you can input your email address into the box named **"Notify me of changes"** and click on **"Subscribe"**. You should automatically receive an email notification when the decision is made. Please ensure that you submit a valid email address.

Please note: If you make a submission in respect of a planning application, the Council is obliged to make that document publicly available for inspection as soon as possible after receipt. Submissions are made available on the planning file at the Planning Department's public counter and with the exception of those of a personal nature, are also published on the Council's website along with the full contents of a planning application.

Yours faithfully,

M. Furney
for **Senior Planner**