

F L A N A G A N  
A R C H I T E C T S

8 Argus House • Greenmount Office Park • Harold's Cross • Dublin 6W  
Tel: (01) 4730034 • Fax: (01) 4730043 • e-mail: info@flanaganarchitects.ie

Planning Department  
South Dublin County Council,  
Civic Offices,  
Wood Quay,  
Dublin 8.



26 November 2021  
12102/PF

Re Alterations to the front and rear elevations and  
a single storey extension to the rear of 53, Wainsfort Road, Dublin 6W  
D6W R851

Dear Sir/Madam,

Pleaser find enclosed an application for Planning Permission for alterations to the front and rear elevations and the erection of a single storey extension to the rear of 53, Wainsfort Road, Terenure, Dublin 6W.

The extension will provide for an enlarged living area and together with internal alterations to the layout, will provide enhanced living accommodation at ground floor level.

Part of the existing extension will be demolished to provide for the new extension. While the new extension will only increases the floor area of the building by 12 sq.m., permission is required because the previous extensions and alterations carried out to the house since its construction.

The new extension is kept away from the adjoining boundary in order to avoid building over the existing services in that area and to avoid party wall issues.

I trust that the proposed works are in accordance with the proper planning and development of the area. However, should you wish to discuss any issues I would be grateful if you could contact me. My mobile number is 086-8511105

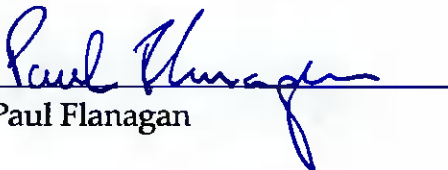
The documents attached to this application are as follows:

6 Copies      Drwg. No. 12102/PP-1 Site Location Map

6 Copies Drwg. No. 12102 PP-2 Existing Floor Plans , Section A-A and Elevations  
6 Copies Drwg. No. 12102/PP-3 Proposed Floor Plans  
6 Copies Drwg. No. 12102/PP-4 Proposed Elevations, Sections & Site Layout Plan  
  
1 Copy Site Notice  
1 Copy Newspaper Advertisement  
1 Copy Application Form  
Cheque for €34.00

I trust that this is in order and I look forward to a favourable response. If you require anything further please contact me.

Yours Sincerely,

  
Paul Flanagan