

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**

Decision Order Number: 0004	Date of Decision: 07-Jan-2022
Register Reference: SD21A/0301	Registration Date: 04-Nov-2021

Applicant: Woodlawn Building Services Ltd.

Development: Additional floor area of 82sq.m ground floor and 35sq.m first floor to allow reconfiguration of 4 double rooms to 8 single rooms, new ground floor storeroom and enclosing fire exit stairs; relocation of 8 car parking spaces to extended existing car park; all associated site works; proposed material finishes to match previously approved changes to previously granted permission SD20A/0153.

Location: Millbrook Manor Nursing Home, Slade Road, Saggart, Dublin, D24A9RY

Application Type: Permission

Dear Sir /Madam,

With reference to your planning application, received on 04-Nov-2021 in connection with the above, I wish to inform you that before the application can be considered under Section 33 of the Planning & Development Act 2000, six copies of the following ADDITIONAL INFORMATION must be submitted.

1. 1 (a) There are insufficient SuDS (Sustainable Drainage Systems) proposed for the development. Only in exceptional circumstance are oversized pipes accepted. The applicant is requested to submit a report and drawing showing what SuDS are proposed for the development. Show in the report what surface water attenuation in m3 is required and provided for proposed development. SuDS are recommended to attenuate surface water. Examples of SuDS are as follows and this is not an

exhaustive list are:

- Green roofs
- Tree pits
- Channell Rills
- Rain Gardens
- Permeable Paving
- Grasscrete
- Filter drains
- Swales
- Planter boxes
- Other such SuDS

(b) It is noted in report submitted that the discharge rate from 6 litres/second in previous development SD20A/0153 on the site is to increase to 7.9 litres/second in this application. This is not acceptable because the previous development was granted permission based on a discharge rate of 6 litres/second on the same site. Increasing the discharge rate would also increase the risk of flooding downstream of development. Water services estimate that proposed surface water attenuation of 100m³ is undersized by a factor of 3.5 for 1 in 100 year flood event and undersized by a factor of 2.2 for a 1 in 30 year flood event. The applicant is requested to submit a revised report to show what surface water attenuation is provided for in new and existing development. Submit a drawing to show where and what capacity (m³) proposed and existing surface water attenuation is and will provided for new and existing development. Contact Water Services in South Dublin County Council to discuss surface water attenuation calculations and attenuation proposed prior to submission of additional information.

NOTE: The applicant should note that any submission made in response to the above will be examined and MAY be deemed to be SIGNIFICANT ADDITIONAL INFORMATION by the Planning Authority. In this event the applicant(s) will be subsequently notified and requested to publish a notice in an approved newspaper and erect or fix a site notice on the land or structure to which the further information relates and to submit copies of the both the newspaper and site notices to the Planning Authority in accordance with Article 35 (1) (a) and (b) of the Planning and Development Regulations 2001 (as amended).

Note: The applicant must submit the Further Information within **6 months** of the **date of decision**. If the information is not received within this period the planning authority shall declare the application to be withdrawn.

Please ensure that your reply to this Request for Additional Information is accompanied by a covering letter marked "ADDITIONAL INFORMATION" and that the Planning Register Reference Number given above is quoted on the covering letter.

Signed on behalf of South Dublin County Council

Register Reference: SD21A/0301

Date: 07-Jan-2022

Yours faithfully,

Brian Connolly
for **Senior Planner**