

From: Colm McGrath

essentialservices13@gmail.com

Subject: Re: Justice family, Glenaraneen, Brittas
SD21B/0100

Date: 1 Nov 2021 at 12:53:16

To: Brian Connolly bconnolly@sdublincoco.ie

Bcc: essentialservices13@gmail.com

Hi Brian,

None of the above, I will forward copy email from Keith Justice which speaks for itself.

Colm

Colm McGrath

Director/Client Representative

Councillor, 1985-2004

Aisling Drummond MRUP

Director

Essential Services Limited

Land Use, Planning and Project Management.

On 1 Nov 2021, at 12:26, Brian Connolly
<bconnolly@sdublincoco.ie> wrote:

Colm.

These are the Enforcement cases listed in the CE Order:

S8033 new entrance, road and excavation of lands

S7714

1. The placing of a number of advertising signs on fencing at the front of the property with text referring to 'Motor Quest Car Sales'
2. The erection of a number of floodlights on the property
3. The importation of a large amount of hard core

S6689 The erection of a dwelling without the benefit of planning permission. **Closed**

S5572 Builders Yard and structure **Closed**

S5078 Alleged unauthorised creation of a hardstanding for vehicles **Closed**

S4830 Alleged non-compliance with permission granted **Closed**

S2318 SECOND STOREY ADDED TO ONE STOREY DWELLING

Can you clarify which, if any, relate to your client's site before I discuss with the Enforcement team.

Thanks.
Brian.

From: Colm McGrath <essentialservices13@gmail.com>
Sent: Monday 1 November 2021 12:17
To: Brian Connolly <bconnolly@SDUBLINCOCO.ie>
Subject: Fwd: Justice family, Glenaraneen. Brittas SD21B/0100

CAUTION: [EXTERNAL EMAIL] Do not click links or open attachments unless you recognise the sender and know the content is safe.

Hi Brian,

Herewith email stream as discussed.

Many thanks,

Colm

From: Keith Justice justice.keith@gmail.com
Subject: Fwd: Justice family, Glenaraneen, Brittas
SD21B/0100
Date: 23 Sep 2021 at 14:59:45
To: Colm McGrath
essentialservices13@gmail.com, Josephine
Justice josephine.justice@gmail.com

Hi Colm,

Thank you for following up on these items. As previously discussed, we do not have any recollection of any enforcement notices being issued against c

Please see my response to the items below;

S8033 - McDonagh's Lane, Glenaraneen, Brittas, Co. Dublin
New entrance, road and excavation of lands

There has not been any new entrances, roadways or excavations to the site, we only have one entrance to the site and that has been in place to the planner to avoid any further confusion.

S7714 - Glenaraneen, Brittas, Co Dublin

The placing of a number of advertising signs on fencing at the front of the property with text referring to 'Motor Quest Car Sales'

No advertising signs have ever been placed on or near to our property. The front of the property has a hedge with trees and has always been

The erection of a number of floodlights on the property

We do not have any floodlights on the property, however just to avoid any confusion, my understanding of a floodlight is a high power light.

3. The importation of a large amount of hard core

We haven't imported any amounts of hardcore onto the site, the area to the front of the house is grass with trees and grass to the side and n

With best regards,
Keith Justice

----- Forwarded message -----

From: Tracy McGibbon <trmcgibbon@sdublincoco.ie>

Date: Thu, 23 Sept 2021 at 12:57

Subject: RE: Justice family, Glenaraneen, Brittas SD21B/0100

To: Colm McGrath <essentialservices13@gmail.com>

Cc: O'Daly Hugh <odalyandassociates@gmail.com>, Justice Keith <justice.keith@gmail.com>, Planni

Hi Colm,

Thank you for your correspondence. I have reviewed the Planning Assessment and Decision, which w

With regards to the alleged Enforcement issues on the site, after liaising with the Enforcement team, I c

S8033 - McDonagh's Lane, Glenaraneen, Brittas, Co. Dublin

New entrance, road and excavation of lands

S7714 - Glenaraneen, Brittas, Co Dublin

Colm McGrath
Director/Client Representative
Councillor. 1985-2004
Aisling Drummond MRUP
Director
Essential Services Limited
Land Use, Planning and Project Management

Begin forwarded message:

From: Tracy McGibbon <tmcgibbon@sdblincoco.ie>
Date: 23 September 2021 at 11:57:56 GMT
To: Colm McGrath <essentialservices13@gmail.com>
Cc: O'Daly Hugh <odalyandassociates@gmail.com>, Justice Keith <justice.keith@gmail.com>, Planning - Pre-Planning <preplanning@sdblincoco.ie>, Eoin Burke <eburke@sdblincoco.ie>, Sarah Watson <swatson@sdblincoco.ie>
Subject: RE: Justice family, Glenaraneen, Brittas SD21B/0100

Hi Colm.

Thank you for your correspondence. I have reviewed the Planning Assessment and Decision, which was issued earlier this year. I note that the planning process was not exhausted at the time and the decision was not appealed to An Bord Pleanala. There are a number of refusal reasons that would need to be overcome in any future planning application on the site.

With regards to the alleged Enforcement issues on the site, after liaising with the Enforcement team, I can confirm that two case files remain open:

S8033 - McDonagh's Lane, Glenaraneen, Brittas, Co. Dublin
New entrance, road and excavation of lands

S7714 - Glenaraneen, Brittas, Co Dublin

- i. The placing of a number of advertising signs on fencing at the front of the property with text referring to 'Motor Quest Car Sales'
- ii. The erection of a number of floodlights on the property
- iii. 3.The importation of a large amount of hard core

I would recommend that you:

1. Liaise with the Enforcement Team to rectify the above issues which should help to expediently close the files.
2. Investigate how the reasons for refusal (SD21B/0100) can be overcome in any future planning application.

Once the two points, made above, are addressed you may wish to seek a pre-planning meeting through the normal mechanism, by emailing the Pre-planning email address (cc'd into this email).

I trust that the above is helpful.

Kindest Regards,

Tracy

From: Colm McGrath <essentialservices13@gmail.com>

Sent: Tuesday 21 September 2021 09:51

To: Tracy McGibbon <tmcgibbon@SDUBLINCOCO.ie>

Cc: O'Daly Hugh <odalyandassociates@gmail.com>; Justice Keith <justice.keith@gmail.com>

Subject: Fwd: Justice family, Glenaraneen, Brittas SD21B/0100

CAUTION: [EXTERNAL EMAIL] Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Ms McGibbon,

We are anxious to apply for a pre-planning meeting for an extension to the Justice family home at Glenaraneen, Brittas. As discussed previously there are several enforcement matters listed against the property which we believe were erroneous. It is acknowledged that some unauthorised works were undertaken however our client insists that no correspondence was received in relation to these items. They were referenced in the refused file.

We would welcome an opportunity to discuss these matters with you and/or your colleagues/case officer at your earliest convenience and we thank you in advance for your assistance,

Colm

*Colm McGrath, Councillor 1985-2004,
Director/Client Representative
Aisling Drummond MRUP
Director
Essential Services Limited
Land Use, Planning and Project Management.*

Begin forwarded message:

From: Colm McGrath <essentialservices13@gmail.com>
Date: 2 September 2021 at 11:42:19 GMT+1
To: trmcgibbon@sdublincoco.ie
Cc: O'Daly Hugh <odalyandassociates@gmail.com>, Justice Keith
<justice.keith@gmail.com>
Subject: **Justice family, Glenaraneen, Brittas SD21B/0100**

Dear Ms McGibbon,

As discussed in our telecon we have been engaged to re-apply for permission for an extension to the Justice family home to accommodate the independent needs of Ellie Justice who is both physically and mentally challenged.

We believe that the previous application SD21B/0100 which involved the subdivision of the property was ill-advised and we propose to re-apply with the emphasis solely on the much needed independent accommodation for Ellie who is now thirteen years old.

There were a number of items listed under enforcement history in the Executive Planners Report that our client was baffled by and although listed as 'closed' we are anxious to get clarification of these matters that our client denies ever occurred on the subject property.

We are equally interested to view any relevant documentation in relation to the 'live' items listed as our client insists that he received no correspondence whatsoever in relation to these matters while acknowledging that there was some unauthorised development as detailed in the refused file.