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PLANNING & DEVELOPMENT ACT 2000 (as amended)

Decision Order Number PR/0028/22	Date of Decision 13-Jan-2022
Register Reference SD21B/0634	Date 17-Dec-2021

Applicant: Darragh Satelle
Development: Two storey extension to front, side and rear of family home; single storey home office/storage to rear garden and all associated site works.
Location: 45, Homelawn Road, Dublin 24
Application Type: Permission

Dear Sir/Madam

I return herewith the Planning application submitted by you on 17-Dec-2021.

Evaluation of this application under the terms of Articles 16 – 26 of the Planning & Development Regulations 2001 (as amended) deems this application to be **INVALID** and therefore it cannot be considered by the planning authority for the following reasons:-

1. Article 23(1)(a):- Site or layout plans are not to correct scale (not less than 1:500). Site boundary is not marked in red and buildings, roads, boundaries, septic tanks, percolation areas, bored wells, significant tree stands and other features on, adjoining or in the vicinity of the land or structure, have not been shown.
Site boundary is inconsistent with location map.

Therefore, in accordance with Article 26 (5) of the Planning & Development Regulations 2001 (as amended), all particulars, plans, drawings and maps submitted with the application are returned herewith. **Please note that the maps/documents have been divided into 6 individual sets and in the interests of prompt processing applications for validation a re-submission of this application should be returned in the same format. If all 6 sets are not returned then only the sets included herewith need be submitted in the event of a resubmission of the application.**

The applicant is requested to remove the Site Notice or notices erected or fixed pursuant to Article 17 (1)(b) of the Planning & Development Regulations 2001 (as amended).

Please contact the undersigned with the bank details to arrange a refund of the fee paid.

However, if it is intended to resubmit the application and no refund has been sought, this should be mentioned in the covering letter accompanying the application and the fee can be transferred to the new application.

Yours faithfully,



For Senior Planner

17-Jan-2022