

03<sup>rd</sup> of February 2022

**Planning Department**  
South Dublin County Council,  
County Hall,  
Tallaght,  
D24 A3XC

OWNER' S LETTER OF CONSENT

**RE: 519 MAIN STREET, TALLAGHT, DUBLIN, D24 PKK8.**

Dear Sir/Madam,

I, am the owner of the above building, - 519 Main Street, Tallaght, D24 PKK8, which I have agreed to lease to the Applicant of this planning application – Dublin Vineyard CLG.

As the owner of the building, I give my consent to the Applicant and their Agent, – Lawrence and Long Architects, to submit this planning application on their behalf to South Dublin County Council.

Shoud you require any further information, please do not hesitate to contact me at my address, as outlined below.

Yours faithfully,



**Mr. Ghebreyal Zaki,**

The Corner House,  
Main Street,  
Tallaght,  
Dublin  
D24 E2NH.

4<sup>th</sup> of February 2022

BY COURIER

Planning Department  
 South Dublin County Council,  
 County Hall,  
 Tallaght,  
 Dublin 24,  
 D24 A3XC

**RE: PLANNING APPLICATION****Applicant:** Dublin Vineyard CLG**Site:** 519 Main Street, Tallaght, Dublin 24, D24 PKK8  
 Located in an Architectural Conservation Area

**Development:** Dublin Vineyard CLG are applying for planning permission for development at 519 Main Street, Tallaght, D24 PKK8, which is located within an Architectural Conservation Area. The development will consist of the following - (i) Change of use from Bookmakers (when last used) to a community-based Resource Centre / Wellness Centre, to be operated by Dublin Vineyard CLG. (ii) Internal alterations and modifications, including removal of internal walls and the part levelling of floors to assist with achieving universal access. (iii) New hardwood sign fitted to the existing signage frame. (iv) Replacement of the two external doors to the street with new, painted hardwood doors.

Dear Sir / Madam,

On behalf of our Client, - Dublin Vineyard CLG of 62 Woodlawn Park Avenue, Firhouse, Dublin 24, we wish to submit a planning application for permission in relation to the proposed development.

The site is situated in the village centre of Tallaght with the new development to function as a wellness centre and community space offering courses and workshops in arts, crafts and baking aimed at supporting and improving emotional health and wellbeing, giving practical support, and providing a place for community and connection. The proposed internal alterations would provide a more functional open space – improving circulation and ventilation in addition the proposed internal alterations consist of improving universal access and the provision of a fully accessible bathroom.

The following documents are enclosed in support of this application:

**A. 10 copies of Planning Application Drawings as follows –**

## Register of Drawings

PP.01	Urban place map	1:1000
PP.02	Existing Site Layout, Ground Floor and Roof Plans, Elevations and Sections	1:500/1:100
PP.03	Proposed Site Layout, Ground Floor and Roof Plans, Elevations and Sections	1:500/1:100

**B. Completed and signed planning application form ✓****C. Planning Application Fee in the amount of €344.80 ✓****D. One copy of Site Notice, dated 4<sup>th</sup> February 2022. ✓****E. Newspaper planning notice: The Irish Daily Mail, dated 4<sup>th</sup> February 2022 ✓****F. Letter of Consent from land owner ✓**

We trust that the above is in order and we look forward to a positive decision in due course. We would be grateful if you would please forward all correspondence to this office. Thank you.

Yours faithfully,

  
 Joe Lawrence B. Aron, M.RIAI  
 LAWRENCE AND LONG ARCHITECTS

