

Planning Department
South Dublin County Council
County Hall
Tallaght
Co Dublin

78A Beaufort Downs
Rathfarnham
Dublin 14
D14EW62
11th March 2022

Dear Sir/Madam,

Re Planning Application SD22A/0039 Applicant Dungrey Ltd, Location Silveracre Bungalow Whitechurch Road Rathfarnham Dublin 14

I wish to make the following observation:

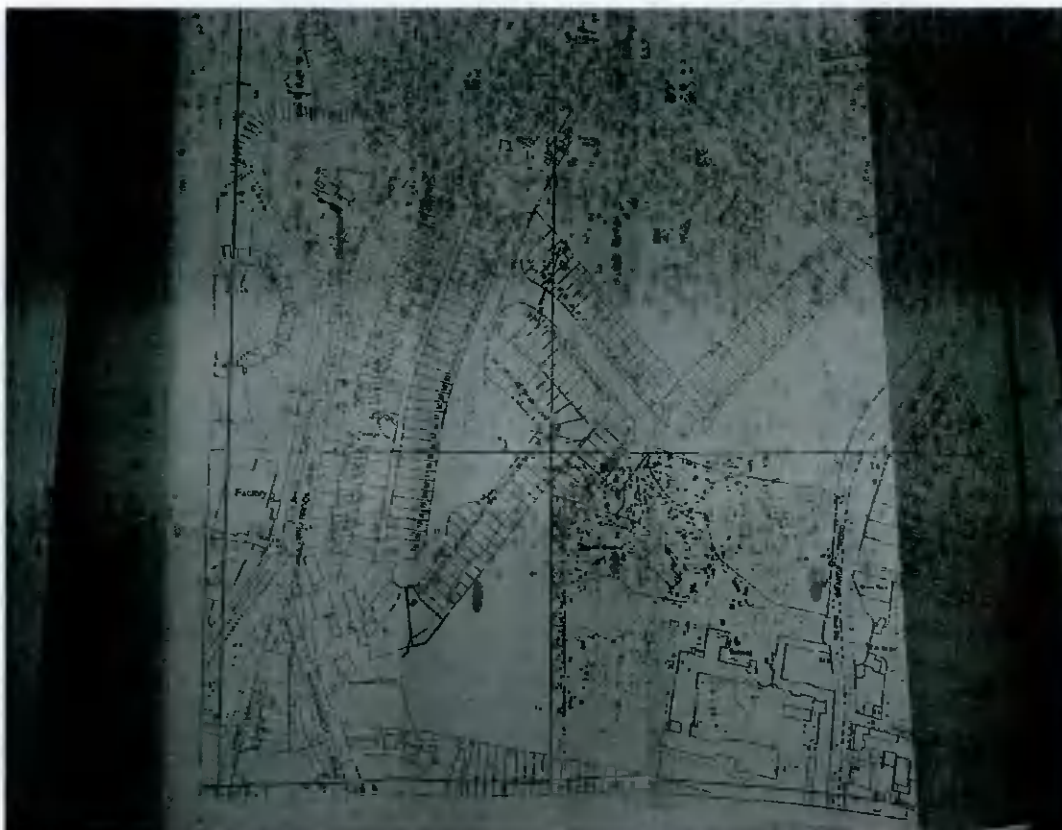
There's a culverted stream that skirts the eastern & northern boundary of the site (Silveracre), goes under Campbells (Acrebrook) to the north, then turns right to the east and goes under my back garden 78A Beaufort Downs Rathfarnham (outlined in red site plan ref 131) and under other rear gardens on this side of Beaufort Downs. This stream surfaces in Rathfarnham Castle Park and into the pond/lake.

How they the Applicant treat it on their site without causing/creating a problem for local residents needs to be looked at, assuming they know it exists.

I attach a photo of a plan from my deeds which shows this as a wavy black solid line with an arrow above showing the direction of flow.

You might bring this to the attention of the designated planning officer and services & environmental departments providing the necessary input.





I also attach a copy of the cash receipt **T4/0/700127** from the cash office of South Dublin County Council for this submission.

Tom Cleary
78A Beaufort Downs
Rathfarnham
Dublin 14

**An Rannóg Talamhúsáide, Pleanála agus Iompair
Land Use, Planning & Transportation Department**

Telephone: 01 4149000 Fax: 01 4149104 Email: planning.dept@sdblincoco.ie

**Tom Cleary
78A Beaufort Downs,
Rathfarnham,
Dublin 14.**

Date: 14-Mar-2022

Dear Sir/Madam,

Register Ref: SD22A/0039

Development: (a) The demolition of two existing habitable structures on site including a bungalow (Silveracre), an existing cottage (No. 6 Whitechurch Road) and a row of 5 derelict structures/cottages located along the western boundary of the site (extent of proposed demolition is 433sq.m) (b) the construction of 22 4 bed, 3-4 storey units ranging in size from 197sq.m to 214sq.m, all with associated private balcony/terrace areas. Vehicular and pedestrian access is proposed via new entrance on Whitechurch Road. The proposed development shall provide for 44 car parking spaces, a new single storey bicycle storage shed (approx 34sq.m) and provision of bin storage to be provided at the front curtilage of the dwelling for all terraced units, all boundary treatment, all site services and all associated site works.

Location: Silveracre Bungalow, Whitechurch Road, Rathfarnham, Dublin 14.

Applicant: Dungrey Limited

Application Type: Permission

Date Rec'd: 10-Feb-2022

I wish to acknowledge receipt of your submission in connection with the above planning application. The appropriate fee of €20.00 has been paid and your submission is in accordance with the appropriate provisions of the Planning and Development Regulations 2001(as amended). The contents of your submission will be brought to the attention of the Planning Officer during the course of consideration of this application.

This is an important document. You will be required to produce this document to An Bord Pleanála if you wish to appeal the decision of the Council when it is made. You will be informed of the decision in due course. Please be advised that all current applications are available for inspection at the public counter and on the Council's Website, www.sdblincoco.ie.

You may wish to avail of the Planning Departments email notification system on our website. When in the **Planning Applications** part of the Council website, www.sdblincoco.ie, and when viewing an application on which a decision has not been made, you can input your email address into the box named **"Notify me of changes"** and click on **"Subscribe"**. You should automatically receive an email notification when the decision is made. Please ensure that you submit a valid email address.

Please note: If you make a submission in respect of a planning application, the Council is obliged to make that document publicly available for inspection as soon as possible after receipt. Submissions are made available on the planning file at the Planning Department's public counter and with the exception of those of a personal nature, are also published on the Council's website along with the full contents of a planning application.

Yours faithfully,

M. Furney
for Senior Planner