



Jim Allen  
15 Cedar Avenue  
Kingswood  
Dublin D24 P4FX

14th March 2022

The Secretary,  
Planning Department,  
Dublin South County Council,  
Dublin 24

Planning Application Reference Number: SD22B/0059  
Applicant: Simon Brady & Rachel Swan  
Description of Development: Construction of extension to dwellinghouse & associated works  
Location: 11 Cedar Avenue Kingswood Heights Dublin 24

Dear Sir/Madam,

In reference to the above planning application I wish to make the following observation / submission in relation to the proposed development.

Following viewing the proposed plans my observations are based on the points outlined below:

- o The site notice erected could be more visible as it erected in the front garden enclosed in garden hedging
- o Height of extension is exceeding height of other bungalow houses in the avenue.
- o As the house is not an end of row house the extension is notably out of character with the other bungalow houses in the area and ignores local design.
- o The frontage of the houses is not symmetrical/out of scale in line with the other bungalow houses on the avenue.
- o There have been no other Dromer Extensions to middle houses in the vicinity.

I trust my concerns will be taken into consideration on the basis of the above prior to a decision being reached on this planning application.

Thank you and Regards,

Jim Allen

A handwritten signature in black ink, consisting of a stylized, cursive 'J' followed by 'im Allen'. The signature is written over a horizontal line that extends to the right.



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

**Telephone: 01 4149000 Fax: 01 4149104 Email: [planning.dept@sdublincoco.ie](mailto:planning.dept@sdublincoco.ie)**

**Jim Allen  
15, Cedar Avenue  
Kingswood  
Dublin 24**

**Date: 16-Mar-2022**

Dear Sir/Madam,

**Register Ref:** SD22B/0059  
**Development:** Ground floor partial side/front extension and porch; ground floor internal alterations; partial raising of roof ridge height and build up of walls at front and rear to create attic conversion, with dormer roof windows on both side roofs, and window at attic level in front elevation.  
**Location:** 11, Cedar Avenue, Kingswood, Tallaght, Dublin 24  
**Applicant:** Simon Brady & Rachel Swan  
**Application Type:** Permission  
**Date Rec'd:** 14-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.sdublincoco.ie](http://www.sdublincoco.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.sdublincoco.ie](http://www.sdublincoco.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**

