

16 Churchview,

Clondalkin,

Dublin 22.

D22F5X2

25/03/2022

South Dublin County Council,

County Hall,

Town Centre,

Tallaght,

Dublin 24.

Reference No. SD22B/0079.

To whom it may concern,

I wish to request the denial of retention in relation to the planning permission which has been lodged for the gym/shed/office in the rear garden, wall to wall, of Mr Anthony Stereo, 23 Churchview, Clondalkin, Dublin 22.

My name is Aidan Smylie and I reside at number 16 Churchview, Clondalkin, Dublin 22. I have lived here for fourteen years. On the 18th of January, I observed that large amount of work had begun at number 23 Churchview, Clondalkin, Dublin 22. This large groundwork appeared to reach from wall to wall in the rear garden of this address. As the blocks continues to be layed, I counted 15 x 45 centimetre cinder blocks which represented the length of the side of the building. On counting the rear of the building it also appeared to be 15 blocks in length. This would correlate to the measurement of over 45 metres squared.

The building itself is on a raised garden where the wall, in which it is behind is already quite high. This building dwarves that wall in size and in turn towers over the gardens, which it over looks. Whilst construction was on-going the general brickwork was not of a good standard. The brickwork itself resembled the wall in which Mr. Stereo had previously heightened at the rear of number 18 Churchview, Clondalkin, Dublin 22 as below.



As shown in the picture the building is of the same standard as the wall, poor. I believe that this wall will also never be finished and the upkeep if any, will be little or non-existent.

In relation to the height of the wall, as Mr. Stereo's garden is already high in relation to ours, this building towers above our gardens and blocks out natural sunlight. Our kitchen in the winter months is much darker and the light has to be turned on as there is no natural light being let into the kitchen since this building had been erected.



Anthony Stereo would appear to be involved in the building trade himself and should know the building regulations in which he has disregarded. On the initial build, the walls on all sides were higher than what is shown in the picture above. I believe that Mr. Stereo was in fact seeing what he could get away with in relation to this build. When the builders had noticed concerned residents taking pictures and questioning the height along with a rejection proposal from a number of residents on this street who were affected, Mr Stereo had the builders remove the capstone and one full cinder block. Below is the original size of the building.



In relation to the planning permission as quoted from citizens information, ***“Before applying for planning permission you must give public notice of your proposals. You do this by: Putting a notice in a local newspaper (your local authority will have a list), and Putting up a site notice that can be clearly seen and read”***. Anthony Stereo has placed the planned permission / retention request in the middle of his garden at approximately one meter in height from the ground. This planning permission has been placed into a small mound of rubble. To view this planning permission, a person would have to enter his property and proceed to the middle of his garden to view the permission / retention. There is also a Ring doorbell attached to the front of the door, which will record any motion of any person entering his garden. Due to the placement of the notice and the recording of individual viewing the permission, I believe this to be very intimidating and not within the guidelines set out by the County Council. This may also be in contravention to GDPR guidelines.

I would further like to outline my objections in relation to my denial of retention in denial of retention in relation to the planning permission which has been lodged for the gym/shed/office in the rear garden, wall to wall, of Mr Anthony Stereo, 23 Churchview, Clondalkin, Dublin 22.

1. No planning permission was sought for this building.
2. No consultation between homeowners took place in relation to the construction of this building.
3. The building work is of poor quality and it is believed that this will never be rectified as this has already been neglected in a previous project.
4. The building is nearly twice the maximum size for construction of this type of building measuring a minimum of 45 meters squared.
5. It is above the maximum height required.
6. This building blocks natural sunlight in the morning.
7. The building towers above homeowners gardens and is an eyesore.
8. The planning permission notice purposely positioned in the garden of Number 23 Churchview, Clondalkin, Dublin 22 in a way that is illegal, intimidating and not in an easily viewed area.

Yours Sincerely,

Aidan Smylie

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

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

**Aidan Smylie
16, Church View
Dublin 22**

Date: 30-Mar-2022

Dear Sir/Madam,

Register Ref: SD22B/0079
Development: Retention for detached single storey shed/gym/office to the rear of the garden with ancillary works.
Location: 23, Churchview, Gibraltar, Dublin 22
Applicant: Anthony Sterio
Application Type: Retention
Date Rec'd: 22-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**

