

**South Dublin County Council**  
**An Rannóg Talamhúsáide, Pleanála agus Iompair**  
**Land Use, Planning & Transportation Department**  
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**Carol Forbes**  
**38, Larkfield Avenue**  
**Lucan**  
**Co. Dublin**

**PLANNING & DEVELOPMENT ACT, 2000 (as amended) AND PLANNING REGULATIONS THEREUNDER**

<b>Decision Order Number: 0533</b>	<b>Date of Decision: 25-Apr-2022</b>
<b>Register Reference: SD22B/0094</b>	<b>Registration Date: 02-Mar-2022</b>

**Applicant:** Stephen Lee

**Development:** Conversion of existing attic space comprising of modification of existing roof structure; raising of existing gable c/w window and Dutch hip; new access stairs and flat dormer roof to the rear.

**Location:** 54, Weston Crescent, Lucan, Co. Dublin

**Application Type:** Permission

Dear Sir /Madam,

With reference to your planning application, received on 02-Mar-2022 in connection with the above, I wish to inform you that before the application can be considered under Section 33 of the Planning & Development Act 2000, six copies of the following ADDITIONAL INFORMATION must be submitted.

- (a) The roof alterations are considered to provide a ‘token’ half-hip which is unacceptable in terms of visual amenity. The applicant is requested to amend the design to ensure that approximately 1/3 of the roof profile is hipped, ensuring a more pronounced half-hip profile is provided. It should be noted that the dormer shall not extend beyond the intersection of the ridgeline and the half-hip. In doing this, the applicant should ensure sufficient head height for the new attic stairwell. The applicant should submit revised plans and elevations, including a roof plan, showing the provision of a more pronounced half-hip.

(b) The applicant is requested to submit a roof plan of the proposal and a section drawing of the

proposed attic showing the proposed floor to ceiling height.

**NOTE:** The applicant should note that any submission made in response to the above will be examined and MAY be deemed to be SIGNIFICANT ADDITIONAL INFORMATION by the Planning Authority. In this event the applicant(s) will be subsequently notified and requested to publish a notice in an approved newspaper and erect or fix a site notice on the land or structure to which the further information relates and to submit copies of the both the newspaper and site notices to the Planning Authority in accordance with Article 35 (1) (a) and (b) of the Planning and Development Regulations 2001 (as amended).

**Note:** The applicant must submit the Further Information within **6 months** of the **date of decision**. If the information is not received within this period the planning authority shall declare the application to be withdrawn.

**Please ensure that your reply to this Request for Additional Information is accompanied by a covering letter marked "ADDITIONAL INFORMATION" and that the Planning Register Reference Number given above is quoted on the covering letter.**

Signed on behalf of South Dublin County Council

**Register Reference:** SD22B/0094

**Date:** 25-Apr-2022

Yours faithfully,

  
for Senior Planner