

An Rannóg Talamhúsáide, Pleanála agus Iompair  
Land Use, Planning & Transportation Department  
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Colm McLoughlin,  
21 Dodsboro Road,  
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Co. Dublin.

**PLANNING & DEVELOPMENT ACT 2000 (as amended)**

<b>Decision Order Number</b> PR/0559/22	<b>Date of Decision</b> 29-Apr-2022
<b>Register Reference</b> SD22B/0162	<b>Date</b> 13-Apr-2022

**Applicant:** Caroline Brady  
**Development:** Relocated entrance with set back wing walls to entrance.  
**Location:** Elderfield House, Colmanstown, Newcastle, Athgoe Hill, Co. Dublin  
**Application Type:** Permission

Dear Sir/Madam

I return herewith the Planning application submitted by you on 13-Apr-2022.

Evaluation of this application under the terms of Articles 16 – 26 of the Planning & Development Regulations 2001 (as amended) deems this application to be **INVALID** and therefore it cannot be considered by the planning authority for the following reasons:-

1. Article 22(2)(b):- Location map must be of sufficient size and containing details of features in the vicinity to permit identification of site.  
**The Red Line is not around the full Site.**
2. Article 22(2)(b)(i):- The location map is not marked so as to identify clearly the land or structure to which the application relates, the boundaries to be in red.  
**Red line not around the full site.**  
Article 22(2)(b)(iv):The location map does not indicate the location of the site notice.  
**The Site notice location is not shown.**

3. Article 22(4)(b)(ii):- Site or layout plans and drawings of floor plans, elevations and sections do not describe the works (or retention of works) to which the application relates sufficiently.  
**No existing drawings provided.**
4. Article 23(1)(f):- The plans, drawings of floor plans, elevations, sections do not indicate in figures the principal dimensions, including overall height of any proposed structures.  
**No site lines shown.**
5. Article 23(1)(h):- The north point is not indicated on all maps and plans (not required on elevations & sections or on OSI Maps).  
**No North Point.**

Therefore, in accordance with Article 26 (5) of the Planning & Development Regulations 2001 (as amended), all particulars, plans, drawings and maps submitted with the application are returned herewith. **Please note that the maps/documents have been divided into 6 individual sets and in the interests of prompt processing applications for validation a re-submission of this application should be returned in the same format. If all 6 sets are not returned then only the sets included herewith need be submitted in the event of a resubmission of the application.**

The applicant is requested to remove the Site Notice or notices erected or fixed pursuant to Article 17 (1)(b) of the Planning & Development Regulations 2001 (as amended).

Please contact the undersigned with the bank details to arrange a refund of the fee paid.

However, if it is intended to resubmit the application and no refund has been sought, this should be mentioned in the covering letter accompanying the application and the fee can be transferred to the new application.

Yours faithfully,

*M. Dodrill*

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*For Senior Planner*

**04-May-2022**