

Add. info.

## ADDITIONAL INFORMATION

Dated: 03/06/2022

To,  
South Dublin County Council  
Planning Department  
County Hall, Town Centre  
Tallaght, Dublin 24.

Applicant: M. Sharif Nayyar & Khansa Nayyar

Development: (1) Rear extension consisting of a store on the ground floor, a surgery and autoclave room on the first floor; (2) replacement of existing (old) roof slate tiles with matching new slate tiles of a semi-detached 'Protected Structure'.

Location: 5, Main Street, Tallaght, Dublin 24

Application Type: Permission

Ref: Planning application at Rear of 5 Main Street Tallaght, Dublin 24.

**Register Reference: SD22A/0030**

**Registration Date: 08 Feb 2022**

Dear Sir/Madam

We have received a Decision order number: 0415 dated: 04/04/2022 for  
ADDITIONAL INFORMATION from South Dublin County Council.

Six copies of additional information are being submitted as requested.

Please contact us if you have any queries or require any further information.

Your sincerely,

*ARQAM*

S. Arqam A. Sabzwari  
(Agent for the Applicant)  
43 Elmwood, Hartstown,  
Dublin 15.  
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1 (a) The applicants repaired the roof in September 2020 but leak did not stop. If new re-roofing is not done then potentially it will cause damage to the Architectural conserved building & its neighbouring buildings and also health and safety hazard to our staff and patients. Picture of leakage of the roof are attached as a justification.



Leaking roof







Dropping Water from leaking roof is collected during rain.

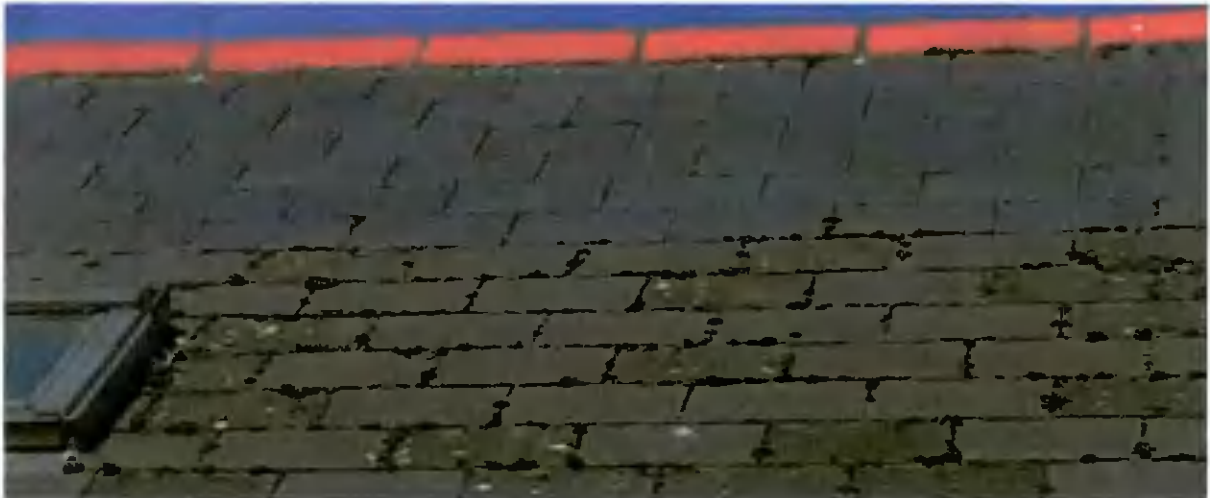
There are planning permissions granted to No. 1,2 Main Street Tallaght Dublin 24 and No. 3 Main Street Tallaght rear extensions which are building in the same Terraced/TJ Houses. Please see the pictures for their roof tiles and windows which are uPVC.



Extension at the rear of No. 1 Main Street Tallaght, Dublin 24



Extension at the rear of No.1 Main Street Tallaght, Dublin 24



Existing roof slates of No.1 Main Street Tallaght Dublin 24.

The applicants have the intention to match new slate/material with the original slate/material and expertise of the heritage/archaeological roofers will be taken on board before any work is undertaken. Following are the 2 options in case one becomes out of stock.

1- Manufacturer: Cedral World, Product: Torres Natural Slate, Size: 500x250mm



<https://www.cedral.world/en-ie/roofing/slates/torres/>

2- Manufacturer: Cupa Pizarras, Product: Natural Slate, Size: 500x250mm.



<https://store.sig.ie/catalogues/products/roofing/natural-slate/cupa-r5-premier-50x25-preholed/>

1 (b) The applicants do not intend to modify the front elevation of this building. If the county council puts a condition to change the front windows then the applicants will fulfil that condition. Applicants apply for the extension at the rear of the building. The applicant can use timber sash windows instead of uPVC windows. Applicants have sought quotation from the supplier in this regard. Please note that other properties in the same Terraced building/ TJ Byrne Houses had used uPVC windows in their rear extensions. Please see the pictures below.



Extension at the rear of No.1,2 Main Street Tallaght and uPVC windows are used.





Extension at the rear of No. 3 Main Street Tallaght and uPVC windows are used.

**Bicycle Parking Spaces.**

2. With reference to Table 11.22: Minimum Bicycle Parking Rates– SDCC County Development Plan 2016-2022, 4 No. secured and covered bicycle parking spaces are proposed (2 for staff members and 2 for visitors) at the rear of the site. Six copies of revised drawing on a scale of 1:100 are being submitted.

4800

1160

4750

7231

G.L. = 99.83

EX. SURFACE WATER PIPE

NEW AJ

NEW RWP

NEW RWP

2550

NEW PITCHED ROOF TO REAR

NEW SLATE ROOF TILES TO MATCH EXISTING

No. 5

EXISTING GATE TO REAR SITE

2658

G.L. = 99.92

2 NO CAR PARKING SPACES

4 NO COVERED BICYCLE PARKING SPACES

SITE BOUNDARY

S Arqam A Sabzwari  
 43 Elmwood, Hartstown, Dublin 15  
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 E Mail arqam.sabzwari@gmail.com

Project  
 Planning Application  
 Drawings for No.5,  
 Main Street, Tallaght, D24

Drawing Title  
 Site Plan  
 (Further Info)

Job No 786/03 Drwg No 05

Scale 1:100 Date 31.05.22

