

Water Services Planning Report

Register Reference No.: SD22A/0126
Development: Modifications to previously granted SD18A/0053 consisting of external and internal alterations to previously granted development of 2 three-storey buildings (linked at first and second floor levels), increase in area to (total of 6077.2sq.m gross floor area (including one basement level of 1,922sq.m gross floor area) accommodating 38 apartments, including alterations proposed to the previously permitted unit mix, resulting in an overall increase of 6 units in total, i.e. from 2 one-bed; 28 two-bed; 2 three-bed (32 units) to now provide 6 Studio; 9 onebed; 23 two-bed (38 units); no additional floor is proposed, building remains at 3 storeys in height. Increase in the number of car parking spaces from 40 to 44 at basement level (no change to parking on Loreto Terrace). No change is proposed to SuDS, dainage, landscaping or site development works as granted under Reg. Ref. SD18A/0053.

Location: Junction of Grange Road, Nutgrove Avenue and Loreto Terrace Rathfarnham, Dublin , 14.

Report Date : 07th June 2022

Surface Water Report:

Further Information Required:

- 1.1 Submit a drawing showing the setback distance of proposed development to existing proposed surface water sewer. Note the setback distance shall be a minimum of 3m to the outside diameter of existing 450mm surface water sewer. Show a cross sectional view of foundation and surface water sewer and the depth of proposed foundation.
- 1.2 The applicant is required to submit a drawing showing a detailed drainage layout of proposed development.
- 1.3 Submit a report showing surface water design calculations for proposed development. Show what surface water attenuation is required and provided in m³. Show what if any change that there is in hard standing in revised development.
- 1.4 Submit a report and drawing showing what SuDS (Sustainable Drainage System).

Flood Risk

Further Information Required:

- 2.2 Submit a report to show what if any flood risk there is for proposed development. If there is a flood risk submit a report and drawing to show what mitigation measures are proposed for the development.
- The Developer shall ensure that there is complete separation of the foul and surface water drainage for the proposed development.
 - All works for this development shall comply with the requirements of the Greater Dublin Regional Code of Practice for Drainage Works.
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Water Services Planning Report

Water Report:

Referred to IW

Foul Drainage Report:

Referred to IW

Signed: _____
Adam Adderley-McCabe GE.

Date: _____

Endorsed: _____
Brian Harkin SEE.

Date: _____