

Donna Ryan,
Downey Planning
29, Merrion Square
Dublin 2

Date: 22-Jun-2022

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

Register Reference: SD22A/0271

Development: (a) demolition of some existing structures on site; (b) the internal modification /reconfiguration and refurbishment of and extension to Prospect House (a protected structure RPS 340) and the renovation and modification of its associated coach house to provide for a 4-bed dwelling with associated private open space and car-parking provision; (c) the re-opening of a gap between Prospect House and its detached coach house to the rear to provide a gated access into the new communal gardens proposed to the west of Prospect House; (d) Reconstruction of the Gate Lodge (in ruins) to provide for a 2-bed, single storey dwelling 63.4sqm with associated private open space and car-parking; (e) the provision of 1 apartment block (3-storey plus setback penthouse level) to the western side of Prospect House to provide for 22 residential units (11 one bedroom units and 11 two bedroom units) over a single storey basement comprising a total of 25 car parking spaces, 2 motor bike spaces and 40 bicycle parking spaces; The basement will also include associated bin stores, plant and storage rooms; (f) Removal of a portion of the western boundary wall to provide a new vehicular & pedestrian access from Stocking Lane to the new apartment block; (g) All associated hard & soft landscaping, including the provision of a play area and an ESB sub-station & all associated engineering & site development works necessary to facilitate the development, all on a site of 0.51ha at Prospect House (a protected structure RPS 340).

Location: Lands at Prospect House, Stocking Lane, Rathfarnham, Dublin 16, D16 E5D0

Applicant: MSJA Ltd

App. Type: Permission

Dear Sir/Madam.

With reference to the above, I acknowledge receipt of your application received on 14-Jun-2022.

This acknowledgement is issued pursuant to the Planning & Development Regulations 2001 (as amended), and is subject to the site notice and the appropriate fee complying with the said Regulations and other information being accurate and complete.

If, in the event of an inspection of the site of the proposed development, it is determined that information submitted in the application is incorrect, that substantial information has been omitted or if it is determined that the site notice is found not to comply or that the appropriate fee has not been submitted, the application will be declared invalid and returned to the applicant.

Please note that ALL documentation submitted with a planning application forms part of the application and will be included in both the hard copy of the file and the copy which is available on the Council's website www.sdcc.ie Caution should therefore be exercised in submitting documentation with a planning application which you/your client may not wish to have publicly available.

Yours faithfully,


for Senior Planner