

Kelliher Miller Architects
10, Blessington Court
Dublin 7

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

Decision Order Number: 0900	Date of Decision: 18-Jul-2022
Register Reference: SD22B/0237	Registration Date: 26-May-2022

Applicant: John Byrne
Development: Single storey extension to rear and side, alterations to existing elevations including any associated site works to existing semi detached dwelling.
Location: 41, Priory Way, Dublin 12
Application Type: Permission

Dear Sir /Madam,

With reference to your planning application, received on 26-May-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.

1. Given the size, shape and orientation of the existing rear garden, the Planning Authority would have a concern about the useability and amenity enjoyed by this space if it were to be reduced. The applicant is requested to revise the proposals for the rear element of the extension, ensuring no extension would break the rear building line of the existing dwelling to maximise the amount of rear amenity space retained. The applicant is requested to submit revised floor plans, elevations and sections as relevant showing the necessary alterations. In amending the proposal, the applicant should note the new South Dublin County Development Plan 2022 - 2028 will come into effect on August 3rd 2022 and any decisions made after this date will be based on the policies and objectives contained within this Plan.

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 If the information is not received within this period, the planning authority shall declare the application to be withdrawn.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/0237

Date: 19-Jul-2022

Yours faithfully,

Pamela Hughes
for **Senior Planner**