

Planning Department,
South Dublin County Council,
County Hall Tallaght
Dublin 24
D24 A3XC

12 July 2022

Our Ref.: 2105/corres/planning/cover letter.doc

RE: The Muddies, Whitechurch Road, Rathfarnham, Dublin 16, D16Y7R0.

The development will consist of the demolition of the existing garage and the construction of a part single, part two-storey three bedroom detached dwelling house in the side garden of the existing two storey dwelling (The Muddies), with associated rooflights; as well as the creation of a new vehicular entrance and gates to serve the existing dwelling with the existing vehicular entrance serving the new dwelling. The development will also include the installation of a new waste water treatment plant as well as all ancillary and site development works; and the external insulation and painted rendering of the existing house.

Dear Sir/Madam,

We are instructed by our clients, John and Sheila Murphy to lodge this Planning Application for the development outlined above.

We hope that South Dublin County Council will look favourably upon this application and grant permission for the new dwelling and modifications to the existing dwelling as now proposed.

The following are included as part of this application:

1. 6 No. copies of Planning Consultant's Report prepared by Marston Planning Consultancy
2. 6 No. copies of Design Report prepared by DMVF Architects
3. 6 No. copies of Technical Note (TN01 – Access) prepared by MPS Consulting Engineers
4. Completed Application Form
5. Newspaper Notice published in The Irish Daily Mail on 11th July 2022. (1 No. copy of the relevant page).
6. 1 No. copy of Site Notice erected on 11th July 2022.
7. 6 No. copies of Drawings PL01, PL02, PL03, PL04, PL05 & PL06 prepared by DMVF Architects.
8. 6No. copies of watermain plan drawing, D067-P-001, prepared by Torque Consulting Engineers
9. 6No. copies of Site Characterisation Report prepared by Trinity Green Environmental Consultants



10. 6No. copies of Soil Infiltration Test Report prepared by Trinity Green Environmental Consultants
11. 6No. copies of Soil Test Report prepared by O'Reilly Oakstown Environmental Ltd.
12. 6No. copies of waste water treatment system drawing from O'Reilly Oakstown Environmental Ltd.
13. 6No. copies of Treatment Performance Results from O'Reilly Oakstown Environmental Ltd.
14. 6No. copies of maintenance contract for the waste water treatment system from O'Reilly Oakstown Environmental Ltd.
15. Receipt of payment for the sum of €65 as the planning fee applicable for an application of this nature and extent in accordance with the Planning & Development, Regulations, 2001-2006
16. Copy of OS Map receipt
17. Copy of the Certificate of exemption under Section 97 of the Planning and Development Act, 2000 (as amended).

We would be grateful for a written acknowledgement of this planning application and a receipt for the fee in due course. We request that all future correspondence relating to this application be forwarded directly to DMVF Architects.

Should you have any further queries, please do not hesitate to contact me.

Yours faithfully,



John Flood MRIAI
DMVF Architects
Encl.

