

Eldhose Varghese
32, Liffey Park
Liffey Valley Park
Lucan
Dublin

Date : 11-Oct-2022

Reg. Ref. : SD22B/0168/C3
Proposal : Ground floor extension to side and rear of existing house and new dormer window in roof to the back of the house.
Condition 3; Drainage - Surface Water.
Prior to the commencement of development, the applicant/developer shall submit the following for the written agreement of the Planning Authority:
1.1 The applicant is required to submit a report showing site specific soil percolation test results and design calculations for the proposed soakaway in accordance with BRE Digest 365 – Soakaway Design.
1.2 The applicant is required to submit a revised drawing showing plan and crosssectional views, dimensions, and location of proposed soakaway. Any proposed soakaway shall be located fully within the curtilage of the property and shall be:
i) At least 5m from any building, public sewer, road boundary or structure.
ii) Generally, not within 3m of the boundary of the adjoining property.
iii) Not in such a position that the ground below foundations is likely to be adversely affected.
iv) 10m from any sewage treatment percolation area and from any watercourse / floodplain.
v) Soakaways must include an overflow connection to the surface water drainage network.
1.3 Should a soakaway prove not to be feasible, then the applicant shall submit the following:
a) Soil percolation test results demonstrating a soakaway is not feasible
b) A revised surface water layout drainage drawing for the development showing the inclusion of alternative SuDS (Sustainable Drainage Systems) features.
1.4 The Developer shall ensure that there is complete separation of the foul and surface water drainage for the proposed development.

1.5 All works for this development shall comply with the requirements of the Greater Dublin Regional Code of Practice for Drainage Works.

Location : 32, Liffey Park, Liffey Valley Park, Lucan, Dublin
Applicant : Eldhose Varghese
Application Type: Compliance with Conditions

Dear Sir/Madam,

I refer to your submission received on 11-Aug-2022 to comply with Condition No 3 of Permission No. SD22B/0168, in connection with the above.

In this regard I wish to inform you that the submission received is satisfactory.

Yours faithfully,

M.C.

for Senior Planner