

Register Ref: SD22B/0385

Development: Garage conversion for extended living as an additional bedroom.

Location: Rockwood cottage, Mount Venus Road, Dublin 156

Applicant: Alex Morton

Application Type: Permission

Planning Officer:

Development Summary

The application is for the extension of the existing family property to provide an additional bedroom. A site suitability report has been provided advising that the septic tank has been examined and is operating effectively. In addition, there will be no extra load on the septic tank.

The above proposal **is acceptable** to the Environmental Health Department – subject to the following condition(s):

Construction Phase

Noise

1. To control, limit and prevent the generation of Environmental Noise Pollution from occurring the Environmental Health Department of South Dublin County Council, hereby informs you that :

The use of machinery, plant, or equipment (which includes pneumatic drills, generators and the movement on and off the site of construction vehicles) is NOT PERMITTED outside the following hours

- Before 07.00 hours on weekdays, Monday to Friday
- Before 09.00 hours on Saturdays.
- After 19.00 hours on weekdays, Monday to Friday.
- After 13.00 hours on Saturdays.
- Not permitted at any time on Sundays, Bank Holidays or Public Holidays.

Reason: In the interest of public health by the prevention of unacceptable levels of noise pollution which could interfere with normal sleep and rest patterns and/or when people could reasonably expect a level of quietness, the proper planning and sustainable development of the area and to uphold the Council's amenity policies set out in the South Dublin County Council Development Plan.

Air Quality

During the construction / demolition phase of the development, Best Practicable Means shall be employed to minimise air blown dust being emitted from the site. This shall include covering skips and slack-heaps, netting of scaffolding, daily washing down of pavements or other public areas, and any other precautions necessary to prevent dust nuisances.

Reason: To contain dust arising from construction / demolition in the interests of public health and to prevent nuisance being caused to occupiers of buildings in the vicinity.

Septic Tank

The septic tank must be de-sludged on an annual basis.

Gillian Wynne
Senior Environmental Health Officer
14th October 2022

David OBrien
Principal Environmental Health Officer
14th October 2022