

SD22B/0416

18th October 2022

The highest part of the 2-storey flat roof extension exceeds the height of the eaves which required planning permission. There was no planning permission requested in advance of the construction commencing.

There are a number of back gardens in close proximity to the 2-storey extension. The first floor of the 2-storey extension overlooks these gardens and has significantly removed the privacy while outside. The first floor of the extension has made it uncomfortable being in your own back garden with the imposing nature of the structure. This has been cited by a number of neighbours.

There are no other 2-storey extensions in close proximity and does not blend into the aesthetic of the neighbourhood. The first floor of the extension dominates the skyline while in the back of the house as well as the back garden.

Enforcement notice was issued by South Dublin County Council to demolish and or alter the rear first floor flat roof structure / parapet to not exceed the eaves of the original dwelling in line with Section 154 of the Planning and Development Acts 2000 (as amended) by the 26th August 2022. This did not happen.

If the extension above the eaves is allowed to be retained, there is no incentive in applying for planning permission in advance of building.

Damian Farren

80 Glenmaroon Road,

Palmerstown,

Dublin 20

Mr. Damian Farren
Glenmaroon Road,
Palmerstown
Dublin 20

Date: 20-Oct-2022

Dear Sir/Madam,

Register Ref: SD22B/0416
Development: Retain existing two storey flat roof extension including parapet at rear of house including existing first floor rear window (with obscure glass).
Location: 5 Glenmaroon Park, Dublin 20
Applicant: Karin Óg Flanagan
Application Type: Retention
Date Rec'd: 20-Sep-2022

I wish to acknowledge receipt of your submission in connection with the above planning application. The appropriate fee of €20.00 has been paid and your submission is in accordance with the appropriate provisions of the Planning and Development Regulations 2001(as amended). The contents of your submission will be brought to the attention of the Planning Officer during the course of consideration of this application.

This is an important document. You will be required to produce this document to An Bord Pleanála if you wish to appeal the decision of the Council when it is made. You will be informed of the decision in due course. Please be advised that all current applications are available for inspection at the public counter and on the Council's Website, www.sdblincoco.ie.

You may wish to avail of the Planning Departments email notification system on our website. When in the **Planning Applications** part of the Council website, www.sdblincoco.ie, and when viewing an application on which a decision has not been made, you can input your email address into the box named **"Notify me of changes"** and click on **"Subscribe"**. You should automatically receive an email notification when the decision is made. Please ensure that you submit a valid email address.

Please note: If you make a submission in respect of a planning application, the Council is obliged to make that document publicly available for inspection as soon as possible after receipt. Submissions are made available on the planning file at the Planning Department's public counter and with the exception of those of a personal nature, are also published on the Council's website along with the full contents of a planning application.

Yours faithfully,


for **Senior Planner**