

Equator Architects Ireland
Pavilion House
31/32 Fitzwilliam Square South
Dublin 2

**NOTIFICATION TO GRANT PERMISSION FOR RETENTION
PLANNING & DEVELOPMENT ACT, 2000 (as amended) AND PLANNING
REGULATIONS THEREUNDER**

Final Grant Order No.:	0971	Date of Final Grant:	04-Aug-2022
Decision Order No.:	0799	Date of Decision:	23-Jun-2022
Register Reference:	SD22B/0184	Date:	29-Apr-2022

Applicant: Jagjeet Singh

Development: Retention of rear dormer extension and attic conversion to existing two storey, end of terrace dwelling including: rear dormer extension with a roof light to facilitate stair access to the attic; attic conversion to include storage space and a playroom; 3 roof lights to the rear of existing roof; all associated ancillary site works.

Location: 22 Tullyhall Drive, Lucan, Co. Dublin

Time extension(s) up to and including:

Additional Information Requested/Received:

A Permission has been granted for the development described above, subject to the following conditions.

Conditions and Reasons:

1. Development to be in accordance with submitted plans and details.
The development shall be retained and completed fully in accordance with plans, particulars and specifications lodged with the application, within XX months of the grant of permission, save as may be required by other conditions attached hereto.
REASON: To ensure that the development is in accordance with the permission and that effective control is maintained.
2. Drainage - Surface Water.
 - (a) There shall be complete separation of the foul and surface water drainage systems, both in respect of installation and use.
 - (b) All drainage works for this development shall comply fully with the Greater Dublin Regional Code of Practice for Drainage Works.
 - (c) All works shall comply with the Building Regulations -Technical guidance document- Part H Drainage and Wastewater disposal.REASON: In the interests of public health, safety, the proper planning and sustainable development of the area and in order to ensure adequate and appropriate surface water drainage provision.

NOTES :

NOTE: The applicant is advised that under the provisions of Section 34 (13) of the Planning and Development Act 2000 (as amended) a person shall not be entitled solely by reason of a permission to carry out any development.

NOTE: The applicant is advised that, in order to use the attic conversion as a habitable room, it must comply with the Building Regulations.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.
- (2) Building Control Regulations require a Commencement Notice. Please log onto www.localgov.ie and click on BCMS link.
- (3) A Fire Safety Certificate must be obtained from the Building Control Authority, where applicable.
- (4) Free Standing Walls must be designed and constructed in accordance with IS 325: Code of Practice for use of Masonry Part 1: Structural use of reinforced Masonry. The Owner must also ensure that the construction of all walls is supervised by a competent person.

Signed on behalf of South Dublin County Council.

M. Dodrill

_____05-Aug-2022
for Senior Planner