

# Water Services Planning Report

Register Reference No.: SD22A/0373

Development: Demolition of the existing former two storey steelworks factory (465sq.m) and build on resultant cleared site of circa 0.133 hectares; Construction of 3 flat roof, terraced, three storey, three bedroom houses (160sq.m each, 480sq.m total) with external terraces at first and second floor levels and all associated site development works above and below ground.

Location: Former steelworks factory, Manor Avenue, Terenure, Dublin 6W

Report Date : 10-Nov-22

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## Surface Water Report:

**No objection subject to:**

- 1.1 The attenuation arched type system shall be a minimum of 5m away from proposed boundary of adjacent house.
- 1.2 Prior to commencement of development obtain a road opening licence for laying of Surface water sewer on public road.
- 1.3 Prior to commencement of development submit a drawing showing what SuDS (Sustainable Drainage Systems) are proposed for the development.

## **Flood Risk**

**No Objection**

- The Developer shall ensure that there is complete separation of the foul and surface water drainage for the proposed development.
  - All works for this development shall comply with the requirements of the Greater Dublin Regional Code of Practice for Drainage Works.
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## Water Report:

**Referred to IW**

## Foul Drainage Report:

**Referred to IW**

Signed: \_\_\_\_\_  
Brian Harkin SEE.

Date: \_\_\_\_\_

Endorsed: \_\_\_\_\_  
Juliene Helbert SE

Date: \_\_\_\_\_