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16 February 2023

Manahan Planners
38 Dawsons Street
Dublin 2

**RE: 210091 – Proposed External Vehicle Wash at 2007/2008 Orchard Ave. City West
Planning Reference: SD22A/0442, Response to Request for Additional Information**

Dear Sir/Madam,

In response to the request for additional information for the above, please find below and enclosed responses:

The drawings accompanying this letter are:

- 210091-DBFL-SW-SP-RP-C-0002 Car Wash Pump Design Report
- 210091-DBFL-RD-SP-DR-C-1200 Vehicle Access to Car Wash
- 210091-DBFL-RD-SP-DR-C-1310 Existing Site Services Layout
- 210091-DBFL-RD-SP-DR-C-5310 Car Wash Pump Details

1. **The Roads Department state in their report that 'the location of the entrance and exit of the wash facility is close to a bend and sight lines may be compromised by the adjacent building. The applicant should ensure that there is adequate visibility for vehicles reversing at this location'. The applicant is therefore requested to submit additional information that confirms that adequate visibility is achievable and vehicle reversing is possible at the proposed location of the car wash facility.**

Response:

Please refer drawing 210091-DBFL-RD-SP-DR-C-1200 showing vehicular access and sightlines provided with this response.

2. a) **The applicant is requested to submit the following in relation to surface water drainage:**
 - (i) **Drawing(s) of the existing and proposed surface water layout for the site.**
 - (ii) **A report with calculations of how much surface water attenuation is required in m3 and show how much surface water attenuation is provided in m3.**
 - (iii) **A drawing where surface water attenuation is provided and how much surface water attenuation is provided in m3.**

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(b) The applicant is requested to submit drawing(s) showing the watermain and foul water drainage layouts of the proposed development up to the point of connection to the public watermain and foul sewer systems.

Response:

Please see attached drawings 210091-DBFL-RD-SP-DR-C-1310 & 210091-DBFL-RD-SP-DR-C-5310 showing the water and foul layouts for the proposed development. Design calculations for the water demand are contained in 210091-DBFL-SW-SP-RP-C-0002 Car Wash Pump Design Report provided with this response.

Currently, the proposed location for the new car wash facility is a hardstanding concrete footpath containing 2no. air vent systems. The new facility will not contribute to additional surface water drainage discharging to the existing network. The proposed car wash system is a Stargate S6 Aquarama which is an uncovered unit. Surface water generated from rainwater falling on this system will therefore be cross contaminated with discharge from the washing facility which potentially could contain oil and other pollutants that are to be drained to the proposed foul network in accordance with Section 21 of "Greater Dublin Regional Code of Practice for Drainage Works". A 24-hour storage tank is proposed on the pump to ensure there is not overflowing in the case of malfunction.

Yours sincerely

Thomas Carrigg
Civil Engineer
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