

Martin Kelly Planning
104, Greenpark Meadows
Mullingar
Co. Westmeath

**PLANNING & DEVELOPMENT ACT, 2000 (as amended) AND PLANNING
REGULATIONS THEREUNDER**

Decision Order Number: 0264	Date of Decision: 13-Mar-2023
Register Reference: SD23B/0012	Registration Date: 17-Jan-2023

Applicant: Pat and Catherine Kelleghan
Development: Planning Permission to construct a Granny Flat extension to our dwelling to include a kitchen, dining area, bedroom, bathroom and entrance with 2 velux Windows and to extend our existing kitchen with velux window with all ancillary site works
Location: 22, Marian Park, Rathfarnham, Dublin 14
Application Type: Permission

Dear Sir /Madam,

With reference to your planning application, received on 17-Jan-2023 in connection with the above, I wish to inform you that before the application can be considered under Section 33 of the Planning & Development Act 2000, six copies of the following **ADDITIONAL INFORMATION** must be submitted.

1. The applicant shall submit to demonstrate that there is a genuine need for the family flat.
2. The applicant shall submit revised drawings, floor plans and elevation drawings illustrating a reduction in the depth and/or height of the proposed development along the western shared boundary.
3. The applicant should submit revised drawings/floor plans for the proposed family flat showing the omission of the external doors on the southern elevation of the proposed granny flat.
4. The applicant shall submit annotated scaled plans of the existing and proposed rear amenity area.
5. The applicant shall submit the areas of the previous extensions to the dwelling.
6. The application shall detail the proposed height of the rear extension to the host property on a separate set of drawings

7. The applicant shall propose Sustainable Drainage Systems (SuDS) features for the development. Sample SuDS devices include green roofs, water butts, tree pits, rain gardens, filter strips and permeable paving amongst others. The applicant is referred to the recently published SDCC SuDS Design Guide for further information and guidance.

NOTE: The applicant should note that any submission made in response to requests for additional information will be examined by the Planning Authority and may be deemed to be significant additional information. The applicant will be contacted by the Planning Authority if the additional information submission is deemed significant. In this event the applicant(s) will be requested to publish a notice in an approved newspaper and erect or fix a site notice on the land or structure to which the further information relates and to submit copies of the both the newspaper and site notices to the Planning Authority in accordance with Article 35 (1) (a) and (b) of the Planning and Development Regulations 2001 (as amended).

Note: The applicant must submit the Further Information within **6 months** of the **date of decision**. If the information is not received within this period, the planning authority shall declare the application to be withdrawn.

Please ensure that your reply to this Request for Additional Information is accompanied by a covering letter marked “ADDITIONAL INFORMATION” and that the Planning Register Reference Number given above is quoted on the covering letter.

Signed on behalf of South Dublin County Council

Register Reference: SD23B/0012

Date: 15-Mar-2023

Yours faithfully,

Pamela Hughes
for **Senior Planner**