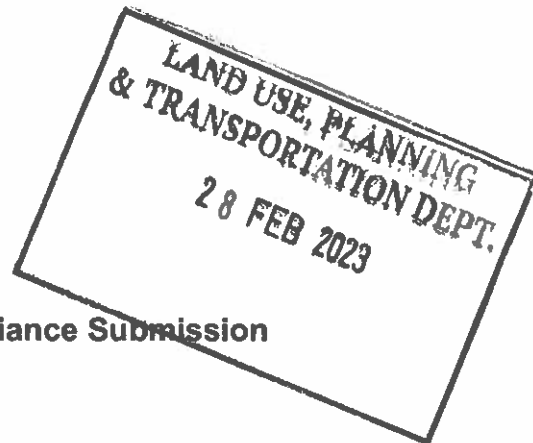


Planning Department,
South Dublin County Council,
County Hall, Town Centre,
Tallaght,
Dublin 24

27th February 2023



Planning Conditions Compliance Submission

Planning Ref No: SD21B/0551

Location: 53, Monastery Walk, Dublin 22

Development: Replace single storey front rooms & entrance porch with new face brick single storey rooms with rooflights; new position for main entrance; new opens to front ground and first floor; replacement of all other windows and solar panels to front roof.

Dear Sir or Madam:

Please find enclosed a Submission of amendment to the proposed design to Comply with the Conditions planning application grant for the above works, at 53, Monastery Walk, Dublin 22

Condition No 2 of the Grant of Permission requests the following Amendments to the the proposal:

Prior to the commencement of development the Applicant shall submit a complete set of plan, elevational and sectional drawings demonstrating the application of the following amendments to the proposed development:

- (i) The omission of the proposed second entrance to the dwelling providing direct access to the playroom and its replacement with a window.
- (ii) The omission of the flat roof portion to the single storey front extension and its replacement with a small pitched roof which matches the line and profile of that at Nos. 51 and 55 Monastery Walk.
- (iii) The omission of the flat roof portion above the proposed first floor level window adjoining No. 51 Monastery Walk and its replacement with a pitched roof profile similar to the existing roof profile in this location.

Written agreement shall be obtained from the Planning Authority in relation to the amended drawings, prior to the commencement of development.

As per this Condition, attached are drawings of a segment of the amended proposed ground & first floors and the contiguous front elevation & associated section which present the material changes

to the development encompassing each of the changes, which we trust are in compliance with the request.

We trust that these amendments are acceptable to the Planning Department and await written agreement for same within the four week period set out in the Guidelines for Planning Authorities as the applicant intends to progress with the development.

Please don't hesitate to contact me if you have any queries or require any further information.

Yours Sincerely,

A handwritten signature in black ink, appearing to read 'Derek Trenaman', followed by a period.

Derek Trenaman (*Registered Architect & Member of the RIAI*)
(Ph 087 6436645)