

Land Use, Planning & Transportation Department
South Dublin County Council
County Hall
Tallaght,
Dublin 24 D24 A3XC

For the attention of Planning Compliance

15th May 2023

Re: - Reg. Ref. SD22A/0467/0349 – Alterations and associated repairs to the existing two storey corner extension to the rear, (north-east), of the house, including the provision of a new flat roof with a roof-light; Proposed new two storey flat roofed extension with roof-light(s) to the rear (south-east) with associated alterations to the existing building & development as approved under Planning Application Ref. No. SD21B/0530; Proposed new site entrance, (piers, vehicular and pedestrian gates) from the back (east), of the property, onto Laurel Park; Proposed solar panels; New garden wall with associated gates; All ancillary site works above and below ground.

Location: Oak Lodge, New Road, Dublin 22 D22F516

Dear Sir/Madam

We are writing to you, as appointed Engineering Consultants, on behalf of the client, Thomas & Hazel Reilly, on the above development, specifically in relation to **Condition 3** of the above Planning Grant dated 23rd February 2023.

Condition 3 of forementioned Planning Grant states the following: -

“Prior to the commencement of development, the applicant/developer shall submit the following for the written agreement of the Planning Authority:

- 1.0 Drawing in plan and cross-sectional view showing existing and proposed surface water drainage layouts up to and including the point of connection to the soakaway (as approved under Ref SD21B/0530).*
- 1.1 All works shall comply with the Building Regulations -Technical guidance document- Part H Drainage and Wastewater disposal.*
- 1.2 The Developer shall ensure that there is complete separation of the foul and surface water drainage for the proposed development.”*

Response:

We enclose 1 no copy of SCD Consulting Drg.No.100-30-S20 titled “Drainage Layout to Proposed Extension” in response to the prior to commencement in 1.0 of Condition 3 above.

Should you have any concerns on the attached please contact the under-signed for any clarification

Your Sincerely

Sean Drudy

Sean Drudy
Director of SCD Consulting
Encl.

