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Senior Administrative Officer,
Planning Department,
South Dublin County Council,
County Hall,
Tallaght,
Dublin 24

Land Use Planning & Transportation

15 FEB 2024

South Dublin County Council

14th February 2024

COMPLIANCE SUBMISSION
Condition 2 reg. ref. SD21A/0246

Re: Proposed development 'Oldchurch, Grangebrook Avenue, Rathfarnham, Dublin 16' comprising 8 no. 2 storey dwellings on infill site on lands at Palmyra, Whitechurch Road, with vehicular and pedestrian access from Grangebrook Avenue, Rathfarnham, Dublin 16.

Applicant: Beckett Developments Ltd.

Reg. Ref. SD21A/0246

Dear Sir/Madam,

I refer to the above proposed development which was approved by South Dublin Co. Co. In this regard and on behalf of our client Beckett Developments Ltd. we submit this compliance submission in respect of Conditions 7, 8 & 10 as follows:

Reg. Ref. SD21A/0246 Condition 2 Materials and Finishes.

"Prior to the commencement of development the applicant/developer shall submit the following for the written agreement of the Planning Authority a schedule of materials for the development."

Response


Enclosed with this submission are 4 copies of typical house elevations (front, sides and rear) (drawing no. D1194-102) highlighting proposed finishes/ materials our client is intending to use on all the house types within the approved development of 8 houses.

For clarity, these finishes are also listed as follows:

- Elevations (front and part of side only) Brick – ‘Retro Tiffany Stock’ red brick with champagne pointing rubbed up joints, will be used on the front and part of side elevations. Brochure sample enclosed herewith. This brick will be complimented by sections of smooth plaster as outlined below.
- Elevations (front) – Smooth plaster finish Parax G00 off white RAL 9010.
- Elevations (rear and sides) – Dry dash with off white background and white 6mm marble chip.
- Windows – High quality PVC in RAL colour 7035 Cement Grey
- Roof tiles – Flat profile blue/ black roof tiles.

We trust the enclosed submission is satisfactory and in this regard, we would be most obliged if you could issue written confirmation that the enclosed submission satisfies the requirements of South Dublin Co. Co. in respect of Condition 2 of planning permission reg. ref. SD21A/0246 at the earliest opportunity.

Yours Faithfully,



Terry & O'Flanagan Ltd.

For & on behalf of Beckett Developments Ltd.