



Comhairle Contae Chill Mhantáin Wicklow County Council

**Pleanáil, Forbairt Eacnamaíochta agus Tuaithe
Planning, Economic and Rural Development**

Áras An Chontae / County Buildings
Cill Mhantáin / Wicklow
Guthán / Tel (0404) 20148
Faics / Fax: (0404) 69462
Rphost / Email plandev@wicklowcoco.ie
Suíomh / Website www.wicklow.ie

Paul Potignano
Moylisha
Coolkenno
Tullow
Co. Carlow

Handwritten signature
21st Of November 2025

RE: Declaration in accordance with Section 5 of the Planning & Development Acts
2000 (As Amended) – EX 125/2025

A Chara,

I enclose herewith Declaration in accordance with Article 5 (2) (A) of the Planning & Development Act 2000.

Where a Declaration is used under this Section any person issued with a Declaration under subsection (2) (a) may, on payment to An Coimisiún Pleanála of such fee as may be prescribed, refer a declaration for review by the Coimisiún within four weeks of the date of the issuing of the declaration by the Local Authority.

Is mise, le meas,

Handwritten signature of Dáire Henney

ADMINISTRATIVE OFFICER
PLANNING DEVELOPMENT & ENVIRONMENT.





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DECLARATION IN ACCORDANCE WITH ARTICLE 5 (2) (A) OF THE PLANNING & DEVELOPMENT ACT 2000 AS AMENDED

Applicant: Aoife Byrne

Location: 3 O'Connell Terrace, Arklow, Co. Wicklow

Reference Number: EX 125/2025

CHIEF EXECUTIVE ORDER NO. CE/PERD/2025/1296

A question has arisen as to whether "*demolition of 3.2sqm and construction of 16.5sqm extension to the rear of the house*" at 3 O'Connell Terrace, Abbeylands, Arklow, Co. Wicklow is or is not exempted development.

Having regard to:

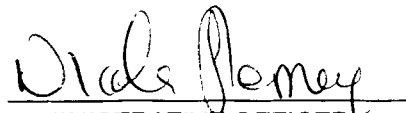
- a) The details received with the Section 5 Declaration on the 04/11/2025
- b) Sections 2, 3 and 4 of the Planning & Development Act 2000 (as amended)
- c) Article 6 and 9 of the Planning and Development Regulations 2001 (as amended).
- d) Schedule 2, Part.1, Class 1, all Class 5.0 of the Planning and Development Regulations 2001 (as amended)

Main Reasons with respect to Section 5 Declaration:

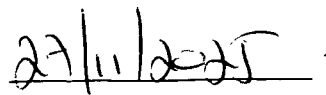
- i. The construction of a 16.5 sqm extension and demolition of 3.2sqm extension to the rear of the dwelling is works and is therefore development having regard to Section 3 of the Planning and Development Act 2000 (as amended).
- ii. The extension would come within the description and conditions and limitations as set out under Schedule 2, Part 1, Class 1 of the Planning and Development Regulations 2001 (as amended) and is therefore exempted development.
- iii. The demolition would come within the description of Class 5.0 (6) of Part 1 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).

The Planning Authority considers that "*demolition of 3.2sqm and construction of 16.5sqm extension to the rear of the house*" at 3 O'Connell Terrace, Abbeylands, Arklow, Co. Wicklow is development and IS exempted development.

Signed:


ADMINISTRATIVE OFFICER
PLANNING DEVELOPMENT & ENVIRONMENT

Dated:





WICKLOW COUNTY COUNCIL

PLANNING & DEVELOPMENT ACTS 2000 (As Amended)
SECTION 5

CHIEF EXECUTIVE ORDER NO. CE/PERD/2025/1296

Reference Number: EX 125/2025

Name of Applicant: Aoife Byrne

Nature of Application: Section 5 Referral as to whether "*demolition of 3.2sqm and construction of 16.5sqm extension to the rear of the house*" is or is not development and is or is not exempted development.

Location of Subject Site: 3 O'Connell Terrace, Abbeylands, Arklow, Co. Wicklow

Report from: Holly O'Connor, EP, Edel Bermingham, T/SP

With respect to the query under Section 5 of the Planning & Development Act 2000 as to whether "*demolition of 3.2sqm and construction of 16.5sqm extension to the rear of the house*" at 3 O'Connell Terrace, Abbeylands, Arklow is or is not exempted development within the meaning of the Planning & Development Act 2000 (as amended)

Having regard to:

- a) The details received with the Section 5 Declaration on the 04/11/2025
- b) Sections 2, 3 and 4 of the Planning & Development Act 2000 (as amended)
- c) Article 6 and 9 of the Planning and Development Regulations 2001 (as amended).
- d) Schedule 2, Part.1, Class 1, all Class 50 of the Planning and Development Regulations 2001 (as amended)

Main Reasons with respect to Section 5 Declaration:

- i. The construction of a 16.5 sqm extension and demolition of 3.2sqm extension to the rear of the dwelling is works and is therefore development having regard to Section 3 of the Planning and Development Act 2000 (as amended).
- ii. The extension would come within the description and conditions and limitations as set out under Schedule 2, Part 1, Class 1 of the Planning and Development Regulations 2001 (as amended) and is therefore exempted development.
- iii. The demolition would come within the description of Class 50 (b) of Part 1 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Recommendation

The Planning Authority considers that "*demolition of 3.2sqm and construction of 16.5sqm extension to the rear of the house*" at 3 O'Connell Terrace, Abbeylands, Arklow, Co. Wicklow **is development and is exempted development** as recommended in the planning reports.

Signed: _____

[Handwritten signature]

Dated: _____

26/11/2025

ORDER:

I HEREBY DECLARE:

That "demolition of 3.2sqm and construction of 16.5sqm extension to the rear of the house" at 3 O'Connell Terrace, Abbeylands, Arklow, Co. Wicklow is **development** and is **exempted** development within the meaning of the Planning & Development Acts 2000 (as amended).

Signed: _____

[Handwritten signature]

Dated: _____

27/11/2025

T/Senior Planner

Planning, Economic & Rural Development

**WICKLOW COUNTY COUNCIL
PLANNING DEPARTMENT**

PLANNING REPORT SECTION 5 APPLICATION

TO: EDEL BERMINGHAM S.P/ PATRICE RYAN S.E.P
FROM: HOLLY O'CONNOR E.P.
SUBJECT REF: EX 125/2025
DECISION DATE: 01/12/2025
APPLICANT: AOIFE BYRNE
ADDRESS: 3 O'CONNELL TERRACE, ABBEYLANDS, ARKLOW
EXEMPTION QUERY: DEMOLISH EXISTING EXTENSION AND CONSTRUCT NEW EXTENSION TO THE REAR

Site Location:

The subject site is located in the housing estate O'Connell Terrace (adjoins Abbey St.) in the urban area of Arklow, on lands zone RE-Existing Residential. The site can be accessed via the L69042-0 or the L2901-4 as it has frontage with both local roads. The subject site consists of a two storey, middle terrace town house that has a red brick finish.

Planning History:

None on subject site.

Land use:

Settlement: Arklow Town & Environs Development Plan 2018:
Zoning RE – Existing Residential

Relevant legislation:

Planning and Development Act 2000 (as amended)

Section 2:

"structure" means any building, structure, excavation, or other thing constructed or made on, in or under any land, or any part of a structure so defined, and—

(a) where the context so admits, includes the land on, in or under which the structure is situate,

"works" includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal and, in relation to a protected structure or proposed protected structure, includes any act or operation involving the application or removal of plaster, paint, wallpaper, tiles or other material to or from the surfaces of the interior or exterior of a structure.

Development -Section 3:

"development" means—

(a) the carrying out of any works in, on, over or under land, or the making of any material change in the use of any land or structures situated on land, or

Section 4(2) provides that the Minister may by regulations provide any class of development to be exempted development. The Regulations which are applicable in this case are the Planning and Development Regulations 2001 (as amended).

Exempted Development Section 4:

(1) The following shall be exempted developments for the purposes of this Act—

(h) development consisting of the carrying out of works for the maintenance, improvement or other alteration of any structure, being works which affect only the interior of the structure or which do not materially affect the external appearance of the structure so as to render the appearance inconsistent with the character of the structure or of neighbouring structures;

(3); A reference in this Act to exempted development shall be construed as a reference to development which is—

(a) any of the developments specified in subsection (1), or

(b) development which, having regard to any regulations under subsection (2), is exempted development for the purposes of this Act.

4 (4) Notwithstanding paragraphs (a), (i), (ia) and (l) of subsection (1) and any regulations under subsection (2), development shall not be exempted development if an environmental impact assessment or an appropriate assessment of the development is required.

Planning & Development Regulations 2001 (as amended)

Article 6(1) states that certain classes of development which are specified in Schedule 2 shall be exempted development for the purposes of the Act, subject to compliance with any associated conditions and limitations;

Article 9(1) (a) and (b) details a number of circumstances under which the development to which Article 6 relates shall not be exempted development for the purposes of the Act.

Schedule 2, Part 1, Exempted Development – General

Column 1 Description of Development	Column 2 Conditions and Limitations
Development within the curtilage of a house CLASS 1 The extension of a house, by the construction or erection of an extension (including a conservatory) to the rear of the house or by the conversion for use as part of the house of any garage, store, shed or other similar structure attached to the rear or to the side of the house.	(a) Where the house has not been extended previously, the floor area of any such extension shall not exceed 40 square metres. (b) Subject to paragraph (a), where the house is terraced or semi-detached, the floor area of any extension above ground level shall not exceed 12 square metres. (c) Subject to paragraph (a), where the house is detached, the floor area of any extension above ground level shall not exceed 20 square metres. (a) Where the house has been extended previously, the floor area of any such extension, taken together with the floor area of any previous extension or extensions constructed or erected after 1 October 1964, including

	those for which planning permission has been obtained, shall not exceed 40 square metres. (b) Subject to paragraph (a), where the house is terraced or semi-detached and has been extended previously, the floor area of any extension above ground level taken together with the floor area of any previous extension or extensions above ground level constructed or erected after 1 October 1964, including those for which planning permission has been obtained, shall not exceed 12 square metres. (c) Subject to paragraph (a), where the house is detached and has been extended previously, the floor area of any extension above ground level, taken together with the floor area of any previous extension or extensions above ground level constructed or erected after 1 October 1964, including those for which planning permission has been obtained, shall not exceed 20 square metres. 3. Any above ground floor extension shall be a distance of not less than 2 metres from any party boundary. 4. (a) Where the rear wall of the house does not include a gable, the height of the walls of any such extension shall not exceed the height of the rear wall of the house. (b) Where the rear wall of the house includes a gable, the height of the walls of any such extension shall not exceed the height of the side walls of the house. (c) The height of the highest part of the roof of any such extension shall not exceed, in the case of a flat roofed extension, the height of the eaves or parapet, as may be appropriate, or, in any other case, shall not exceed the height of the highest part of the roof of the dwelling. 5. The construction or erection of any such extension to the rear of the house shall not reduce the area of private open space, reserved exclusively for the use of the occupants of the house, to the rear of the house to less than 25 square metres. 6. (a) Any window proposed at ground level in any such extension shall not be less than 1 metre from the boundary it faces. (b) Any window proposed above ground level in any such extension shall not be less than 11 metres from the boundary it faces.
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	(c) Where the house is detached and the floor area of the extension above ground level exceeds 12 square metres, any window proposed at above ground level shall not be less than 11 metres from the boundary it faces. 7. The roof of any extension shall not be used as a balcony or roof garden.
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Declaration details submitted:

Existing extension to rear to be demolished (3.2sqm)

Construction of new extension to the rear (16.5sqm & 2.8m high).

Assessment:

The first assessment must be whether or not the proposal outlined above constitutes development within the remit of Section 3 of the Planning and Development Act 2001. In this regard, Section 3 of the Planning and Development Act provides that: "*development*" means, except where the context otherwise requires, the carrying out of any works on, in, over or under land or the making of any material change in the use of any structures or other land. Section 2 of the Act defines works as "*works*" includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal and, in relation to a protected structure or proposed protected structure, includes any act or operation involving the application or removal of plaster, paint, wallpaper, tiles or other material to or from the surfaces of the interior or exterior of a structure. I am satisfied that the proposal would involve works of construction and therefore the proposal does constitute development.

The second stage of the assessment is to determine whether or not the proposal would be exempted development under the Planning and Development Act 2000 (as amended) or it's associated Regulations.

The demolition of the existing small structure to the rear is considered to be development consisting of the carrying out of works for the maintenance, improvement or other alteration of the structure, being works which do not materially affect the external appearance of the structure so as to render the appearance inconsistent with the character of the structure or of neighbouring structures; therefore the demolition work is exempt as per S.4.1.(h).

Schedule 2, Pt.1 Class 1 of the Planning and Development Regulations 2001 (as amended) states that the following constitutes exempted development:

The extension of a house, by the construction or erection of an extension (including a conservatory) to the rear of the house or by the conversion for use as part of the house of any garage, store, shed or other similar structure attached to the rear or to the side of the house.

1. (a) Where the house has not been extended previously, the floor area of any such extension shall not exceed 40 square metres.	Extension of 16.5 sqm in gross floor area.
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<i>b) Subject to paragraph (a), where the house is terraced or semi-detached, the floor area of any extension above ground level shall not exceed 12 square metres.</i> <i>(c) Subject to paragraph (a), where the house is detached, the floor area of any extension above ground level shall not exceed 20 square metres.</i>	N/A- single store N/A- single storey
2. (a) <i>Where the house has been extended previously, the floor area of any such extension, taken together with the floor area of any previous extension or extensions constructed or erected after 1 October 1964, including those for which planning permission has been obtained, shall not exceed 40 square metres.</i> <i>(b) Subject to paragraph (a), where the house is terraced or semi-detached and has been extended previously, the floor area of any extension above ground level taken together with the floor area of any previous extension or extensions above ground level constructed or erected after 1 October 1964, including those for which planning permission has been obtained, shall not exceed 12 square metres.</i> <i>(c) Subject to paragraph (a), where the house is detached and has been extended previously, the floor area of any extension above ground level, taken together with the floor area of any previous extension or extensions above ground level constructed or erected after 1 October 1964, including those for which planning permission has been obtained, shall not exceed 20 square metres.</i>	Potential previous rear extension of 3.2sqm is being demolished. Total extension would fall below 40sqm. N/A- single storey N/A- single storey
3. <i>Any above ground floor extension shall be a distance of not less than 2 metres from any party boundary.</i>	Extension is ground floor only.
4. (a) <i>Where the rear wall of the house does not include a gable, the height of the walls of any such extension shall not exceed the height of the rear wall of the house.</i>	Extension wall does not exceed the height of the rear wall of the house.

<i>(b) Where the rear wall of the house includes a gable, the height of the walls of any such extension shall not exceed the height of the side walls of the house.</i> <i>(c) The height of the highest part of the roof of any such extension shall not exceed, in the case of a flat roofed extension, the height of the eaves or parapet, as may be appropriate, or, in any other case, shall not exceed the height of the highest part of the roof of the dwelling.</i>	N/A Height of the extensions roof does not exceed the height of the highest part of the roof of the dwelling.
5. <i>The construction or erection of any such extension to the rear of the house shall not reduce the area of private open space, reserved exclusively for the use of the occupants of the house, to the rear of the house to less than 25 square metres.</i>	96sqm of private open space is retained to the rear of the dwelling.
6. <i>(a) Any window proposed at ground level in any such extension shall not be less than 1 metre from the boundary it faces.</i> <i>(b) Any window proposed above ground level in any such extension shall not be less than 11 metres from the boundary it faces.</i> <i>(c) Where the house is detached and the floor area of the extension above ground level exceeds 12 square metres, any window proposed at above ground level shall not be less than 11 metres from the boundary it faces.</i>	Proposed rear windows are c.12m from boundary. Note a side facing door that is c. 2m from the relative site boundaries. N/A N/A
7. <i>The roof of any extension shall not be used as a balcony or roof garden.</i>	It is not indicated that the existing roof is to be used as a balcony or roof garden.

It is noted that the proposed works to which article 6 relates shall not be exempted development for the purposes of the Act if the carrying out of such works would contravene with the limitations as set out per Article 9 (1).

Recommendation:

With respect to the query under Section 5 of the Planning and Development Act 2000 (as amended), as to whether:

- Demolition of 3.2sqm
- 16.5sqm extension to rear of house

at 3 O'Connell Terrace, Abbeylands, Arklow, Wicklow, IRL, Y14 VH34 constitutes exempted development within the meaning of the Planning and Development Acts, 2000(as amended).

The Planning Authority considers that the demolition and construction to the rear of a house is **development** and is **exempted development**.

Main Considerations with respect to Section 5 Declaration :

- The details received with the Section 5 Declaration on the 04/11/2025
- Sections 2, 3 and 4 of the Planning & Development Act 2000 (as amended)
- Article 6 and 9 of the Planning and Development Regulations 2001 (as amended).
- Schedule 2, Part.1, Class 1, of the Planning and Development Regulations 2001 (as amended)

Main Reasons with respect to Section 5 Declaration:

- (i) ~~The demolition of a 3.2sqm structure to the rear is considered to be development consisting of the carrying out of works for the maintenance, improvement or other alteration of the structure, being works which do not materially affect the external appearance of the structure so as to render the appearance inconsistent with the character of the structure or of neighbouring structures; therefore the demolition work is exempt as per S.4.1.(h).~~

- having regard to the demolition of a 3.2sqm extension
- (i) • The construction of a 16.5 sqm extension to the rear of a house is works and is therefore development having regard to Section 3 of the Planning and Development Act 2000 (as amended).

- (ii) • The ~~proposal~~ extension would come within the description and conditions and limitations as set out under Schedule 2, Part 1, Class 1 of the Planning and Development Regulations 2001 (as amended) and is therefore exempted development.

- (iii) The demolition would come within the description of class 50(b) of Part 1 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Holly O'Connor

Date 20/11/2025

Holly O'Connor E.P

Agreed as modified

Edel N. K.
T/S.
21/11/2025

MEMORANDUM

WICKLOW COUNTY COUNCIL

TO: Holly O'Connor
Executive Planner

FROM: Aoife Kinsella
Clerical Officer

**RE: - EX125/2025 - Declaration in accordance with Section 5 of the
Planning & Development Acts 2000 (as amended)**

I enclose herewith for your attention application for Section 5 Declaration
received 04/11/2025.

The due date on this declaration is the 01/12/2025.

Aoife Kinsella
Clerical Officer
Planning Development & Environment



Comhairle Contae Chill Mhantáin Wicklow County Council

**Pleanáil, Forbairt Eacnamaíochta agus Tuaithe
Planning, Economic and Rural Development**

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Suíomh / Website www.wicklow.ie

**Paul Potignano
Moylisha
Coolkenno
Tullow
Co. Carlow**

04th of November 2025

RE: Application for Certificate of Exemption under Section 5 of the Planning and Development Acts 2000 (as amended). – EX125/2025 for Aoife Byrne at 3 O'Connell Terrace, Abbeylands, Arklow, Co. Wicklow, Y14 VH34

A Chara

I wish to acknowledge receipt on 04/11/2025 details supplied by you in respect of the above Section 5 application. A decision is due in respect of this application by 01/12/2025.

Mise, le meas

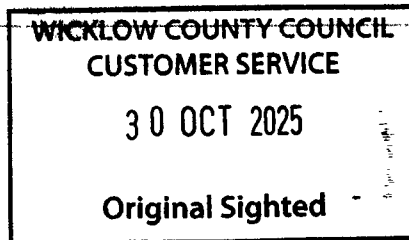


**Aoife Kinsella
Clerical Officer
Planning, Economic & Rural Development**



Paul Potignano Arch. Tech.,
Moylisha, Coolkenna, Tullow, Co. Carlow.
Phone: (087) 9269059

Planning Department,
Wicklow County Council,
County Buildings,
Wicklow.
A67 FW96.



28th October 2025

Re: Aoife Byrne – Application for a Declaration in accordance with Section 5 of the Planning & Development Acts 2000 (as amended) as to what is or is not development or is or is not exempted development.

Proposed Construction of an Extension to the rear of an existing dwelling at 3 O'Connell Terrace, Abbeylands Arkow, Co. Wicklow. Y14 VH34

A Chara,

Please find attached application for the above. Aoife has purchased this vacant property and is applying for the Vacant Property Refurbishment Grant. The existing ground floor rear WC and Porch as shown on the enclosed plans are in disrepair. The applicant intends on demolishing this small extension and constructing a new extension to the rear in its place consisting of a new WC, Utility and small Office / Guest Bedroom.

The existing dwelling is a terraced dwelling in the centre of Arklow town and I enclose the following to clearly identify what is proposed in order to confirm that it would be classed as an exempt development:

- Existing Floor Plans (Drawing 1 of 4) colour coded to show the small rear extension being demolished.
- Proposed Floor Plans (Drawing 2 of 4) colour coded to show the new proposed extension being constructed which is under the minimum floor area required for an exempt development.

As the proposed extension equates to 16.5sq.m we are seeking a Declaration in accordance with Section 5 of the Planning & Development Acts 2000 (as amended) as the proposed extension floor area meets the requirements for an exempt development as set out in Class 1, Part 1 of the 2nd Schedule of the Planning and Development Regulations, 2001 (S.I. No. 600/2001).

The applicant is a young first time buyer who wishes to modernize the dwelling and bring it up to current living standards and is anxious to apply for the grant as she wishes to refurbish this house and use it as her primary place of residence and The Department of Housing, Local Government and Heritage are seeking a Declaration in accordance with Section 5 before they will release any grant funding to the applicants.

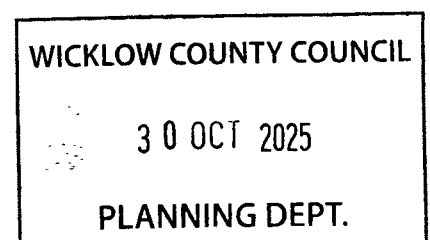
Without this grant it would not be feasible for the applicant to refurbish this dwelling which requires extensive upgrades and updating.

I trust the above provides sufficient information to ascertain that the proposed extension to the rear of the existing dwelling would indeed be deemed as an exempt development as set out in the Planning and Development Regulations, 2001 (S.I. No. 600/2001).

Yours sincerely,

A handwritten signature in cursive script, appearing to read "Paul Potignano".

Paul Potignano, Arch. Tech. Dip.
(Agent)



Wicklow County Council
County Buildings
Wicklow
0404 20100

04/11/2025 14 46 39

Receipt No L1/0/354155
***** REPRINT *****

PAUL POTIGIANO
MOYLISHA
COOLKENNO
TULLOW
CO CARLOW

EXEMPTION CERTIFICATES	80 00
GOODS	80 00
VAT Exempt/Non-vatable	

Total	80 00 EUR
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Tendered
Credit Card 80 00
3 OCONNELL TCE, ARKLOW

Change	0 00
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Fee Received _____

WICKLOW COUNTY COUNC..

30 OCT 2025

PLANNING DEPT.

**APPLICATION FORM FOR A
DECLARATION IN ACCORDANCE WITH SECTION 5 OF THE PLANNING &
DEVELOPMENT ACTS 2000(AS AMENDED) AS TO WHAT IS OR IS NOT
DEVELOPMENT OR IS OR IS NOT EXEMPTED DEVELOPMENT**

1. Applicant Details

(a) Name of applicant: Aoife Byrne

Address of applicant: 3 O'Connell Terrace, Abbeylands Arkow, Co. Wicklow. Y14 VH34

Note: Phone number and email to be filled in on separate page.

2. Agents Details (Where Applicable)

(b) Name of Agent (where applicable) Paul Potignano

Address of Agent: Moylisha, Coolkenno, Tullow, Co. Carlow.

Note Phone number and email to be filled in on separate page.

3. Declaration Details

- i. Location of Development subject of Declaration:

3 O'Connell Terrace, Abbeylands Arkow, Co. Wicklow. Y14 VH34.

- ii. Are you the owner and/or occupier of these lands at the location under i. above ?

YES – Applicant is owner.

- iii. If 'No' to ii above, please supply the Name and Address of the Owner, and or occupier

**Site has been transferred to applicant under dealing number D2025LR141731W
and is currently being completed with Tailte Éireann (PRA).**

- iv. Section 5 of the Planning and Development Act provides that: If any question arises as to what, in any particular case, is or is not development and is or is not exempted development, within the meaning of this act, any person may, on payment of the prescribed fee, request in writing from the relevant planning authority a declaration on that question.

You should therefore set out the query for which you seek the Section 5 Declaration

Whether the proposed extension to the rear of the existing dwelling would be considered an exempt development in accordance with Class 1, Part 1 of the 2nd Schedule of the Planning and Development Regulations, 2001 (S.I. No. 600/2001).

Additional details may be submitted by way of separate submission.

- v. Indication of the Sections of the Planning and Development Act or Planning Regulations you consider relevant to the Declaration:

Class 1, Part 1 of the 2nd Schedule of the Planning and Development Regulations, 2001 (S.I. No. 600/2001).

Additional details may be submitted by way of separate submission.

- vi. Does the Declaration relate to a Protected Structure or is it within the curtilage of a Protected Structure (or proposed protected structure) ?

NO

- vii. List of Plans, Drawings submitted with this Declaration Application:

Cover Letter from Agent,
Existing Floor Plans, Section & Elevations (1 of 4)
Proposed Floor Plans, Section & Elevations (2 of 4)
Site Layout Plan 1:500 (3 of 4)
Site Location Maps (4 of 4)

- viii. Fee of € 80 Attached ?

YES

Signed :  Dated : **28th October 2025**

Additional Notes :

As a guide the minimum information requirements for the most common types of referrals under Section 5 are listed below :

A. Extension to dwelling - Class 1 Part 1 of Schedule 2

- Site Location Map
- Floor area of structure in question - whether proposed or existing.
- Floor area of all relevant structures e.g. previous extensions.
- Floor plans and elevations of relevant structures.
- Site Layout Plan showing distance to boundaries, rear garden area, adjoining dwellings/structures etc.

B. Land Reclamation -

The provisions of Article 8 of the Planning and Development Regulations 2001 (as amended) now applies to land reclamation, other than works to wetlands which are still governed by Schedule 2, Part 3, Class 11. Note in addition to confirmation of exemption status under the Planning and

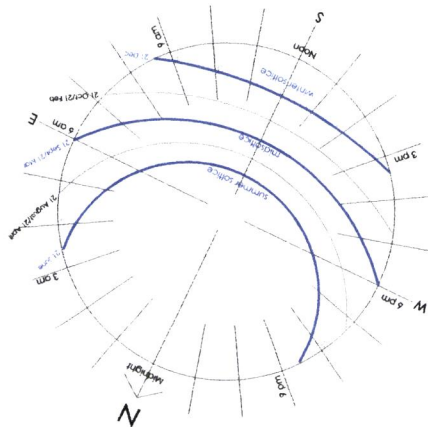
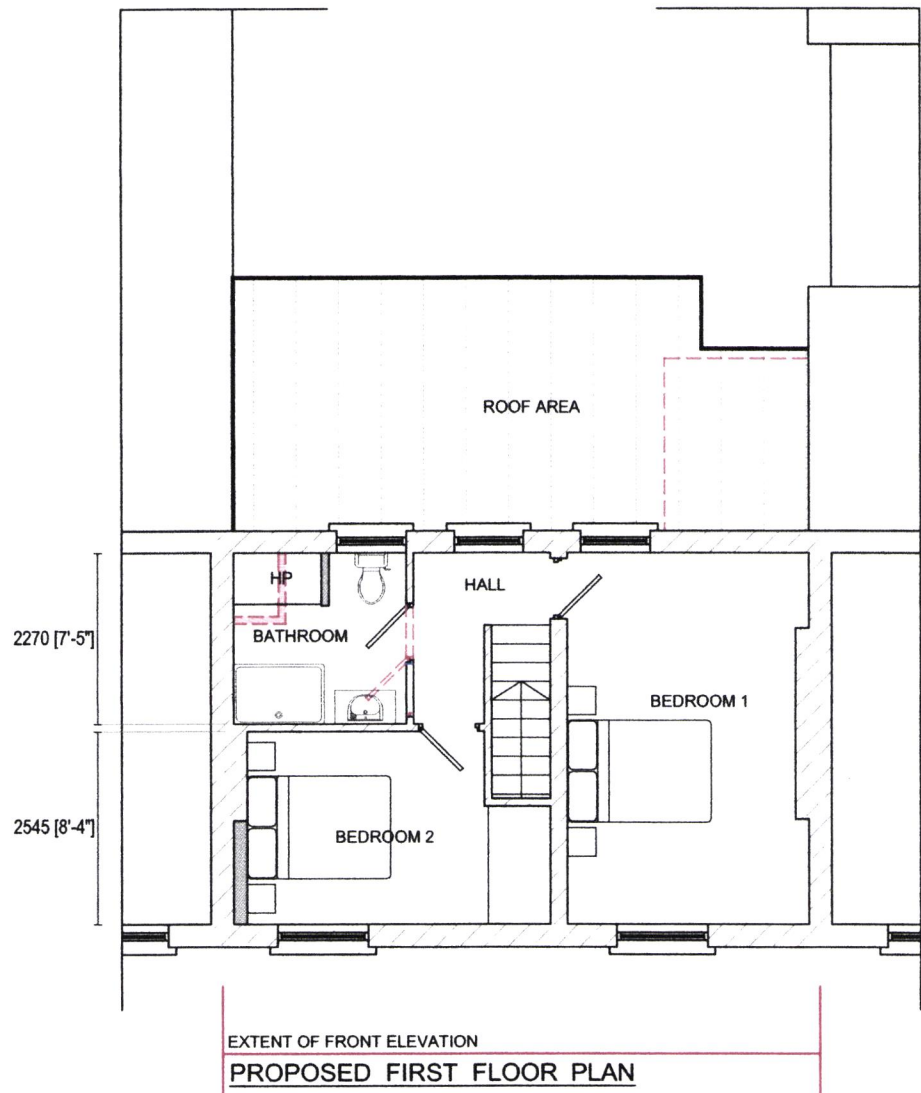
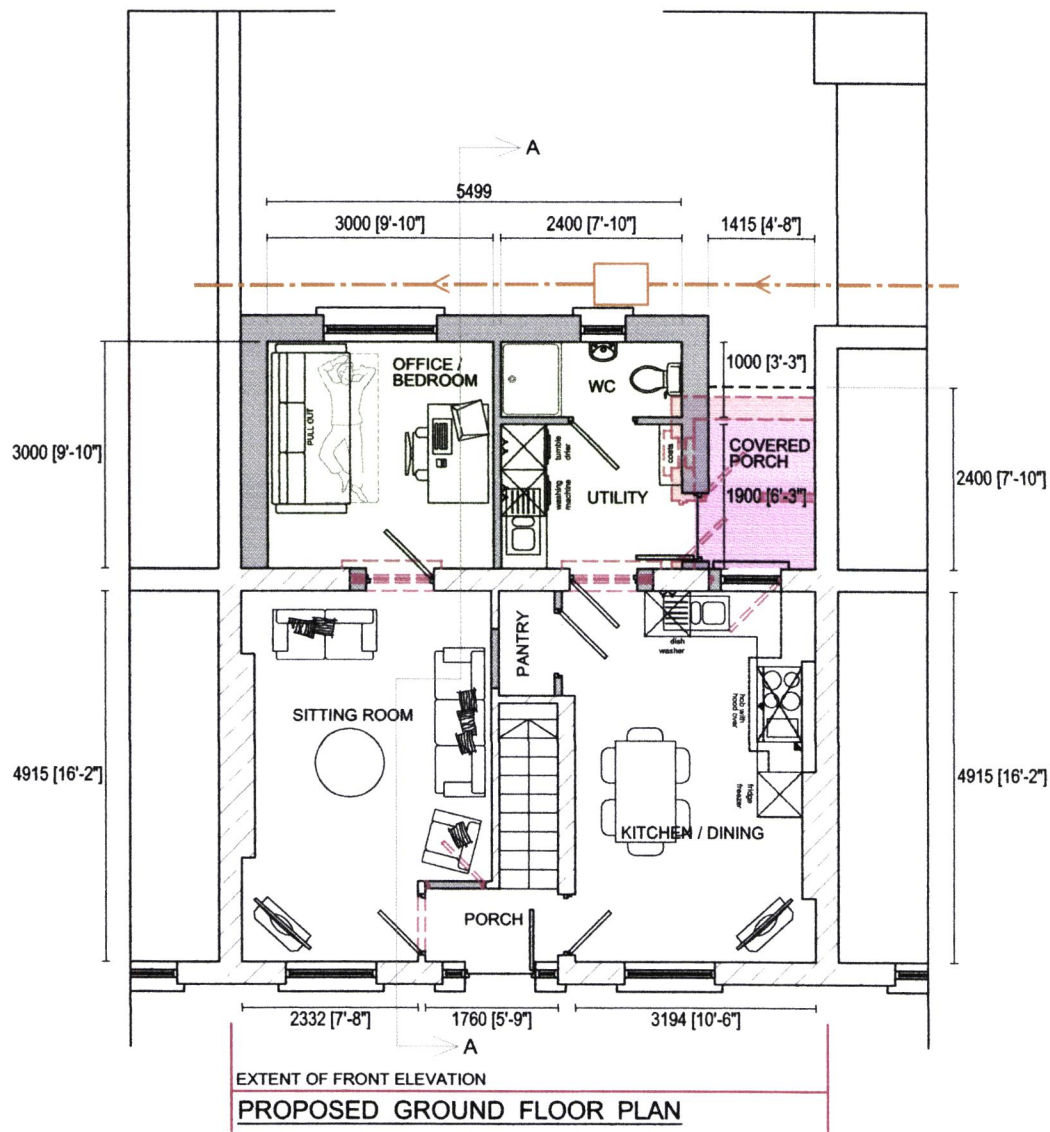
Development Act 2000(as amended) there is a certification process with respect to land reclamation works as set out under the European Communities (Environmental Impact Assessment) (Agriculture) Regulations 2011 S.I. 456 of 2011. You should therefore seek advice from the Department of Agriculture, Fisheries and Food.

Any Section 5 Declaration should include a location map delineating the location of and exact area of lands to be reclaimed, and an indication of the character of the land.

C. Farm Structures - Class 6 -Class 10 Part 3 of Schedule 2.

- Site layout plan showing location of structure and any adjoining farm structures and any dwellings within 100m of the farm structure.
- Gross floor area of the farm structure
- Floor plan and elevational details of Farm Structure and Full details of the gross floor area of the proposed structure.
- Details of gross floor area of structures of similar type within the same farmyard complex or within 100metres of that complex.

EXEMPTION APPLICATION DRAWING

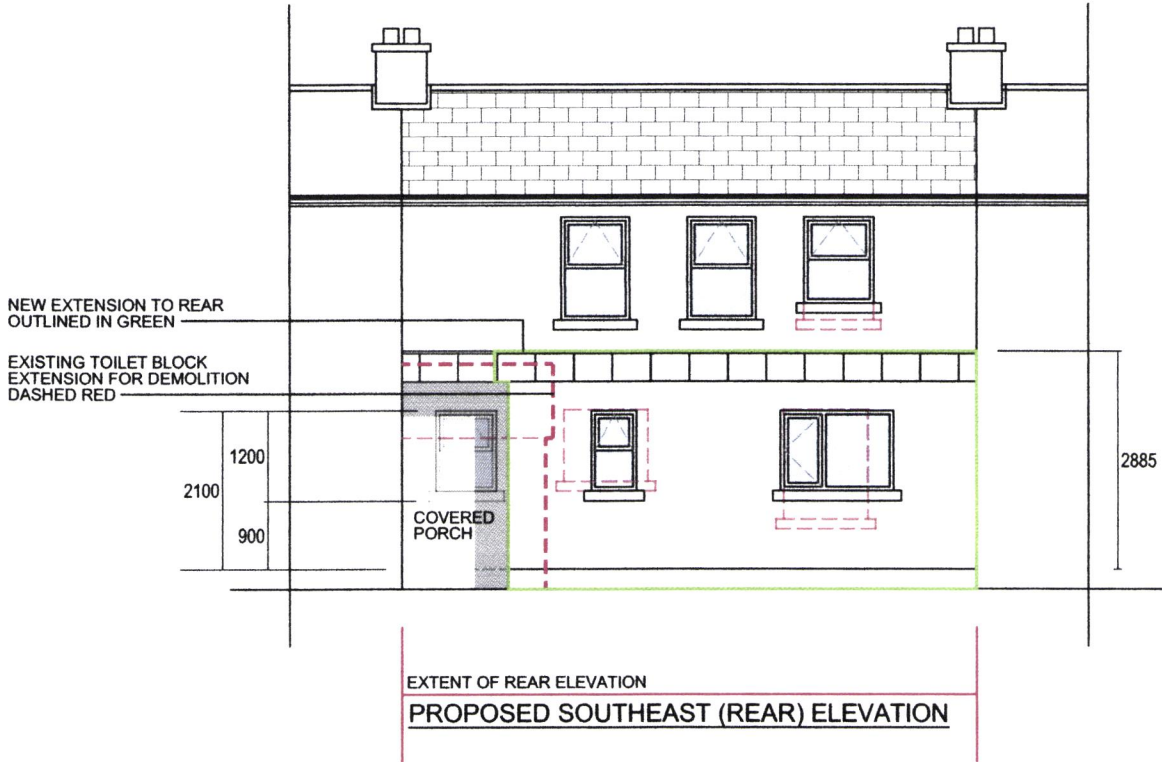
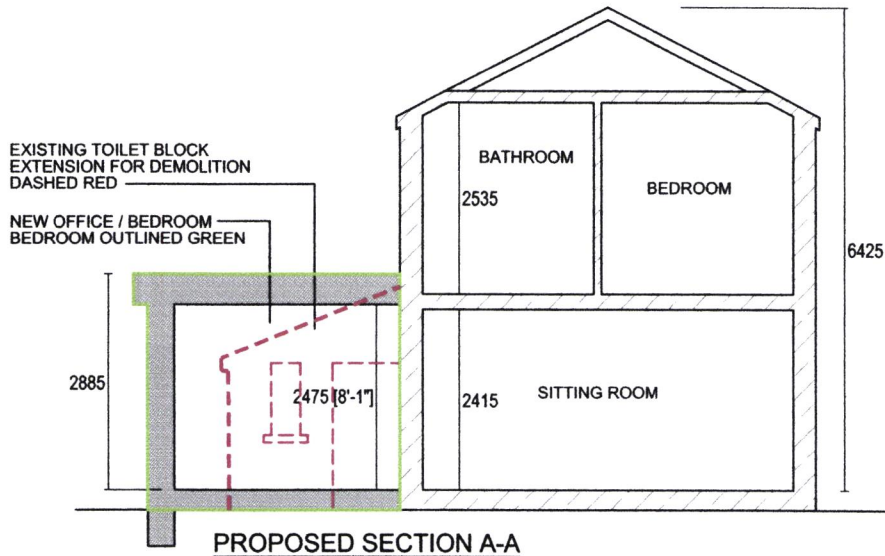
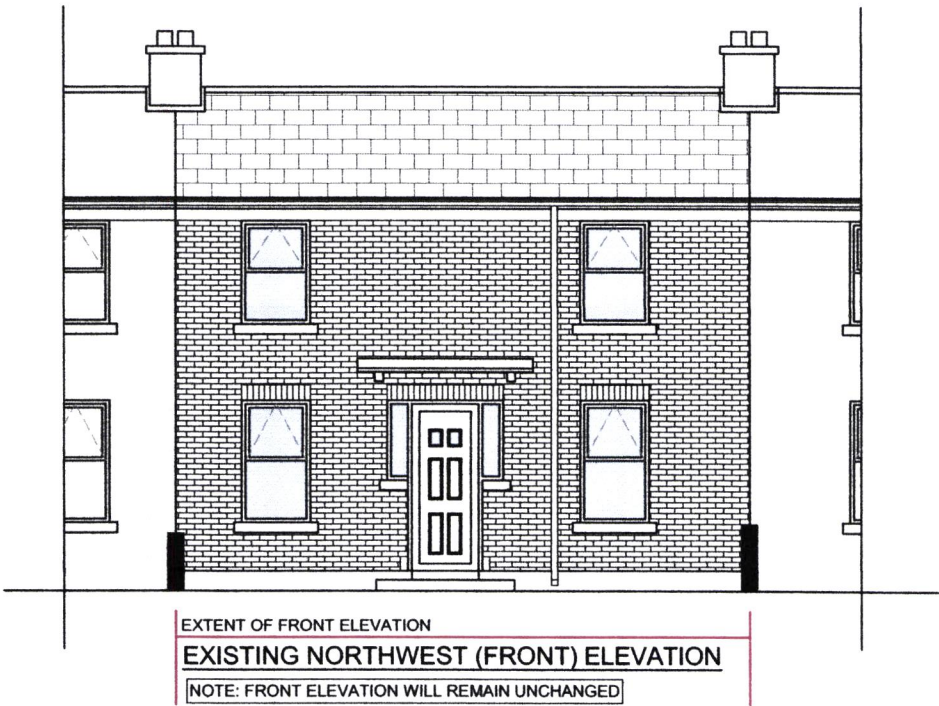


FLOOR AREAS:

Floor Area of Existing Extension (Being Demolished)	3.2 sq.m
Floor Area of Existing Dwelling	74.8 sq.m
Floor Area of Extension	16.5 sq.m
Total Floor Area Upon Completion	91.3sq.m

LEGEND

- Proposed Walls 150mm Cavity
- Demolition Walls
- Original Walls being Retained
- Existing Exempt Extension being Demolished
- Proposed Extension Area - Exempt Development in accordance S.I. No. 600/2001 - Planning & Development Regulations, 2001
- Proposed Extension To Rear Outlined in Green (Elevations & Section)
- Existing Extension for Demolition Dashed Red (Elevations & Section)

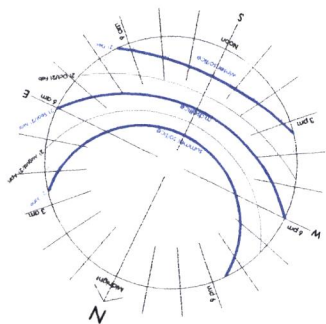
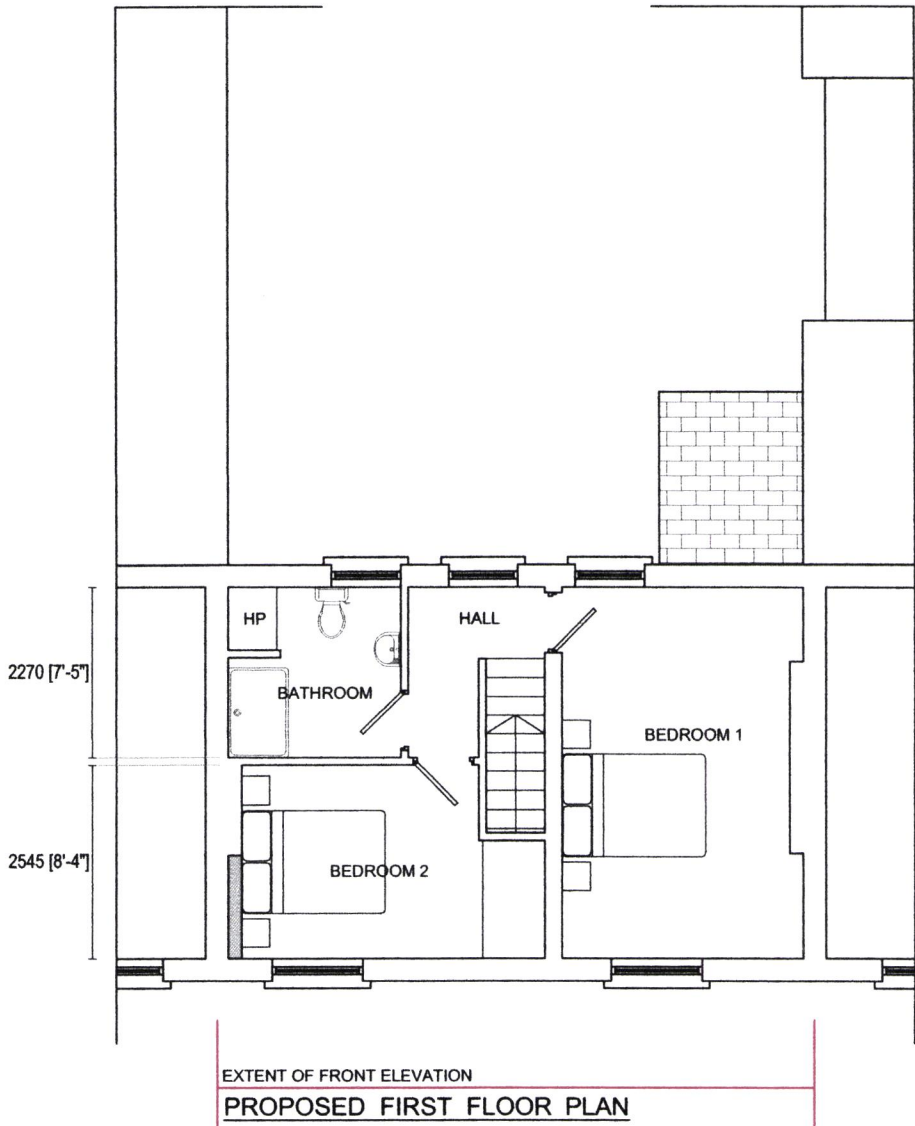
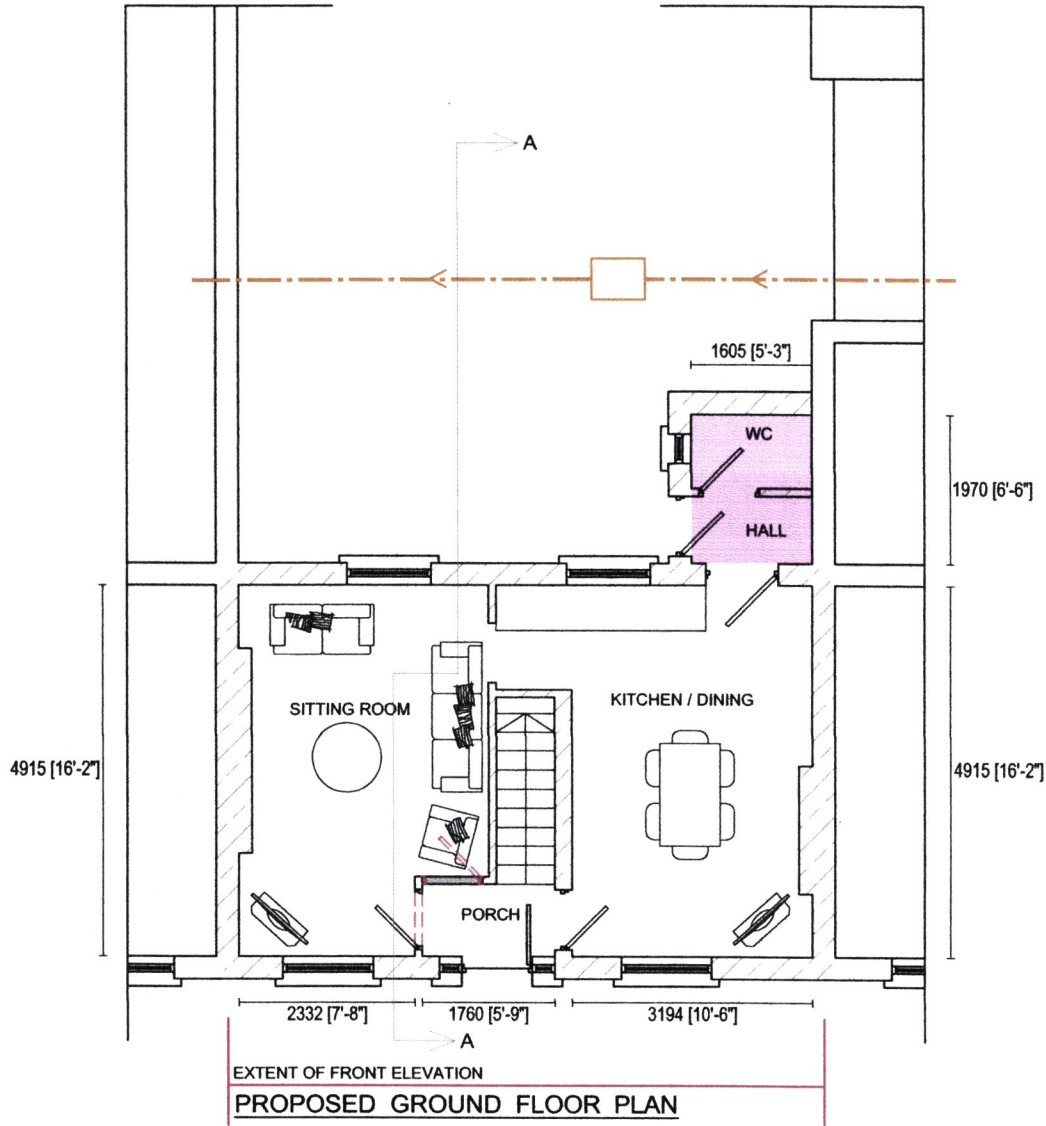


PAUL POTIGNANO, ARCH. TECH.,
Moylisha, Coolkenna, Tullow, Co. Carlow.
Telephone: (087) 9269059.

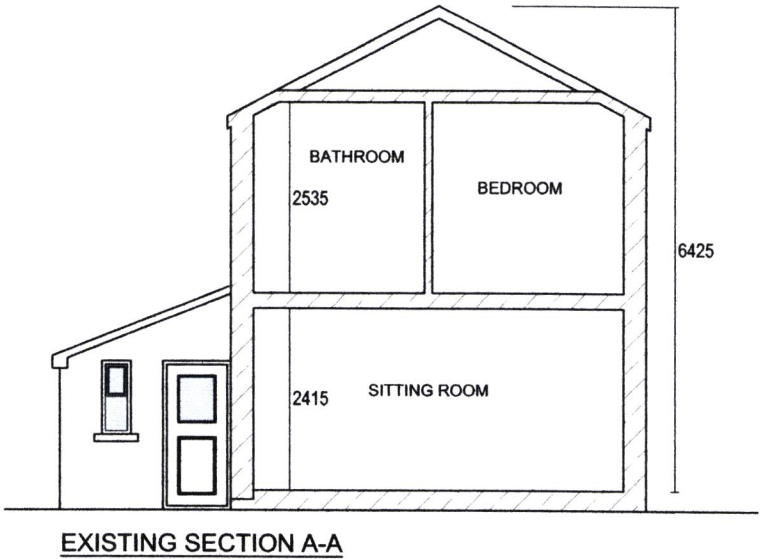
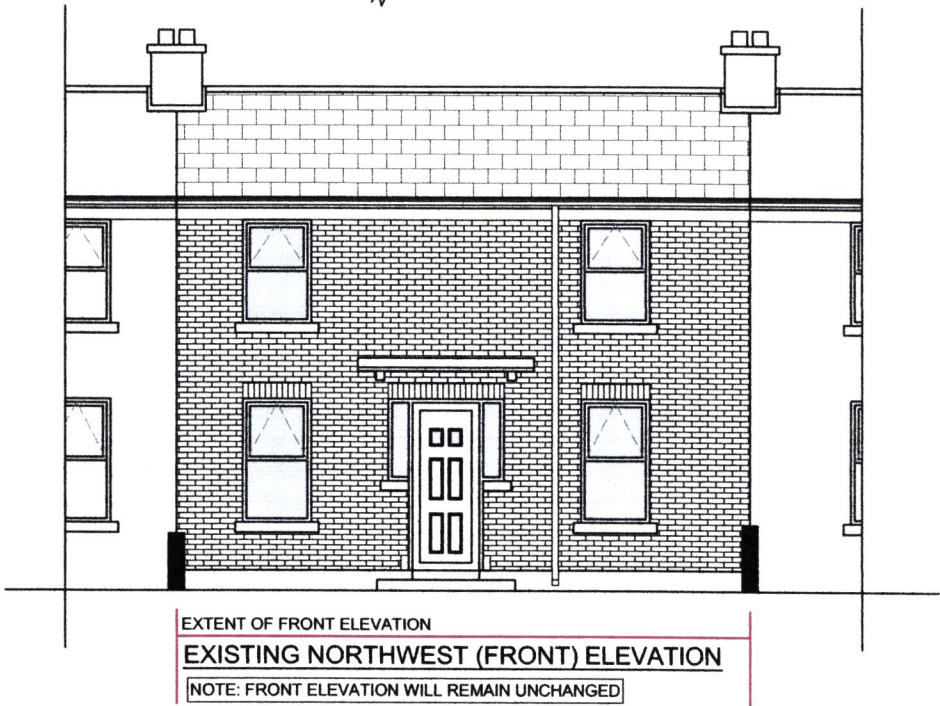
DRAWING:	PROPOSED FLOOR PLANS, SECTION & ELEVATIONS
SCALES:	1:100
SHEET No:	2 OF 4

CLIENT: Aoife Byrne,
3 O'Connell Terrace,
Arkow,
Co. Wicklow.

TITLE: Proposed construction of an Exempt Extension to the rear of an existing dwelling at 3 O'Connell Terrace, Abbeylands Arkow, Co. Wicklow. Y14 VH34.



FLOOR AREAS:	
Floor Area of Existing Extension (Being Demolished)	3.2 sq.m
Floor Area of Existing Dwelling	74.8 sq.m



- LEGEND**
- Original Walls
 - Existing Exempt Extension being Demolished
 - Existing Extension for Demolition Dashed Red (Elevations & Section)

EXEMPTION APPLICATION DRAWING

PAUL POTIGNANO, ARCH. TECH., Moylisha, Coolkenna, Tullow, Co. Carlow. Telephone: (087) 9269059.	DRAWING:	EXISTING FLOOR PLANS, SECTION & ELEVATIONS	CLIENT: Aoife Byrne, 3 O'Connell Terrace, Arkow, Co. Wicklow.	TITLE: Proposed construction of an Exempt Extension to the rear of an existing dwelling at 3 O'Connell Terrace, Abbeylands Arkow, Co. Wicklow. Y14 VH34.
	SCALES:	1:100		
	SHEET No:	1 OF 4		

NOTES

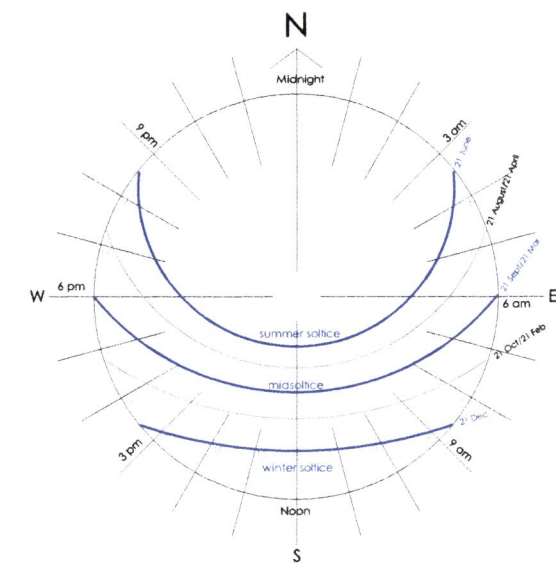
- 1. Existing dwelling.
- 2. Existing pedestrian entrance.
- 3. Existing connection to public sewer main.
- 4. Existing connection to public water main.
- 5. Existing connection to surface water sewer.
- 6. Existing street side parking.
- 7. Existing site boundaries.
- 8. Proposed extension exempt from planning permission as set out in Class 1, Part 1 of the 2nd Schedule of the Planning and Development Regulations, 2001 (S.I. No. 600/2001).

SITE AREA = 0.028 Ha

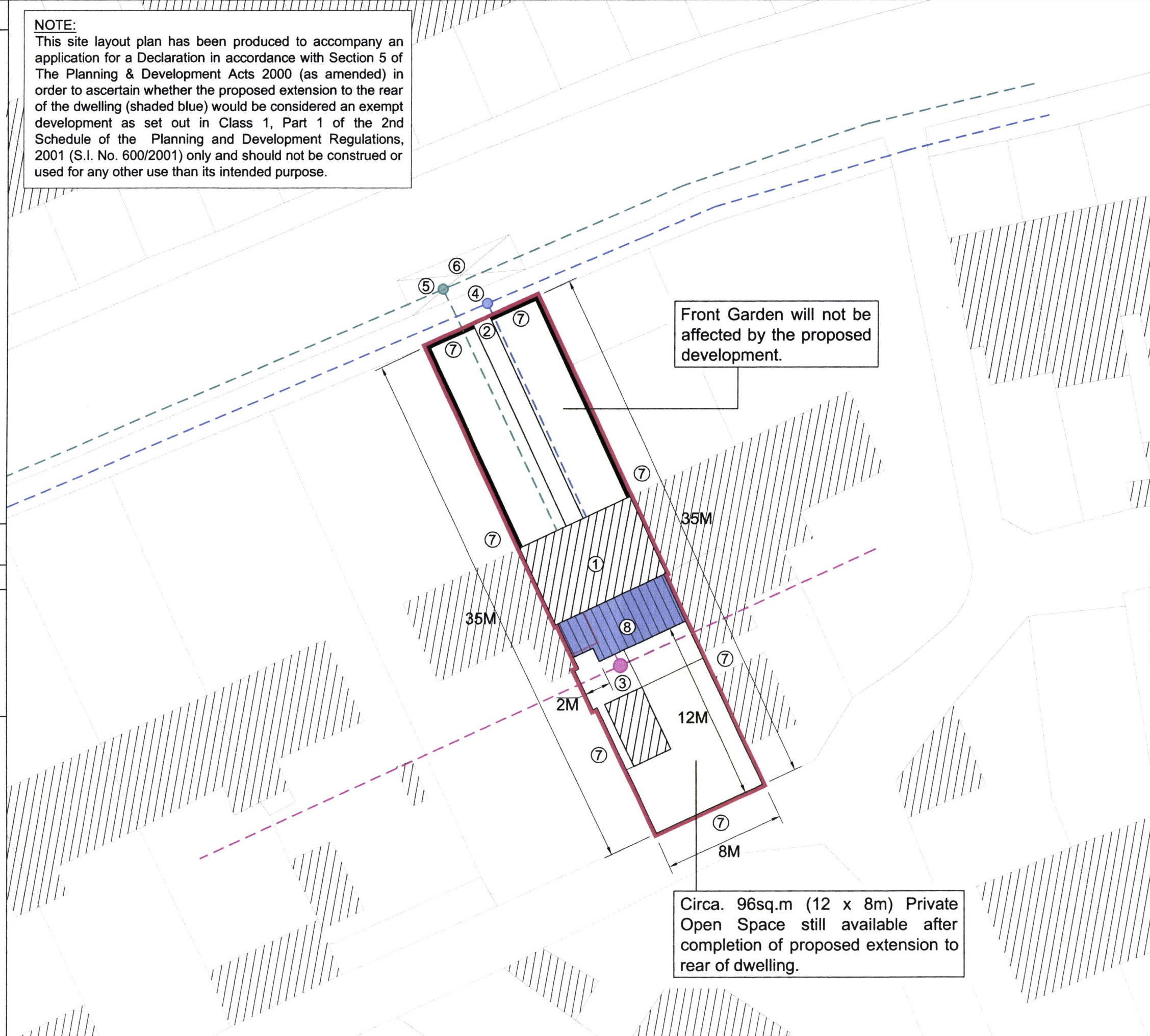
LEGEND

Proposed Extension

Existing Buildings



NOTE:
This site layout plan has been produced to accompany an application for a Declaration in accordance with Section 5 of The Planning & Development Acts 2000 (as amended) in order to ascertain whether the proposed extension to the rear of the dwelling (shaded blue) would be considered an exempt development as set out in Class 1, Part 1 of the 2nd Schedule of the Planning and Development Regulations, 2001 (S.I. No. 600/2001) only and should not be construed or used for any other use than its intended purpose.



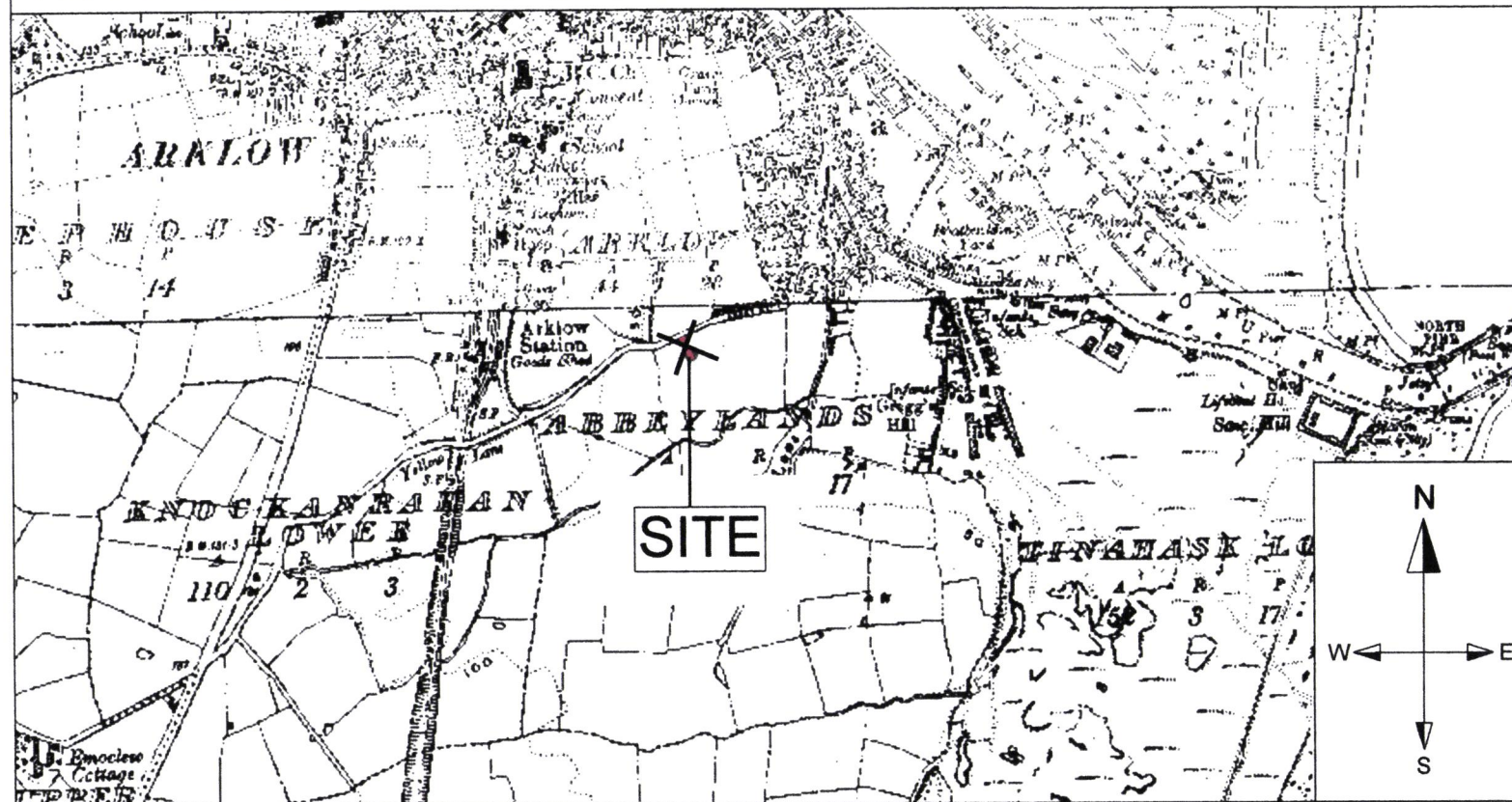
PAUL POTIGNANO, ARCH. TECH.,
Moylisha, Coolkenna, Tullow, Co. Carlow.
Telephone: (087) 9269059.

**EXEMPTION APPLICATION
DRAWING**

DRAWING:	SITE LAYOUT PLAN	CLIENT:	Aoife Byrne, 3 O'Connell Terrace, Arkow, Co. Wicklow.	TITLE:	Proposed construction of an Exempt Extension to the rear of an existing dwelling at 3 O'Connell Terrace, Abbeylands Arkow, Co. Wicklow. Y14 VH34.
SCALES:	1:250				
SHEET No:	3 OF 4				

SITE IDENTIFICATION MAP (Scale: 1:10560)

PART OF OS MAP: 4428-16 (Digital)



SITE LOCATION MAP (Scale: 1:1000)

PART OF OS MAP: 4428-16 (Digital)



SITE LOCATION MAP (Scale: 1:2500)

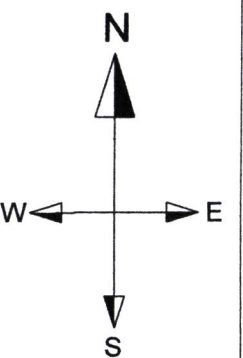
PART OF OS MAP: 4428-16 (Digital)



**Prepared by: Buttle Design & Planning Consultants Ltd.,
Main Street, Carnew,
Co Wicklow.**

OS Licence No.: CYAL50222890

**For: Planning Application Prepared By
Paul Potignano Arch. Tech.,
Moylisha, Coolkenna, Tullow, Co. Carlow.**



PAUL POTIGNANO, ARCH. TECH.,
Moylisha, Coolkenna, Tullow, Co. Carlow.
Telephone: (087) 9269059.

EXEMPTION APPLICATION DRAWING

SCALES:	1: 1000, 1:2500 & 1:10560	CLIENT:	Aoife Byrne, 3 O'Connell Terrace, Arkow, Co. Wicklow.
SHEET NO.:	4 OF 4		
DRAWING:	SITE IDENTIFICATION MAP SITE LOCATION MAPS	TITLE:	Proposed construction of an Exempt Extension to the rear of an existing dwelling at 3 O'Connell Terrace, Abbeylands Arkow, Co. Wicklow. Y14 VH34.