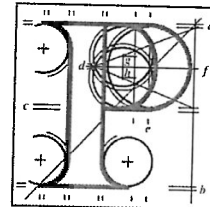


Our Case Number: ABP-315183-22

Planning Authority Reference Number: LRD6002/22S3



**An
Bord
Pleanála**

Iris O'Donovan
88 Furry Park Road
Killester
Dublin 5

Date: 23 December 2022

Re: Construction of 580 no. apartments and associated site works.
Lands to the east of Saint Paul's College, Sybil Hill Road, Raheny, Dublin 5

Dear Sir / Madam,

An Bord Pleanála has received your submission including your fee of €50.00 in relation to the above-mentioned large-scale residential development and will consider it under the Planning and Development Act 2000, as amended.

Your observations in relation to this appeal will be taken into consideration when the appeal is being determined.

Section 130(4) of the Planning and Development Act 2000, as amended, provides that a person who makes submissions or observations to the Board shall not be entitled to elaborate upon the submissions or observations or make further submissions or observations in writing in relation to the appeal and any such elaboration, submissions or observations that is or are received by the Board shall not be considered by it.

If you have any queries in relation to the appeal, please contact the undersigned. Please mark in block capitals "Large-Scale Residential Development" and quote the above-mentioned reference number in any correspondence with An Bord Pleanála.

Yours faithfully,

Ashling Doherty
Executive Officer
Direct Line: 01-8737160

LRD40 Acknowledge valid observer submission

Tel
Glao Áitiúil
Facs
Láithreán Gréasáin
Ríomhphost

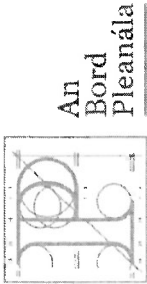
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www.pleanala.ie
bord@pleanala.ie

64 Sráid Maoilbhríde
Baile Átha Cliath 1
D01 V902

64 Marlborough Street
Dublin 1
D01 V902

Lodgement Cover Sheet - LDG-060061-22



An Bord Pleanála

Details

Lodgement Date	19/12/2022
Customer	Iris O'Donovan
Lodgement Channel	In Person
Lodgement by Agent	No
Agent Name	
Correspondence Primarily Sent to	
Registered Post Reference	

Lodgement ID	LDG-060061-22
Map ID	
Created By	Klaudia Wieszowska
Physical Items included	No
Generate Acknowledgement Letter	
Customer Ref. No.	
PA Reg Ref	

Categorisation

Lodgement Type	Observation / Submission
Section	Strategic Housing

PA Name	Dublin City Council North
Case Type (3rd Level Category)	

Fee and Payments

Specified Body	No
Oral Hearing	No
Fee Calculation Method	System
Currency	Euro
Fee Value	0.00
Refund Amount	

Observation/Objection Allowed?	
Payment	PMT-046952-22
Related Payment Details Record	PD-046842-22

Observation

PA Case Number	
PA Decision Date	
County	
Development Type	
Development Address	
Appellant	
Supporting Argument	

Development Description	
Applicant	
Additional Supporting Items	

An Bord Pleanála
64 Marlborough Street

Dublin 1 D01 V902

88 Furry Park Road
Killester, Dublin 5

19 December 2022

**Re: Case reference: LH29N.315183 Lands to the east of Saint Paul's College, Sybil Hill Road,
Raheny Dublin 5 (LRD6002/22S3)**

A Chara,

I wish to make an observation in relation to the above planning appeal submitted in relation to a residential development on park lands to the east of St. Paul's College, Sybil Hill Road, at St. Anne's Park, Raheny, Dublin 5. To this end, I enclose the requisite fee of €50.

I object in the strongest possible terms to the proposal to build 580 residential units of up to 7 storeys high on the St Paul's Playing Fields at St Anne's.

This, as you are aware, is the latest in a series of planning applications made in relation to these lands going back to 2015. The High Court in its decision of 7 May 2021 made an emphatic judgement in relation to this site. It rejected any development on this site on several grounds. This case establishes a precedent for any subsequent similar planning application such as the current appeal.

It is vital that this judgement of the High Court is respected. In a common law jurisdiction such as ours, case law decisions of the courts form part of our legislative system.

The potential impact to the Dublin Bay biodiversity is significant. As set out in the High Court decision, St. Anne's Park is the closest site utilised by birds that are of qualifying interest for the purpose of the North Bull Island special protection area (SPA) (004006).

We need to preserve our public parks and maintain a quality of life for all the users of the park. This is not just for now, but for the future.

Mise le meas


Iris O'Donovan

irisodonovan@gmail.com

AN BORD PLEANÁLA	
LDG-	060061-22
ABP-	
19 DEC 2022	
Fee: €	50
Type:	cheque
Time:	10.36
By:	hond