

PLANNING NOTICES

Planning and Development (Housing) and Residential Tenancies Act 2016 Planning and Development (Strategic Housing Development) Regulations 2017 Notice of Strategic Housing Development Application to An Bord Pleanála Cornel Living Limited intend to apply to An Bord Pleanála for permission for a strategic housing development at a site at Old Bray Road, Cornelscourt, Dublin 18. The proposed development will consist of 1. Construction of 419 no. Build to Rent (BTR) residential units comprising: 412 no. apartment units, consisting of 294 no. one-bed apartments, 111 no. two-bed apartments, and 7 no. three-bed apartment units, arranged in 5 no. Blocks (Buildings A to E) which range in height from 4 no. storeys to 12 no. storeys over a basement/podium level. 7 no. three-bed, two storey, terraced houses. The proposed residential development will be for long-term rental and will remain owned and operated by an institutional entity for a minimum period of not less than 15 years. 2. Provision of internal communal residential amenities/facilities (totalling approximately 779sqm GFA) to include a concierge (Building A), a range of tenant amenity lounges (across ground and first floor levels Buildings A, B, D and E), a gym (lower ground level Building C) and a single storey multipurpose pavilion building (approximately 88sqm GFA) within the communal courtyard between Buildings A and B. 3. Provision of a retail/café unit (approximately 264sqm GFA) at ground floor level of Block E. 4. Provision of a childcare facility (approximately 258sqm GFA) at ground floor level of Block D with capacity for in the order of 50-60 no. children. 5. Vehicular access to basement level will be via the existing vehicular access point from the Old Bray Road. A total of 237 no. car parking spaces (236 no. at basement level and 1 no. at ground level) together with 2 no. set down spaces and a loading bay, 819 no. bicycle parking spaces (664 no. at basement level and 155 no. at ground level), and 10 motorcycle spaces (all at basement level), are proposed. 6. Provision of an on-site foul drainage pumping station, located in the eastern corner of the site, which is to be integrated within a 2,150m³ underground balancing storage tank, together with all associated works. 7. Provision of a segregated pedestrian path along the N11, adjacent to the existing cycle lane, which facilitates pedestrian connection from the subject site to the N11/Old Bray Road junction. A cycle connection is also facilitated from the northern corner of the site to the existing cycle lane along the N11. In addition, the proposed development facilitates pedestrian and cycle links to Old Bray Road (Cornelscourt Village) to the south and a potential future pedestrian / cycle link to Willow Grove to the east. 8. All enabling and site development works, landscaping, boundary treatments, lighting, services and connections, waste management, ESB substation, and all other ancillary works above and below ground on a site of approximately 2.15ha. An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared in respect of the proposed development. The application contains a statement setting out how the proposal will be consistent with the objectives of the Dun Laoghaire Rathdown County Development Plan 2016-2022 and the Draft Dun Laoghaire Rathdown County Development Plan 2022-28 (which may be adopted at time of determining the application). The application contains a statement indicating why permission should be granted for the proposed development, having regard to a consideration specified in section 37(2)(b) of the Planning and Development Act, 2000, as amended, notwithstanding that the proposed development materially contravenes a relevant development plan or local area plan other than in relation to the zoning of the land. The application together with an EIAR and NIS may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, during public opening hours at the offices of An Bord Pleanála and Dun Laoghaire Rathdown County Council. The application may also be inspected online at the following website set up by the applicant: www.cornelscourtp2.ie. Any person may, within the period of 5 weeks beginning on the date of receipt by An Bord Pleanála of the application and on payment of the prescribed fee of €20 (except for certain prescribed bodies), make a submission or observations in writing to An Bord Pleanála, 64 Marlborough Street, Dublin 1 or online at www.pleanala.ie relating to the implications of the proposed development, if carried out, for proper planning and sustainable development in the area or areas concerned, and the likely effects on the environment or the likely effects on a European site, as the case may be, of the proposed development, if carried out. Submissions or observations duly made will be considered by An Bord Pleanála in making a decision on the application. Such submissions or observations must also include the following information: (a) the name of the person, authority or body making the submission or observations, the name of the person, if any, acting on behalf of that person, authority or body, and the address to which any correspondence relating to the application should be sent, (b) the subject matter of the submission or observations, and (c) the reasons, considerations and arguments on which the submission or observations is or are based. An Bord Pleanála may grant permission for the strategic housing development as proposed, or may grant permission subject to such modifications as it specifies in its decision, or may grant permission in part only, with or without any other modifications it may specify in its decision, or may refuse to grant permission for the proposed development. An Bord Pleanála may attach to a grant of permission such conditions as it considers appropriate. Any enquiries relating to the application process should be directed to the Strategic Housing Development Section of An Bord Pleanála (Tel. 01-8588100). A person may question the validity of a decision of An Bord Pleanála by way of an application for judicial review, under Order 84 of the Rules of the Superior Courts (S.I. No. 15 of 1986), in accordance with sections 50 and 50A of the Planning and Development Act 2000 (No. 30 of 2000), as amended. Practical information on the review mechanism can be found in the Judicial Review Notice on the An Bord Pleanála website: www.pleanala.ie or on the Citizens Information Service website: www.citizensinformation.ie. Signed: Declan Brassil Date of publication 7 December 2021

SOUTH DUBLIN COUNTY COUNCIL We, Alan & Monica Holmes, intend to apply for permission for development at this site, Paintworld, 1-2 Ballymount Road Lower, Dublin 12. The proposed development will consist of the demolition of an existing commercial two storey building and the construction of 2 no. commercial units with Plantroom on Ground floor level with 10 no. residential apartments comprising 1 no. Studio apartment, 4 no. 1-Bed apartments and 5 no. 2-bed apartments all with private balconies over 4 floors. A communal roof garden is located on the fourth floor; bin stores for the commercial and residential units is located at the rear of the building, 6 no. car parking spaces is provided for the development. 8 no. bicycle spaces is provided at the front for commercial units and 10 no. bicycle spaces at the rear for the residential units, and all associated engineering and site works necessary to facilitate the development. This application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of South Dublin County Council during its public opening hours of 9am - 4pm, Mon-Fri, and a submission or observation may be made to South Dublin County Council in writing and on payment of the prescribed fee (€20.00) within the period of 5 weeks beginning on the date of receipt by South Dublin County Council of the application.

SOUTH DUBLIN COUNTY COUNCIL I JEAN FEENEY intend to apply for PERMISSION for development at this site at No. 29 BOOT ROAD, BRIDESWELL COMMONS, DUBLIN 22. D22W3F2. The development will consist of: PERMISSION FOR THE DEMOLITION OF EXISTING SINGLE STOREY SIDE EXTENSION TO No. 29 BOOT ROAD AND PERMISSION TO SUB-DIVIDE EXISTING HOUSE TO CONSTRUCT A TWO STOREY SEMI-DETACHED (END OF TERRACE) HOUSE TO SIDE OF No. 29, CONNECTION TO PUBLIC FOUL SEWER, SHARED PARKING SPACE TO FRONT OF No. 29 AND ALL ASSOCIATED SITE WORKS. This application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of South Dublin County Council during its public opening hours of 9am - 4pm, Mon-Fri, and a submission or observation may be made to South Dublin County Council in writing and on payment of the prescribed fee (€20.00) within the period of 5 weeks beginning on the date of receipt by South Dublin County Council of the application. Prepared by Derek Whyte, Great Connell, Newbridge, Co. Kildare. 0866001194, info@derekwhyte.ie

Roscommon County Council - We, Tesco Ireland Limited, intend to apply for permission for development at a c.0.012 ha site in the car park of Tesco, Mart Road, Roscommon Town, Co. Roscommon, F42 N129. The development will consist of: (i) the construction of a sheltered canopy (c. 50 sq.m) in the existing car park for the purpose of providing 2 no. dedicated "Click and Collect" spaces for the existing Tesco store; (ii) ancillary signage; and (iii) a pedestrian crossing and all associated site development works. The planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority during its public opening hours and a submission or observation in relation to the application may be made to the authority in writing on payment of the prescribed fee within the period of 5 weeks beginning on the date of receipt by the authority of the application.

KILDARE COUNTY COUNCIL - B.T. Kearney intends to apply for permission for development at The Orchard, Furness, Naas, Co.Kildare, W91 TF83. The development will consist of: construction of single storey extension to rear and side of the existing single storey detached dwelling, minor internal modifications to internal layout, change of use of single storey detached agricultural building to front/side of site to ancillary recreational use for home office, gym and recreational purposes, replacement of existing septic system with a new on-site wastewater management treatment system to current EPA guidelines, all associated, landscaping and site development works. The planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority during its public opening hours and a submission or observation in relation to the application may be made to the authority in writing on payment of the prescribed fee within the period of 5 weeks beginning on the date of receipt by the authority of the application.

Dun Laoghaire Rathdown County Council. I/Wc Fónua Ltd T/A Fónix intend to apply for permission for development at this site: Sandyford Business Park, Burton Hall Avenue, Sandyford, Dublin 18. The development will consist/consists of the installation of an advertising sign promoting the Fónix repair services. The sign will measure 3 metres high from path level and 1.8 metres wide. The planning application may be inspected or purchased for a fee not exceeding a reasonable cost of making a copy, at the offices of the Planning Authority, Marine Road, Dún Laoghaire, Co. Dublin, during its public hours of Monday to Friday from 10.00pm to 4.00pm. A submission or observation in relation to the application may be made in writing to the Planning Authority, on payment of a fee of €20 within 5 weeks of receipt of the application by the Planning Authority and such submissions or observations will be considered by the Planning Authority in making a decision on the application. The Planning Authority may grant permission subject to or without conditions or may refuse to grant permission.

TO PLACE NOTICE
TELEPHONE 01-499 3414
OR EMAIL: legal@thestar.ie

DUBLIN CITY COUNCIL SITE NOTICE I ROBERT DALY INTEND TO APPLY FOR PLANNING PERMISSION For development at this site 1 MOATFIELD PARK, DUBLIN 5, D05 A0E0. Development will consist of demolishing a shed to the rear of the site and existing ground floor extension to the side of the existing house and replacing with a new ground floor only extension to the side & rear of the existing house and all ancillary works. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of Dublin City Council, Planning Department, Block 4, Ground Floor, Civic Offices, Wood Quay, Dublin 8 during its public opening hours (9.00a.m.- 4.30p.m.). A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee (€20.00) within the period of 5 weeks beginning on the date of receipt by the authority of the application, and such submissions or observations will be considered by the planning authority in making a decision on the application. The planning authority may grant permission subject to or without conditions or may refuse to grant permission.

Wexford County Council. Custom Compost UC are applying for Permission for proposed environmental improvement works at existing mushroom composting facility at Ballyminahill, Gorey, Co. Wexford to comprise of: A proposed extension of an existing exhaust stack by 10 metres from 50 metres to 60 metres high. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority during the hours of 9.00 a.m. and 1.00 p.m. and 2.00 p.m. to 4.00p.m. Monday to Friday (Bank Holidays and Public Holidays excepted). A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee, €20, within the period of 5 weeks beginning on the date of receipt by the authority of the application.

DUBLIN CITY COUNTY COUNCIL I, Brendan Cunningham, intend to apply for planning permission for development at 26 Grace Park Grove, Grace Park Wood, Dublin 9. The development which is being proposed is an attic conversion with the construction of a dormer and a rooflight to the front elevation and all associated site works. The original house, house type T1, was granted planning with the option of an attic room with a dormer to the front under planning register reference 2991/15. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of Dublin City Council, Planning Department, Block 4, Ground Floor, Civic Offices, Wood Quay, Dublin 8 during its public opening hours. A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee (€20.00) within the period of 5 weeks beginning on the date of receipt by the Planning Authority of the application.

Dun Laoghaire/Rathdown County Council, Ian Hyland, intend to apply for planning permission for development on this site: 19 Obelisk Rise, Blackrock, Co. Dublin The development will consist of Attic conversion (32m.sq.) incorporating dormer window extension to rear. Alteration of roof profile from hip end profile to gable end profile, 1 No. velux roof light to front elevation and all associated site works. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy at the offices of the Planning Authority, County Hall, Dún Laoghaire during its public opening hours. A submission/observation may be made on payment of €20 within a period of 5 weeks from the date the application is received by the planning authority.

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Dún Laoghaire-Rathdown County Council: I, Marcus Stewart, intend to apply for Retention Permission for development at this site: Top Floor Apartment, Owenstown House, Owenstown Park, Fosters Avenue, Mount Merrion, Blackrock, Co. Dublin A94 N6D8 which is a Protected Structure. The development consists of a white timber-clad balustrade at the existing external first floor terrace, in lieu of the previously granted planning permission for a white timber balustrade at the existing external first floor terrace (Planning Ref. D19A/0334). The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy at the offices of the Planning Authority, County Hall, Dún Laoghaire during its public opening hours. A submission/observation in relation to the application may be made to the authority in writing on payment of the prescribed fee within the period of 5 weeks beginning on the date of receipt by the authority of the application.

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Dublin City Council Planning permission is sought by John Haugh for the following works: (i) Demolition of existing garage to the rear (ii) construction of a new single storey extension to the rear of existing dwelling with flat roof (iii) Alterations to side elevation and associated internal works (iv) All associated site works necessary to facilitate the development all at 20 Clanboy Road, Dublin 5, D05 RY79. The planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of Dublin City Council during its public opening hours and a submission or observation in relation to the application may be made to the authority in writing on payment of the prescribed fee within the period of 5 weeks beginning on the date of receipt by the authority of the application.

Fingal County Council Planning Permission sought for The construction of a new extension to the existing detached dormer bungalow at No. 7 Warrenhouse Road. The works will consist of the removal of the existing conservatory and concrete roof to the existing garage area, the construction of a new single storey structure to the side and rear of the existing house, with a pitched roof finish to the front portion and a flat roof finish to the rear. Plus all other associated site works. All at - 7 Warrenhouse Road, Baldoy, Dublin 13. D13X8P7. Signed, Bryan McMahon & Sabrina Sheehan. This planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy at the offices of the planning authority during its public opening hours and a submission or observation may be made to the authority in writing on payment of the prescribed fee (€20) within the period of 5 weeks beginning on the date of receipt by the authority of this application.

WESTMEATH COUNTY COUNCIL - Michael Alan Kennedy seeks full planning permission for the construction of a single storey dwelling, single storey domestic garage, a secondary wastewater treatment system and soil polishing filter, splayed entrance, services and all associated works located directly outside the Athlone town boundary on Lands, adjacent to the north of Arch House, at Coosan Point Road, Athlone, Co. Westmeath. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy at the offices of Westmeath County Council, County Buildings, County Westmeath, during its public opening hours and a submission or observation in relation to the application may be made to the authority in writing on payment of the prescribed fee within the period of 5 weeks beginning on the date of receipt by the authority of the application.

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Dublin City Council - I, James Nolan, intend to apply for planning permission at Greenlea Grove, [rear of No. 59 Greenlea Road adjacent to ESB substation], Terenure, Dublin 6W, for a material change of use of existing studio workshop [previously approved under planning reg. ref. 2972/17] to residential use. The accommodation will consist of one double bedroom, with bathroom, open-plan kitchen / living area and private open space to rear at ground floor level. The proposed change of use includes the provision of one off-street car-parking space within the site [previously approved under planning reg. ref. 2972/17]. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of Dublin City Council, Planning Department, Block 4, Ground Floor, Civic Offices, Wood Quay, Dublin 8 during its public opening hours (9.00 a.m.- 4.30 p.m.) A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee (€20.00) within the period of 5 weeks beginning on the date of receipt by the authority of the application, and such submissions or observations will be considered by the planning authority in making a decision on the application. The planning authority may grant permission subject to or without conditions, or may refuse to grant permission.

Fingal County Council. Planning Permission is sought by DWD Sealuchas Teo for works to the existing dwelling at 44 Dublin Road, Sutton Dublin 13 D13 N5C3. Works to include (i) Demolition of existing single storey side and rear extensions and demolition of two chimneystacks (ii) Construction of proposed new extensions to front, side and rear at ground and attic level (iii) Proposed widening and extending of existing roof to the side and rear and replacement of existing finishes with red clay tiles and the addition of rooflights (iv) Proposed new side passage entrance (v) Proposed widening of the existing window at attic level to the front and formation of new recessed balcony and gabled front elevation at attic level (vi) Proposed steps to rear garden from attic level (vii) Internal demolitions and refurbishment of the existing dormer bungalow (viii) Rendered insulation system to external walls (ix) Alterations to all elevations and new windows and doors throughout (x) Proposed widening of the existing vehicular entrance (xi) All associated external works and landscaping. The Planning Application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy at the offices of the Planning Authority during its public opening hours and a submission or observation may be made to the Planning Authority in writing on payment of the prescribed fee within the period of 5 weeks beginning on the date of receipt by the authority of the application.

Dún Laoghaire - Rathdown County Council Permission is sought by Noel MacMahon for development at 8 Convent Road, Dalkey, Co. Dublin, A96 DD58, located in an Architectural Conservation Area. The development will consist of the following: (i) Removal of the existing, detached single storey, pitched roof dwelling (118 sq.m) and 2no. x garden outbuildings; (ii) Construction of 2 no. x two storey, terraced, pitched roof dwellings (House B - 122 sq.m, House C - 125 sq.m) and 1no. x two storey, terraced, pitched roof dwelling with attic accommodation and a dormer window to the rear (House A - 230 sq.m), all in a single terrace; (iii) Modifications to the existing front boundary wall comprising relocation of the existing pedestrian entrance, formation of 2no. new pedestrian entrances, removal of render finish and capping to wall and provision of new low painted steel railings to top of wall. The development will include the division of the existing property into 3no. plots for the proposed terraced dwellings, new drainage connections to the public drainage system, hard and soft landscaping, and all associated site development works necessary to complete the development. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy at the offices of the Planning Authority, County Hall, Dún Laoghaire during its public opening hours. A submission/observation may be made on payment of €20 within a period of 5 weeks from the date the application is received by the planning authority.

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