

Documents

1. Cover Letter
2. Map view of the construction
3. Picture of the rear access door construction
4. Kildare county Council Response to Objection

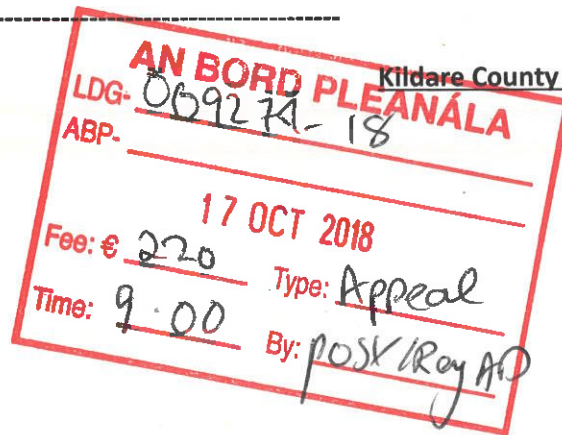
Des Murray & Caroline Flynn

Sir/Madam,

Please find below our objection to the following:

Ref: Objection to gate access from the rear of 8 Millbridge Court into a mature landscaped/green area in Millbridge Avenue.

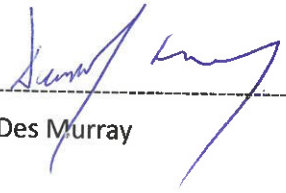
- Planning application and permission granted by Kildare County Council on the 05/11/2015 to the residents of 8 Millbridge court (Mark and Dearbhla McDaid) did not indicate that they intended to open an access from the rear of their property into this common green area within Millbridge Avenue.
- Residents of 8 Millbridge Court, opened a gateway access at the rear of their property into a mature landscaped/green common area in Millbridge Avenue on the 19/06/2018.
- Objection was lodged by us with Kildare County Council on the 21/06/2018 stating that this was an unauthorized exit into a mature landscaped/green area in Millbridge Avenue. Our objection was one of a number of similar objections raised by residents in Millbridge Avenue.
- Kildare County Council replied on 25/09/2018 indicating that the existing wall and construction of a pedestrian entrance gate constitutes an exempted development pursuant to class 5 under Part 1, schedule 2 of the planning and development Regulations 2001.
- Our objections to this development is based on the following:
 - While Kildare County council outlined that the construction of a pedestrian entrance indicates an exempt development, they are failing to recognize or consider that to gain access to this entrance requires access across a common green area of approx. 45 meters from a public footpath.
 - There is the potential that the residents of 8 Millbridge Court would now consider constructing a footpath of approx. 45 meters in length from the newly erected door to the public footpath to facilitate this new entrance.
 - Movement of goods through this new entrance could also result in cars or vehicles going across this common green area to allow easier access. The only way to prevent this from taking place now or in the future is to remove the rear gateway access and to re-instate the boundary wall to its original appearance.
 - New entrance is adjacent to our house. This was a quiet common green area, and one of the primary reasons that we purchased our house. It is now going to be turned into an access route to this rear entrance where we will see movement of both people and goods.



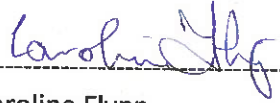
- During recent construction work of their house the residents of 8 Millbridge Court blocked up one of the two entrances to the rear of their property. They have still access to the rear of their property but are now reinstating a second access through an unauthorized development across a common green area.
- Residents of 8 Millbridge Court have indicated that rear entrance now gives them a more convenient access to Naas town center. We would argue that this convenience is to the detriment of a green common area within the estate and adjacent to our property.
- Similar construction was rejected by the council to No. 30 Millbridge Avenue backing into Millbridge Way where the council applied an enforcement order to get the wall reinstated. We believe this sets precedence in Mill Lane to prevent this type of construction which takes away from the excellent design and construction of the estates in this area.

We are requesting that An Bord Pleanála issue an Enforcement Order against an unauthorized Development to Mark and Dearbhla McDaid, residents of 8 Millbridge Court and order that the boundary wall be immediately reinstated to its full original purpose and appearance.

Rgds,

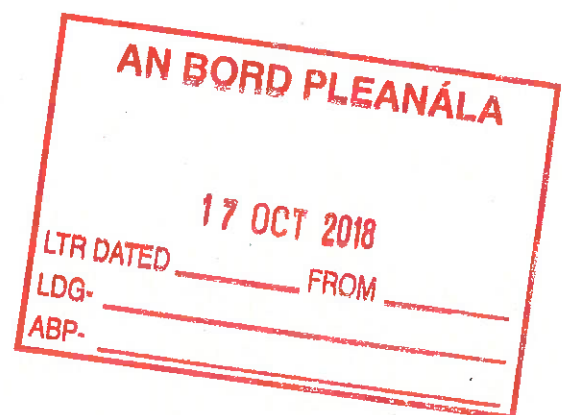


Des Murray

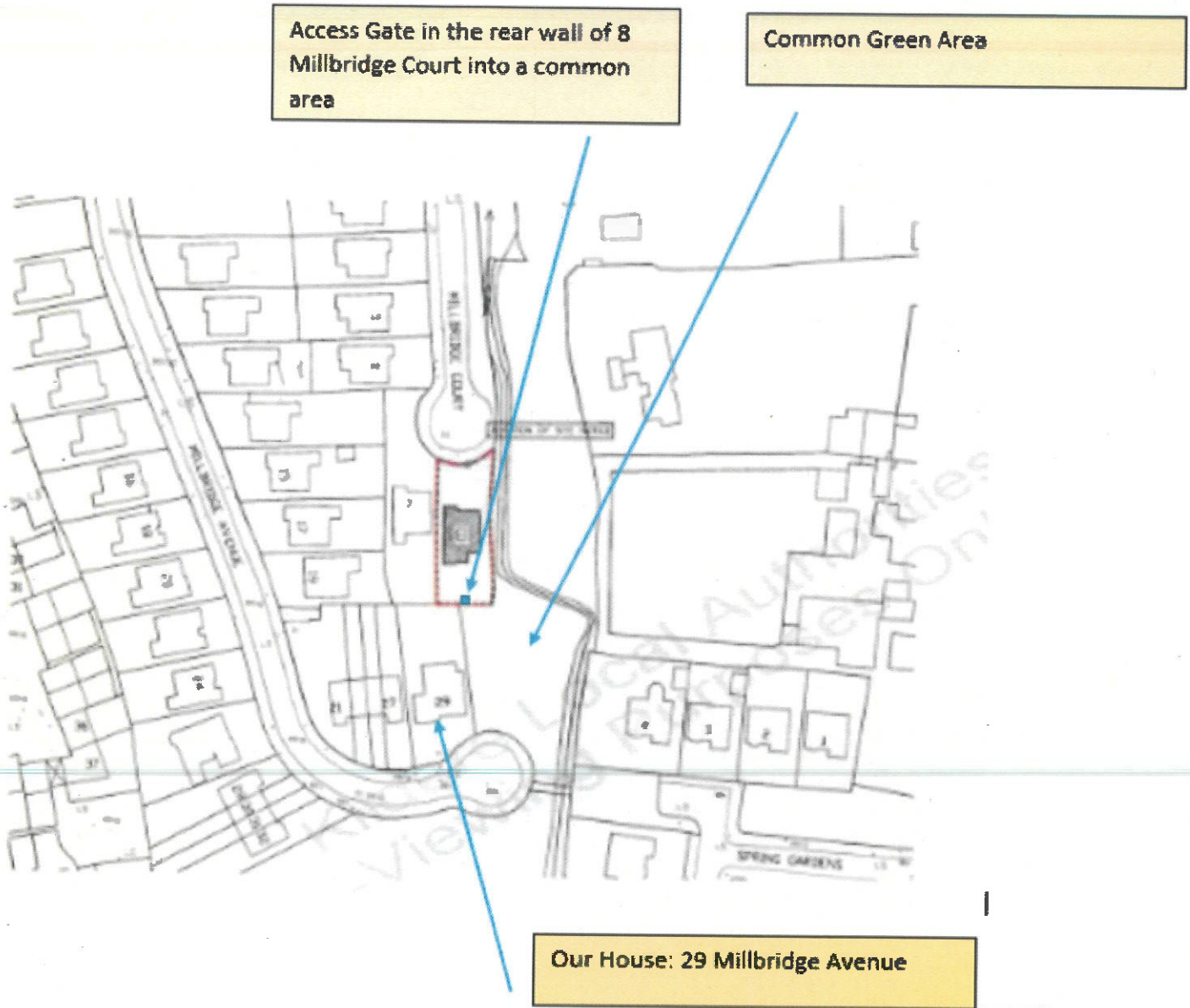


Caroline Flynn

16/10/2018



2. Map View of the Construction



AN BORD PLEANÁLA
17 OCT 2018
LTR DATED _____ FROM _____
LDG- _____
ABP- _____

3. Picture of Rear Access Door Construction



Comhairle Contae Chill Dara
Kildare County Council



Planning Department
PLANNING CONTROL SECTION
045-980839
Our Ref. UD7133

25th September 2018

Desmond Murray

[Redacted address details]

Millbridge Court, Mill Lane, Naas, Co. Kildare

Dear Mr. Murray,

Previous correspondence in relation to the above refers.

In this regard I wish to advise that the creation of the opening in the existing wall and construction of a pedestrian entrance gate constitutes exempted development pursuant to Class 5 under Part 1, Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Therefore file UD7133 has been closed and no further enforcement action shall be taken.

Yours sincerely,


Senior Executive Officer
Planning Department

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