

SOUTH DUBLIN COUNTY COUNCIL



INTERNAL MEMORANDUM

Public Realm Planning Report

Development:	Two storey, one bedroom family flat to the side; alterations to existing garage elevation; pedestrian access gate to the side garden wall; all associated site works.
Location:	279, Orwell Park Grove, Dublin 6w
Applicant:	Hugh Feighery
Reg. Ref:	SD21B/0618
Report Date:	11/02/2022
Recommendation:	Grant with Condition

Main Concern:

1. The development proposes a pedestrian access gate directly onto Public Open Space which is contrary to SDCC Bye-Laws for Parks and Open Spaces.

Relevant Sections, Policies and Objectives of the South Dublin County Council (SDCC) Bye-Laws for Parks and Open Spaces 2011 and SDCC Development Plan 2016-2022:

SDCC bye-laws for Parks and Open spaces 2011

Definitions:

1.1 "Park" shall include parks, open spaces and recreational playing grounds, Fishery owned, controlled by or in the charge of South Dublin County Council.

2.1 Entry and exit to and from a Park shall be gained only through the authorised access points

DP 2016-22 Section 8.3.0 Public Open Space Hierarchy and Landscape Setting

It is the policy of the Council to provide a hierarchy of high quality and multi-functional public parks and open spaces.

G4 Objective 1: To support and facilitate the provision of a network of high quality, well located and multifunctional public parks and open spaces throughout the County and to protect and enhance the environmental capacity and ecological function of these spaces.

The Public Realm Section has assessed the proposed development recommends the following condition:

1. Proposed Side Entrance

The Public Realm have no objection to the development provided the access gate opening onto Public Open Space is omitted as it would be contrary to SDCC BYE-LAWS FOR PARKS AND OPEN SPACES 2011 and would set unwarranted precedent:

2.1 Entry and exit to and from a Park shall be gained only through the authorised access points.

Regards

Hannah Johnston

Graduate Landscape Architect

Endorsed By: Fionnuala Collins

Assistant Parks Superintendent