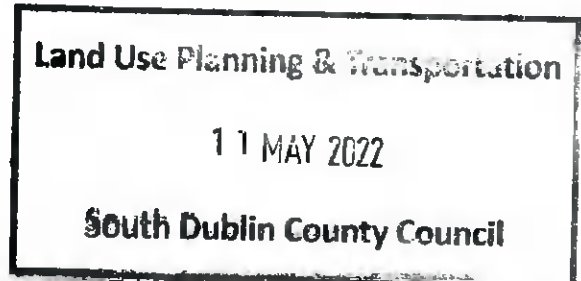


"The Gables"  
Monastery Road  
Clondalkin  
Dublin 22 (D22 DT99)  
10 May 2022

South Dublin County Council,  
Planning Department  
Civic Offices,  
Tallaght,  
Dublin 24



**Subject :** Objection to planning application

**Reg Ref:**

**SD22A/0107**

**Location:**

6 Bettysford Terrace, Monastery Road, Clondalkin, Dublin 22

**Proposed Development:**

Retention of the change of use from residential to use as residential staff accommodation ancillary to the use of Lexington House Nursing Home, hard landscaping and the use of an area of rear garden as an overflow carpark to be incorporated in and accessed from Lexington House, a single storey detached storage shed to the rear of the existing house.

Dear Sir/Madam,

Please find attached a cheque for €20 to cover this objection.

I wish to formally lodge objection to the proposed plans for this development for the following reasons:-

1. If it is the law that planning permission is required for change of use including any associated alterations to the premises then as planning permission does not exist then all changes done to date should be reversed.
2. This particular application is "null and void" as the started address on the application for the premises is "6 Bettysford Terrace" and it is not the address. This false address is also repeated in the copy of the application online. The correct address for the house is "6 BETTYFORT TERRACE". (please be aware that Eircode, An Post and in fact the street sign are incorrect). I searched for the correct address online to view the application but could not find it online. So as I have to pay €20 to tell you that the application is void as it lists a fictitious address, I expect that I will receive a refund.
3. The terrace of 6 house is a pleasant group of residential houses adjacent to the Carnegie Library. The changes done to number 6 by removing the entrance gate, the gate pillar, widening the entrance and removing all plants has in effect made the front look like a carpark. These changes have ruined the character of the terrace by making an industrial front to number 6.

4. The rear garden of No:6 has been converted into a carpark. It is stated in the application that this is to act as an overflow carpark for Lexington. However, the planning permission for the nursing home at Lexington (Planning Ref SD17A/0007) placed a limit on the number of car parking places. It would appear that Glenaulin is attempting to circumvent the restrictions set in the planning permission for Lexington.

Yours sincerely,



Patrick Ging

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<b>Date Received:</b>	14/04/2022
<b>Last Action:</b>	14/04/2022
<b>Application Type:</b>	Retention
<b>Submission Type:</b>	New Application
<b>Closing Date for Submissions:</b>	18/05/2022 - If third party submission closing date falls on a weekend or public holiday then submissions may be accepted on the following day
<b>Applicant:</b>	<a href="#">Glenaulin Nursing Home Holdings Ltd</a>
<b>Location:</b>	6 Bietysford Terrace Monastery Road Clondalkin Dublin 22
<b>Proposed Development:</b>	Retention of the change of use from residential to use as residential staff accommodation ancillary to the use of Lexington House Nursing Home hard landscaping and the use of an area of rear garden as an overflow carpark to be incorporated in and accessed from Lexington House a single storey detached storage shed to the rear of the existing house

**An Rannóg Talamhúsáide, Pleanála agus Iompair  
Land Use, Planning & Transportation Department**

**Telephone: 01 4149000 Fax: 01 4149104 Email: [planning.dept@sdblincoco.ie](mailto:planning.dept@sdblincoco.ie)**

**Patrick Ging  
'The Gables',  
Monastery Road,  
Clondalkin,  
Co. Dublin**

**Date: 11-May-2022**

Dear Sir/Madam,

**Register Ref:** SD22A/0107  
**Development:** Retention of the change of use from residential to use as residential staff accommodation ancillary to the use of Lexington House Nursing Home; hard landscaping and the use of an area of rear garden as an overflow carpark to be incorporated in and accessed from Lexington House; a single storey detached storage shed to the rear of the existing house.  
**Location:** 6, Bettysford Terrace, Monastery Road, Clondalkin, Dublin 22  
**Applicant:** Glenaulin Nursing Home Holdings Ltd.  
**Application Type:** Retention  
**Date Rec'd:** 14-Apr-2022

I wish to acknowledge receipt of your submission in connection with the above planning application. The appropriate fee of €20.00 has been paid and your submission is in accordance with the appropriate provisions of the Planning and Development Regulations 2001(as amended). The contents of your submission will be brought to the attention of the Planning Officer during the course of consideration of this application.

This is an important document. You will be required to produce this document to An Bord Pleanála if you wish to appeal the decision of the Council when it is made. You will be informed of the decision in due course. Please be advised that all current applications are available for inspection at the public counter and on the Council's Website, [www.sdblincoco.ie](http://www.sdblincoco.ie).

You may wish to avail of the Planning Departments email notification system on our website. When in the **Planning Applications** part of the Council website, [www.sdblincoco.ie](http://www.sdblincoco.ie), and when viewing an application on which a decision has not been made, you can input your email address into the box named **"Notify me of changes"** and click on **"Subscribe"**. You should automatically receive an email notification when the decision is made. Please ensure that you submit a valid email address.

**Please note:** If you make a submission in respect of a planning application, the Council is obliged to make that document publicly available for inspection as soon as possible after receipt. Submissions are made available on the planning file at the Planning Department's public counter and with the exception of those of a personal nature, are also published on the Council's website along with the full contents of a planning application.

Yours faithfully,

M. Furney  
for Senior Planner