

An Rannóg Talamhúsáide, Pleanála agus Iompair
Land Use, Planning & Transportation Department
Telephone: 01 4149000 Fax: 01 4149104 Email: planning-dept@sdblincoco.ie

Hendrix W van der Kamp
1, Woodstown Court
Knocklyon
Dublin 16

Date: 13-May-2022

Register Reference: SD21A/0232

Development: 3-4 storey nursing home building to consist of 111 bedrooms (with ensembles) and associated staff and resident welfare facilities, amenities and including extensive landscaped gardens. The protection and preservation of Newbrook House (a protected structure-Ref No 300) and incorporation with the construction of the new 3-4 storey nursing home. Formation of new vehicular access and pedestrian site access off Taylors Lane and associated landscaping works. Communal open space as well as other facilities open to the public such as hair salon, function suite and cinema. Provision of 18 parking spaces including 2 accessible spaces and 2 EV charging bays to service the nursing home. 24 short and long stay cycle parking spaces. 5 new 3 storey dwellings with associated parking landscaping and services.

Location: Lands to the south of Taylor's Lane, Ballyboden within the curtilage of Newbrook House

Applicant Name: Luxcare Limited

Application Type: Permission

Date Received: 12-May-2022

Dear Sir/Madam,

I wish to inform you that **Clarification of Further Information** was received in respect of the above proposal on 12-May-2022.

This submission may be inspected or purchased at the Planning Department which is open daily, Monday to Friday, from 9.00 a.m. to 4.00 p.m. inclusive.

In accordance with Part III, Article 34 (8) (b) of the Planning & Development Act, 2000 (as amended), the Council shall make its decision on this application within 4 weeks from the date of receipt of the further information.

Please note: The Council MAY determine that the submission received constitutes SIGNIFICANT ADDITIONAL INFORMATION in which case the applicant(s) will be requested to publish a notice in an approved newspaper and erect or fix a site notice on the land or structure to which the further information relates and to submit copies of the both the newspaper and site notices to the Planning Authority in accordance with Article 35 (1) (a) and (b) of the Planning and Development Regulations 2001 (as amended). If this is the case then you will be notified of receipt of revised public notices and you may make a further submission within the specified time period.

If it is determined that the response does not require revised public notices then further submissions CANNOT be accepted.

Yours faithfully,

M. Crowley
for **Senior Planner**

Land Use, Planning & Transportation Department
Telephone: 01 4149000 Fax: 01 4149104
Email: planning.dept@sdublincoco.ie

Palmer Park/Pearse Brothers Park Res Ass
c/o Brenda Doyle
28 Pearse Brothers Park,
Ballyboden,
Dublin 16.

Date: 13-May-2022

Register Reference: SD21A/0232

Development: 3-4 storey nursing home building to consist of 111 bedrooms (with ensuite) and associated staff and resident welfare facilities, amenities and including extensive landscaped gardens. The protection and preservation of Newbrook House (a protected structure-Ref No 300) and incorporation with the construction of the new 3-4 storey nursing home. Formation of new vehicular access and pedestrian site access off Taylors Lane and associated landscaping works. Communal open space as well as other facilities open to the public such as hair salon, function suite and cinema. Provision of 18 parking spaces including 2 accessible spaces and 2 EV charging bays to service the nursing home. 24 short and long stay cycle parking spaces. 5 new 3 storey dwellings with associated parking landscaping and services.

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Anthony Marston Marston Planning Consultancy
23, Grange Park
Foxrock
Dublin 18

Date: 13-May-2022

Register Reference: SD21A/0232

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**Angela O'Donoghue & others
17, Glendoher Close
Rathfarnham
Dublin 16**

Date: 13-May-2022

Register Reference: SD21A/0232

Development: 3-4 storey nursing home building to consist of 111 bedrooms (with ensembles) and associated staff and resident welfare facilities, amenities and including extensive landscaped gardens. The protection and preservation of Newbrook House (a protected structure-Ref No 300) and incorporation with the construction of the new 3-4 storey nursing home. Formation of new vehicular access and pedestrian site access off Taylors Lane and associated landscaping works. Communal open space as well as other facilities open to the public such as hair salon, function suite and cinema. Provision of 18 parking spaces including 2 accessible spaces and 2 EV charging bays to service the nursing home. 24 short and long stay cycle parking spaces. 5 new 3 storey dwellings with associated parking landscaping and services.

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Angela O'Donoghue
Glendoher & District Residents Assoc
17 Glendoher Close
Rathfarnham
Dublin 16

Date: 13-May-2022

Register Reference: SD21A/0232

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