

## Description of the development

**Client:**

Maurice Lyons

**Address;**

Site: at Brownsbarn, Lower Baldonnell, Co. Dublin

**Proposal;**

Permission to construct (i) agricultural shed incorporating loose & storage areas (ii) Wall Manure area (iii) hardcore area and access roadway (iv) Upgrading existing entrance and all associated site works

Mr Lyons is applying to South Dublin County Council for Permission to construct (i) agricultural shed incorporating loose & storage areas (ii) Wall Manure area (iii) hardcore area and access roadway (iv) Upgrading existing entrance and all associated site works at Brownsbarn, Lower Baldonnell, Co. Dublin. My client is farming fragmented land and this piece is this largest block and now he requires winter accommodation for his animals. The development is required to comply with E.U. directives for the winter housing of animals.

The shed proposed is in the middle/ rear of the farm as there is no farmyard on the land at present. In almost all modern farming systems the farm yard is in the centre of the farm which allows for easy movement of machinery and animals. The shed has been designed so that it is set into the ground reducing its overall height down to only 7.4m above ground level. This is lower than most two story houses set in the surrounding landscape. This allows the building to sit in harmony in its' surround landscape.

Another reason for the shed's location is for security reasons. With the unprecedented increase in rural crime Mr Lyons is worried that his animals, tractor and other machinery could be stolen if his shed was located too close to the public road. Rural crime has gone up tenfold in the past few years and farm yards have become prime targets for criminal gangs.

The proposed location was chosen as it is the centre of the farm and is also one of the lowest points on the farm. The building can sit into the landscape and not look out of place. It is also away from any area liable to flood. My client will be screening the site with native hedge rows and trees once the building is in place.

The shed will house 6 to 8 suckler cows with their calf at foot. This shed will need to hold these animals during the winter months. The shed will also have to hold straw bales for bedding these animals and hay bales to feed to these animals. This can be seen in the drawing. In a design like this we are required to install an effluent tank to catch seepage from the strawing bedding area. A dung shed is also in place for any dung.



Molough,  
Newcastle,  
Clonmel,  
Co. Tipperary.  
13 May. 22

**Planning application Schedule list**

**Applicant:**  
Maurice Lyons

**Development:**

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**Documentation:**

**Drawings**

| Sheet no. | Title                | Scale    | Size | Quantity |
|-----------|----------------------|----------|------|----------|
| 01        | Proposed site layout | 1:500    | A3   | 6        |
| 02        | Proposed entrance    | See page | A3   | 6        |
| 03        | Proposed shed        | See page | A3   | 6        |

**Maps**

| Sheet no. | Title             | Scale   | Size | Quantity |
|-----------|-------------------|---------|------|----------|
| 05        | Site location map | 1:10560 | A4   | 6        |
| 06        | Site location map | 1:2500  | A4   | 6        |

|                                   |          |
|-----------------------------------|----------|
| ✓ Application form and checklist  | 1        |
| ✓ Site notice                     | 1        |
| ✓ Newspaper notice                | 1        |
| <i>Description of Development</i> | <i>1</i> |

Regards

*Aidan Kelly*

Aidan Kelly B.Arch B.sc Arch Tech