

South Dublin County Council  
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)

Stephen Mason,  
Architectural and Planning Services  
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**NOTIFICATION OF DECISION TO REFUSE EXT. OF DURATION OF  
PERMISSION  
PLANNING & DEVELOPMENT ACT, 2000 (as amended) AND PLANNING  
REGULATIONS THEREUNDER**

<b>Decision Order Number</b> 0967	<b>Date of Decision</b> 28-Jul-2022
<b>Register Reference</b> SD17A/0139/EP	<b>Date</b> 03-Jun-2022

**Applicant:** Paul Crowley

**Development:** Permission for residential development comprising 9 dwellings. The proposed development is comprised of: (1) 2 Type A, 2 bed two storey semi-detached houses; (2) 1 Type B, 3 bed two storey detached house with attic conversion; (3) 2 Type C, 3 bed two storey end terrace houses with attic conversions; (4) 2 Type D, 2 bed two storey mid terrace houses with attic conversions; (5) 2 Type E, 3 bed two storey end terrace houses with attic conversions; (6) proposed new vehicular access road from St. Johns Road (located on lands owned by South Dublin County Council); (7) connections to all services and all ancillary site development works and (8) a pedestrian access gate at the intersection of Commons Road and Fonthill Road (located on lands owned by South Dublin County Council).

**Location:** Lands fronting Fonthill Road and to the rear of St. Johns Road, Clondalkin, Dublin 22

Dear Sir/Madam,

In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for County of South Dublin, did by Order dated as above make a decision to REFUSE EXT. OF DURATION OF PERMISSION for the following reasons:

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### **Reasons**

1. The application was made after changes in the Planning and Development Act which have removed the statutory basis for an extension of duration of permission where works have not commenced, and substantial works have not taken place. In precise terms, the criteria set down in s42(1)(a)(i) or s42(1B)(b)(v) are not met in this instance, and the Planning Authority therefore cannot grant permission for an extension of duration of permission.

*Pamela Hughes* Date: 29-Jul-2022  
for *Senior Planner*