

63 Lucan Heights,  
Lucan,  
Co. Dublin,  
EIRECODE K78 A5Y4,  
22/08/2022..

To the Planning Department,  
South Dublin C.C.

Re, Planning Application for 19 apartments 4 stories high on the Hillhouse site,  
application code (SD22A/0324).

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It very inconsiderate of Mr Dowling and his team to be coming back with this  
application for the third time in so many years.

This planning application should not be granted for the following reasons:-

1. It is a total invasion on a settled community of the Cloisters & Lucan Heights.  
(most of the residents affected by this development, live in the area for 6  
decades. They will have their property over looked to greater or lesser degree).
2. It would put the people who go to and from St. Mary's church to mass seven  
days a week in greater danger.
3. It would put the lives of thousands of children going to and from the five  
school located in the area in greater danger.
- 4.. A development of this height should not be over looking a school playground  
or Convent grounds.
5. It is totally unexceptionable to put another entrance/exit to proposed  
development onto the Lucan Road., to add to the traffic problem there.
6. How can 11 car parking spaces cater for 32 residents, without encroaching  
on other properties.

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Finally , once again we say any development on this site should be in total  
keeping with the local area of The Cloisters and Lucan Heights, and should  
not have any entry/exit to Lucan Road.

Yours truly,

Peter & Rose O'Connor.

*Peter O'Connor.*  
*Rose O'Connor.*

Land Use Planning & Transportation

24 AUG 2022

South Dublin County Council

**P & R O'Connor**  
**63 Lucan Heights, Lucan,**  
**Co. Dublin.**

**Date:** 29-Aug-2022

Dear Sir/Madam,

**Register Ref:** SD22A/0324  
**Development:** Demolition of an existing house; Ancillary outbuildings and the construction of 1 two to four storey building accommodating 19 apartments comprised of 6 one bedroom apartments and 13 two bedroom apartments; Vehicular access to the proposed development will be via Lucan Road with traffic calming measures onto Lucan Road; 11 car parking spaces and 20 bicycle parking spaces and ancillary services including a detached water storage tank and bin store housing all on a site of 0.1925 hectares.  
**Location:** Hillhouse, Lucan Road, Lucan, Co. Dublin  
**Applicant:** Frances Dowling  
**Application Type:** Permission  
**Date Rec'd:** 08-Aug-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**