

**Mr. Patrick Joyce
2 Prospect Grove
Stocking Lane
Rathfarnham
Dublin 16**

Date 14-Sep-2022

Dear Sir/Madam,

Register Reference: SD22A/0271

Development: (a) demolition of some existing structures on site; (b) the internal modification /reconfiguration and refurbishment of and extension to Prospect House (a protected structure RPS 340) and the renovation and modification of its associated coach house to provide for a 4-bed dwelling with associated private open space and car-parking provision; (c) the re-opening of a gap between Prospect House and its detached coach house to the rear to provide a gated access into the new communal gardens proposed to the west of Prospect House; (d) Reconstruction of the Gate Lodge (in ruins) to provide for a 2-bed, single storey dwelling 63.4sqm with associated private open space and car-parking; (e) the provision of 1 apartment block (3-storey plus setback penthouse level) to the western side of Prospect House to provide for 22 residential units (11 one bedroom units and 11 two bedroom units) over a single storey basement comprising a total of 25 car parking spaces, 2 motor bike spaces and 40 bicycle parking spaces; The basement will also include associated bin stores, plant and storage rooms; (f) Removal of a portion of the western boundary wall to provide a new vehicular & pedestrian access from Stocking Lane to the new apartment block; (g) All associated hard & soft landscaping, including the provision of a play area and an ESB sub-station & all associated engineering & site development works necessary to facilitate the development, all on a site of 0.51ha at Prospect House (a protected structure RPS 340).

Location: Lands at Prospect House, Stocking Lane, Rathfarnham, Dublin 16, D16
E5D0

Applicant: MSJA Ltd

App. Type: Permission

Date Rec'd: 14-Jun-2022

I wish to inform you that an appeal was lodged with An Bord Pleanala on 05-Sep-2022 against the Council's decision to REFUSE PERMISSION. The reference number of the appeal is **ABP-314562-22**.

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Yours faithfully,

M. Crowley
for **Senior Planner**

**Ms. Lynda Minnock
6 Prospect Drive
Rathfarnham
Dublin 16**

Date 14-Sep-2022

Dear Sir/Madam,

Register Reference: SD22A/0271

Development: (a) demolition of some existing structures on site; (b) the internal modification /reconfiguration and refurbishment of and extension to Prospect House (a protected structure RPS 340) and the renovation and modification of its associated coach house to provide for a 4-bed dwelling with associated private open space and car-parking provision; (c) the re-opening of a gap between Prospect House and its detached coach house to the rear to provide a gated access into the new communal gardens proposed to the west of Prospect House; (d) Reconstruction of the Gate Lodge (in ruins) to provide for a 2-bed, single storey dwelling 63.4sqm with associated private open space and car-parking; (e) the provision of 1 apartment block (3-storey plus setback penthouse level) to the western side of Prospect House to provide for 22 residential units (11 one bedroom units and 11 two bedroom units) over a single storey basement comprising a total of 25 car parking spaces, 2 motor bike spaces and 40 bicycle parking spaces; The basement will also include associated bin stores, plant and storage rooms; (f) Removal of a portion of the western boundary wall to provide a new vehicular & pedestrian access from Stocking Lane to the new apartment block; (g) All associated hard & soft landscaping, including the provision of a play area and an ESB sub-station & all associated engineering & site development works necessary to facilitate the development, all on a site of 0.51ha at Prospect House (a protected structure RPS 340).

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Yours faithfully,

M. Crowley
for Senior Planner

Ms. Mary Leahy
11 Prospect Meadows
Rathfarnham
Dublin 16

Date 14-Sep-2022

Dear Sir/Madam,

Register Reference: SD22A/0271

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Yours faithfully,

M. Crowley
for **Senior Planner**

Mr. Guy Montgomery
39 Prospect View
Rathfarnham
Dublin 16

Date 14-Sep-2022

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Register Reference: SD22A/0271

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Yours faithfully,

M. Crowley
for **Senior Planner**

Mr. Cormac Breathnach
28 Ascaill na Radharc
Ráth Fearnáin
Baile Átha Cliath 16
D16 F7 F7K5

Date 14-Sep-2022

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M. Crowley
for Senior Planner

Mr. Gerry O'Connor
1A Prospect View
Rathfarnham
Dublin 16

Date 14-Sep-2022

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M. Crowley
for **Senior Planner**

Declan & Adrienne O'Rourke
30 Prospect View
Rathfarnham
Dublin 16.

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Yours faithfully,

M. Crowley
for **Senior Planner**

Nadine & Paul Murphy
28 Prospect View
Rathfarnham
Dublin 16

Date 14-Sep-2022

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M. Crowley
for **Senior Planner**

John & Patricia Brennan
30 Prospect Meadows
Rathfarnham
Dublin 16

Date 14-Sep-2022

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Yours faithfully,

M. Crowley
for **Senior Planner**

Mr. David Kelly
56 Prospect Meadows
Rathfarnham
Dublin 16

Date 14-Sep-2022

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Yours faithfully,

M. Crowley
for Senior Planner

**Mr.David Cotter
10 Prospect Drive
Stocking Lane
Rathfarnham
Dublin 16
D16E8W9**

Date 14-Sep-2022

Dear Sir/Madam,

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M. Crowley
for **Senior Planner**

Barbara Murphy
32 Prospect Meadows
Rathfarnham
Dublin 16

Date 14-Sep-2022

Dear Sir/Madam,

Register Reference: SD22A/0271

Development: (a) demolition of some existing structures on site; (b) the internal modification /reconfiguration and refurbishment of and extension to Prospect House (a protected structure RPS 340) and the renovation and modification of its associated coach house to provide for a 4-bed dwelling with associated private open space and car-parking provision; (c) the re-opening of a gap between Prospect House and its detached coach house to the rear to provide a gated access into the new communal gardens proposed to the west of Prospect House; (d) Reconstruction of the Gate Lodge (in ruins) to provide for a 2-bed, single storey dwelling 63.4sqm with associated private open space and car-parking; (e) the provision of 1 apartment block (3-storey plus setback penthouse level) to the western side of Prospect House to provide for 22 residential units (11 one bedroom units and 11 two bedroom units) over a single storey basement comprising a total of 25 car parking spaces, 2 motor bike spaces and 40 bicycle parking spaces; The basement will also include associated bin stores, plant and storage rooms; (f) Removal of a portion of the western boundary wall to provide a new vehicular & pedestrian access from Stocking Lane to the new apartment block; (g) All associated hard & soft landscaping, including the provision of a play area and an ESB sub-station & all associated engineering & site development works necessary to facilitate the development, all on a site of 0.51ha at Prospect House (a protected structure RPS 340).

Location: Lands at Prospect House, Stocking Lane, Rathfarnham, Dublin 16, D16 E5D0

Applicant: MSJA Ltd

App. Type: Permission

Date Rec'd: 14-Jun-2022

I wish to inform you that an appeal was lodged with An Bord Pleanala on 05-Sep-2022 against the Council's decision to REFUSE PERMISSION. The reference number of the appeal is **ABP-314562-22**.

Upon receipt of the information from An Bord Pleanala, a copy of the appeal will be available for inspection or purchase at the Council's offices between 9am-4pm, Monday-Friday (except public holidays) for a fee not exceeding the reasonable cost of making a copy or 24 hours a day under the Planning Applications facility on the Council website www.sdublincoco.ie.

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Yours faithfully,

M. Crowley
for Senior Planner

**Ms. Alison Gahan
4 Prospect Drive
Rathfarnham
Dublin 16
D16T2V6**

Date 14-Sep-2022

Dear Sir/Madam,

Register Reference: SD22A/0271

Development: (a) demolition of some existing structures on site; (b) the internal modification /reconfiguration and refurbishment of and extension to Prospect House (a protected structure RPS 340) and the renovation and modification of its associated coach house to provide for a 4-bed dwelling with associated private open space and car-parking provision; (c) the re-opening of a gap between Prospect House and its detached coach house to the rear to provide a gated access into the new communal gardens proposed to the west of Prospect House; (d) Reconstruction of the Gate Lodge (in ruins) to provide for a 2-bed, single storey dwelling 63.4sqm with associated private open space and car-parking; (e) the provision of 1 apartment block (3-storey plus setback penthouse level) to the western side of Prospect House to provide for 22 residential units (11 one bedroom units and 11 two bedroom units) over a single storey basement comprising a total of 25 car parking spaces, 2 motor bike spaces and 40 bicycle parking spaces; The basement will also include associated bin stores, plant and storage rooms; (f) Removal of a portion of the western boundary wall to provide a new vehicular & pedestrian access from Stocking Lane to the new apartment block; (g) All associated hard & soft landscaping, including the provision of a play area and an ESB sub-station & all associated engineering & site development works necessary to facilitate the development, all on a site of 0.51ha at Prospect House (a protected structure RPS 340).

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Yours faithfully,

M. Crowley
for Senior Planner

Richard McConnell
15 Prospect View
Rathfarnham
Dublin 16

Date 14-Sep-2022

Dear Sir/Madam,

Register Reference: SD22A/0271

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Location: Lands at Prospect House, Stocking Lane, Rathfarnham, Dublin 16, D16 E5D0

Applicant: MSJA Ltd

App. Type: Permission

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Yours faithfully,

M. Crowley
for **Senior Planner**

Ms. Yasmin Madigan
22 Prospect View
Dublin
D16 H0C1

Date 14-Sep-2022

Dear Sir/Madam,

Register Reference: SD22A/0271

Development: (a) demolition of some existing structures on site; (b) the internal modification /reconfiguration and refurbishment of and extension to Prospect House (a protected structure RPS 340) and the renovation and modification of its associated coach house to provide for a 4-bed dwelling with associated private open space and car-parking provision; (c) the re-opening of a gap between Prospect House and its detached coach house to the rear to provide a gated access into the new communal gardens proposed to the west of Prospect House; (d) Reconstruction of the Gate Lodge (in ruins) to provide for a 2-bed, single storey dwelling 63.4sqm with associated private open space and car-parking; (e) the provision of 1 apartment block (3-storey plus setback penthouse level) to the western side of Prospect House to provide for 22 residential units (11 one bedroom units and 11 two bedroom units) over a single storey basement comprising a total of 25 car parking spaces, 2 motor bike spaces and 40 bicycle parking spaces; The basement will also include associated bin stores, plant and storage rooms; (f) Removal of a portion of the western boundary wall to provide a new vehicular & pedestrian access from Stocking Lane to the new apartment block; (g) All associated hard & soft landscaping, including the provision of a play area and an ESB sub-station & all associated engineering & site development works necessary to facilitate the development, all on a site of 0.51ha at Prospect House (a protected structure RPS 340).

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Yours faithfully,

M. Crowley
for **Senior Planner**

Alan & Alison McQuinn
32 Prospect View
Prospect Manor
Stocking Lane
Rathfarnham
D16W9P8

Date 14-Sep-2022

Dear Sir/Madam,

Register Reference: SD22A/0271

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Yours faithfully,

M. Crowley
for **Senior Planner**

Mr. Sean English
17 Prospect View
Stocking Lane
Rathfarnham
Dublin 16

Date 14-Sep-2022

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Register Reference: SD22A/0271

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