

SOUTH DUBLIN COUNTY COUNCIL

SITE NOTICE

We, Romeville Developments Limited, intend to apply for planning permission at a site of circa 2.9 hectares at Stoney Hill Road, Rathcoole, County Dublin. The site is located to the east of Stoney Hill Road and includes part of Stoney Hill Road.

The proposed development comprises of the demolition of 1 no. residential property and 1 no. ancillary outbuilding and will consist of the construction of a residential development of 42 no. 3 bedroom dwellings in a mix of terraced and semi-detached units. The proposed dwellings will comprise of 2 no. typologies (Typology F and Typology L). Typology F will comprise of 21 no. dwellings and Typology L will comprise of 21 no. dwellings. Typology L are two storey and typology F are two storey, plus second floor loft accommodation with front dormer windows. The total proposed residential development gross floorspace is circa: 5,622 sqm.

The proposed development also includes 84 no. in curtilage surface car parking spaces, circa 3,281 sq.m public open spaces in an eastern park and a western park, (including proposed play equipment), an additional large parkland to the south of the site of circa 11,797 sq.m comprising the first phase of a linear park, private domestic gardens, a new vehicular, pedestrian and cycle entrance from Stoney Hill Road, an internal road network, including footpaths / cycleways, 3 no. refuse/bin stores, public lighting, landscaping, boundary treatments, drainage and engineering works and all other associated and ancillary development / works.

The planning application may be inspected or purchased at the offices of South Dublin County Council, County Hall, Town Centre, Tallaght, Dublin 24 during its public opening hours of Monday to Friday from 9:00am to 4:00pm., and may also be viewed on the Council's website – www.sdcc.ie.

A submission or observation in relation to the application may be made in writing to South Dublin County Council on payment of a fee of €20 within 5 weeks of receipt of the application by South Dublin County Council and such submissions or observations will be considered by the Planning Authority in making a decision on the application. The Planning Authority may grant permission subject to or without conditions or may refuse to grant permission.

Signed: Robert Keran (Agent)

Robert Keran, Virtus Project Management, 5th Floor, The Glasshouse, 11 Coke Lane, Smithfield, Dublin 7

Date of Erection of Site Notice: 29th August 2022