

**Social
Democrats**

Cllr Eoin Ó BROIN



Clondalkin, Rathcoole, Dublin Mid West

Planning Office,
South Dublin County Council,
County Hall,
Tallaght,
Dublin 24.

South Dublin County Council
Orchard Road
Clondalkin
Dublin 22
19th September, 2022

Re: Planning Application SD22A/0342

A Chara,

I wish to make some observations regarding planning application, SD22A/0342, Construction of a four-storey apartment block consisting of 58 age friendly residential units.

The proximity of this development to the N7 means that noise from passing vehicles will be very loud. I welcome the noise study that accompanies the application and deals extensively with indoor noise. However given the noise from the adjacent road which will be loud as long as internal combustion engines are in use, I think the balconies should be fitted with retractable transparent blinds so that residents can sit on the balcony and enjoy the views but have the choice as to whether to endure the unameliorated noise from the N7 or not. There are many examples of retractable transparent sliding doors or blinds that could work.

The planning authority should also consider the impact of this development on volumes of traffic in Rathcoole Village. The traffic queues to exit Rathcoole Village in mornings are certainly the worst in the South Dublin County Council area and perhaps in all of Dublin. If the effects are minimal there is no issue, however if they are substantial permission should be refused until such time as the requisite traffic studies for the area have been completed.

I endorse other points raised by Rathcoole Community Council in their observations such as support for back land infill developments in Rathcoole Village.

Is mise le meas,

Cllr Eoin Ó Broin

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TOUCH**

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