

Andalusian Properties Ltd

*Andalusian Properties Limited
25 Herbert Place,
Dublin 2
D02 A098
Ireland*

Date 2nd October 2022

Planning Department
South Dublin County Council
County Hall
Tallaght
Dublin 24

Planning Application SD22A/0346

Dear Sir/ Madam,

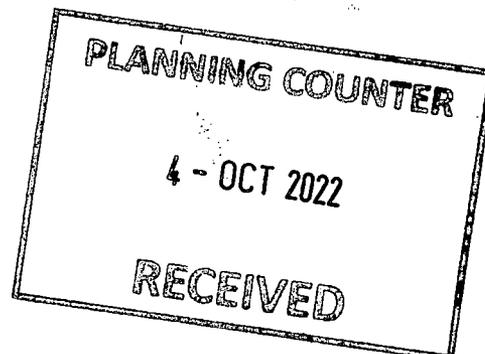
Please be advised that I am objecting to the above numbered Planning Application.

I do not think that the proposed development and design is suitable for this particular site, for several reasons.

Including but not limited to:

1. Car Parking : The developer will block access to our private car park while building his access through the lane over land that he is not entitled to access. He will be trespassing
2. The developer is proposing using private land to build an access for his development, for which he has no permission, access to and from this entrance will be over private land and he is not entitled to use it so this must undermine the whole proposal
3. The apartments are blocking all the light into two of our apartments in 9 and 11 Chaplains court
4. How will this work be carried out without substantial interference to the local residents surrounding the new development

Signed:



Andalusian Properties Ltd



Andalusian Properties Ltd.
25 Herbert Place
Dublin 2
D02 A098

Date: 06-Oct-2022

Dear Sir/Madam,

Register Ref: SD22A/0346
Development: Mixed development consisting of 1 public house and 26 apartments. The overall development will comprise the following; demolition of the existing single storey public house (area 910sqm), construction of a 4 storey apartment block within the footprint of the site (1267sqm) comprising of 26 apartments (4 one bedroom units, 22 two bedroom units) and smaller public house at ground level (area 156sqm and total area 2717sqm), all apartments have balconies/terraces. Car park for 12 cars (including 1 disabled space), bin stores and bicycle stands at ground level. Communal areas include 1st floor courtyard above carpark and 3rd floor roof terraces for apartments. Streetscape proposals within site boundaries to facilitate and enhance the public realm.

Location: The Finches Public House, Finches Shopping Centre, Neilstown Road, Clondalkin, Dublin 22, D22 H7X9

Applicant: Old Nangor Road Ltd.
Application Type: Permission
Date Rec'd: 31-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.sdbublincoco.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.sdbublincoco.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. Crowley

for Senior Planner
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