

SOUTH DUBLIN COUNTY COUNCIL

SITE NOTICE

Quintain Developments Ireland Limited intend to apply for permission for development on 2 No. sites separated by the permitted Celbridge Link Road with a total area of 6.36 Ha in the townland of Aderrig, Adamstown, Lucan, Co. Dublin. The south-western site (5.39 Ha) is generally bound to the east by Celbridge Link Road, to the south and west by undeveloped land and an electrical substation and to the north by the Tubber Lane Development Area. The north-eastern site (0.97 Ha) is generally bound to the east by the undeveloped Primary School site and Aderrig Park Avenue, to the south by Airlie Park Road West and the undeveloped Primary School site, to the west by Celbridge Link Road and the Tubber Lane Development Area and to the north by the Tubermaclugg Village Development Area.

This application is being made in accordance with the *Adamstown Planning Scheme 2014* (as amended) and relates to a proposed development within the Aderrig Development Area of the Adamstown Strategic Development Zone.

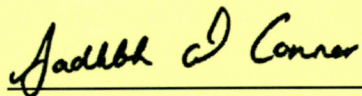
The proposed development will principally consist of: the demolition and removal of derelict hardstanding and walls; and the construction of 207 No. residential units (64 No. 2-bed, 127 No. 3-bed and 16 No. 4-bed), ranging in height from 2 No. storeys to 4 No. storeys, comprising 75 No. houses (59 No. 3-bed and 16 No. 4-bed) and 132 No. duplexes (64 No. 2-bed and 68 No. 3-bed).

The development will also include: vehicular junctions to access the development from Celbridge Link Road (2 No.) and Adamstown Way (3 No.); internal road, cycle and footpath network; 314 No. car parking spaces; cycle parking; bin storage areas; public, communal and private open space areas, with balconies and terraces facing all aspects; hard and soft landscaped areas; boundary treatments; public lighting; 2 No. sub-stations; and all associated site and development works above and below ground.

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:



(Sadhbh O'Connor (Agent) – Thornton O'Connor Town Planning, No. 1 Kilmacud Road Upper, Dundrum, Dublin 14.)

Date of erection of site notice: 24th October 2022