

**To Planning Dept**

**SDCC**

**Objections and comments to Planning Proposal SD22A/0444**

Firstly, may we say we made a number of attempts to send this via the portal on the SDCC website but on each occasion when we tried to pay the fee the submission was rejected? An error stated. There is an obvious problem with this process which needs to be rectified.

1. We object to Planning proposal SD22A/0444 and to the building proposal on a site which has been designated an open and public space since 1974 and zoned residential amenity and the fact there was no consultation under Section 8. Can you respond to these issues
2. When was the decision taken to change the designation from open and public space to a residential site and who made this decision. Can SDCC RESPOND?
3. In correspondence in October 1994 the Council stated this land was dedicated to the Council as Open Public Space and that it also provided a valuable visual break along the re-aligned Knocklyon Road. What has changed? Can SDCC respond?
4. In correspondence in July of 2001, the Council stated that the land had been dedicated to the Council but had not yet been registered and in September of 2001, that the land in question had been dedicated to the Council as public open space, and was maintained on a regular basis by the Parks Department. Why was the land not registered almost 20 years later if that is the case? Can SDCC respond?, It is a fact that this public open space continued to be maintained by SDCC up to and including all of 2022. Did the Council object to the sale or why did the Council not take possessory title. Can SDCC respond?
6. When did this dedicated and open space transfer from public ownership to private? It has been suggested that this was by way of auction in the UK. Can SDCC respond on this?
7. It is also suggested that the site was sold for €45,000. Sites in this area are selling at ten times that value. Can SDCC respond on this?
8. it is proposed that there be one horizontal parking space per 5 bedroom house when the requirement is minimum two. Can SDCC respond to this?
9. The parked cars will exit onto Knocklyon Road in front of the newly built GaelScoil Knocklyon, which already has major drop off and pick up congestion problems. Can SDCC respond? To this further traffic problem?
10. There are other issues in relation to height of development overlooking adjoining properties, density, and removal of trees and flooding. Can SDCC RESPOND?
11. There are two nearby building sites, both of which have ceased construction. A large development of almost completed social housing units at Homeville and a further housing site at Vista Montana with a large number of 4 and 5 bed houses partially completed. Why are both of these sites lying idle when there is a shortage of housing? Can you respond?

Yours sincerely

JJ and Aisling Shanahan, 19a Delaford Ave Knocklyon D16

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**Jeremiah Shanahan**  
**19a, Delaford Avenue**  
**Knocklyon**  
**Dublin 16**  
**D16PH24**

**Date:** 05-Jan-2023

Dear Sir/Madam,

**Register Ref:** SD22A/0444  
**Development:** The provision of 4 no. 5 bedroom 2.5 storey semi-detached houses and associated car parking, private open space, site landscaping, connection to existing services as well as the provision of vehicular access from Knocklyon Road and all associated site development works.  
**Location:** Knocklyon Road, Knocklyon, Dublin 16.  
**Applicant:** Pathway Homes Ltd  
**Application Type:** Permission  
**Date Rec'd:** 24-Nov-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.sdblincoco.ie](http://www.sdblincoco.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.sdblincoco.ie](http://www.sdblincoco.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. Furney  
for **Senior Planner**