



Clonburris T1

Roads Submission

For Proposed Residential Development
Clonburris T1, Co. Dublin

Compliance Submission in Accordance with
Planning Condition no. 16 (a) (Reg. Ref: SDZ21A/022)

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1.0 Introduction

1.1 Roads - Bicycle Parking

The bicycle parking layout for the scheme has been developed to ensure compliance with the minimum rates set out in Table 12.23 of the SDCC Development Plan 2022 - 2028. Electric charging points for bicycles have been provided throughout the scheme as well.

Clonburriss Phase 1A



BIKE PARKING NUMBERS

LONG TERM SPACES	ACCOMODATION		REQUIRED	PROVIDED
	UNITS	BEDROOMS		
Residential				
Block 1	168	281	281	284
Block 2	38	60	60	56
Block 3	38	60	60	84
Duplexes	148	370	370	357
Totals	392	771	771	781

LONG TERM SPACES		REQUIRED	PROVIDED
Local Node			
Community	1 per 5 staff	1	1
Creche	1 per 5 staff	4	4
Office	1 per 200m2 GFA	3	3
Totals		8	8

LONG TERM SPACES		REQUIRED	PROVIDED
Grand Total		779	789

SHORT TERM SPACES		REQUIRED	PROVIDED
Residential	-	196	200
Local Node	-	14	10
Totals		210	210

Project Code	22001
Created By	SM
Checked By	LB
Issue Type	Preliminary
Issued On	04 Jan 2023

2.0 Roads - Bicycle Parking

2.1 Block 1 - Bicycle Parking

Condition 16 (a)

Prior to the commencement of development, the applicant is requested to provide a revised plan, which incorporates the following:

a. details of a revised bicycle parking layout which adheres to the minimum rate set out in Table 12.23 of the SDCC Development Plan 2022-2028. The plan shall also indicate where the location of the electric charging points for bicycles will be.

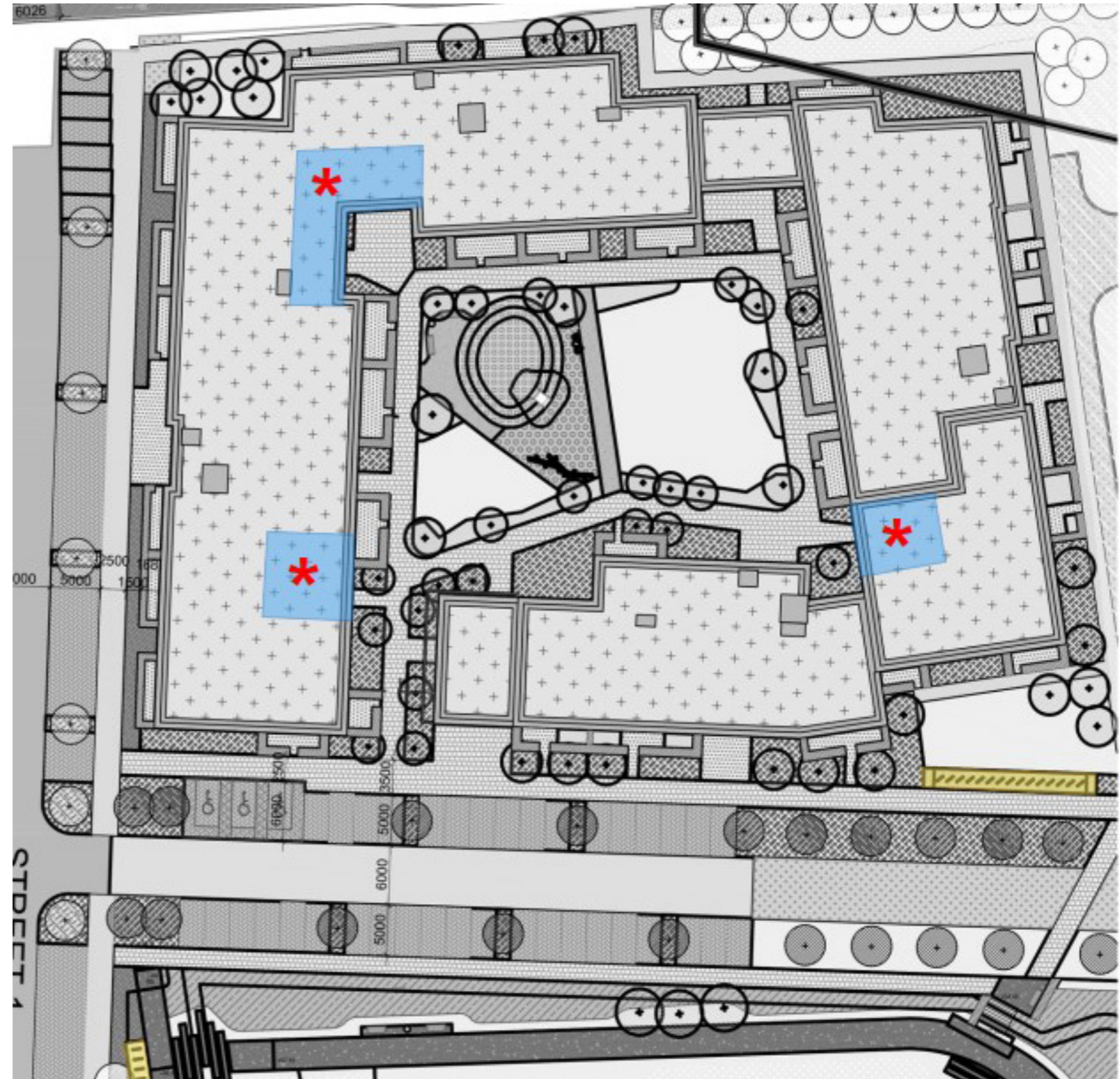
Response

The bicycle parking layout has been reconfigured and revised to adhere to the minimum rates set out in Table 12.23 of the SDCC Development Plan 2022-2028.

For Block 1, bicycle parking is provided within the curtilage of the building in 3 no. individual bike storage locations with a total of 284 no. spaces provided.

As shown by the accompanying plan, electric charging points are located at the bike stores located within Block 1.

Short term or visitor bike parking is provided throughout the scheme at considered locations. A total of 210 no. short term spaces are provided.



Bicycle Parking Schedule

Block 1 / Drawing Ref: CLB-1-00-SW-ZZ-DR-CWO-AR-1000

2.0 Roads - Bicycle Parking

2.2 Block 2 & 3 - Bicycle Parking

Condition 16 (a)

Prior to the commencement of development, the applicant is requested to provide a revised plan, which incorporates the following:

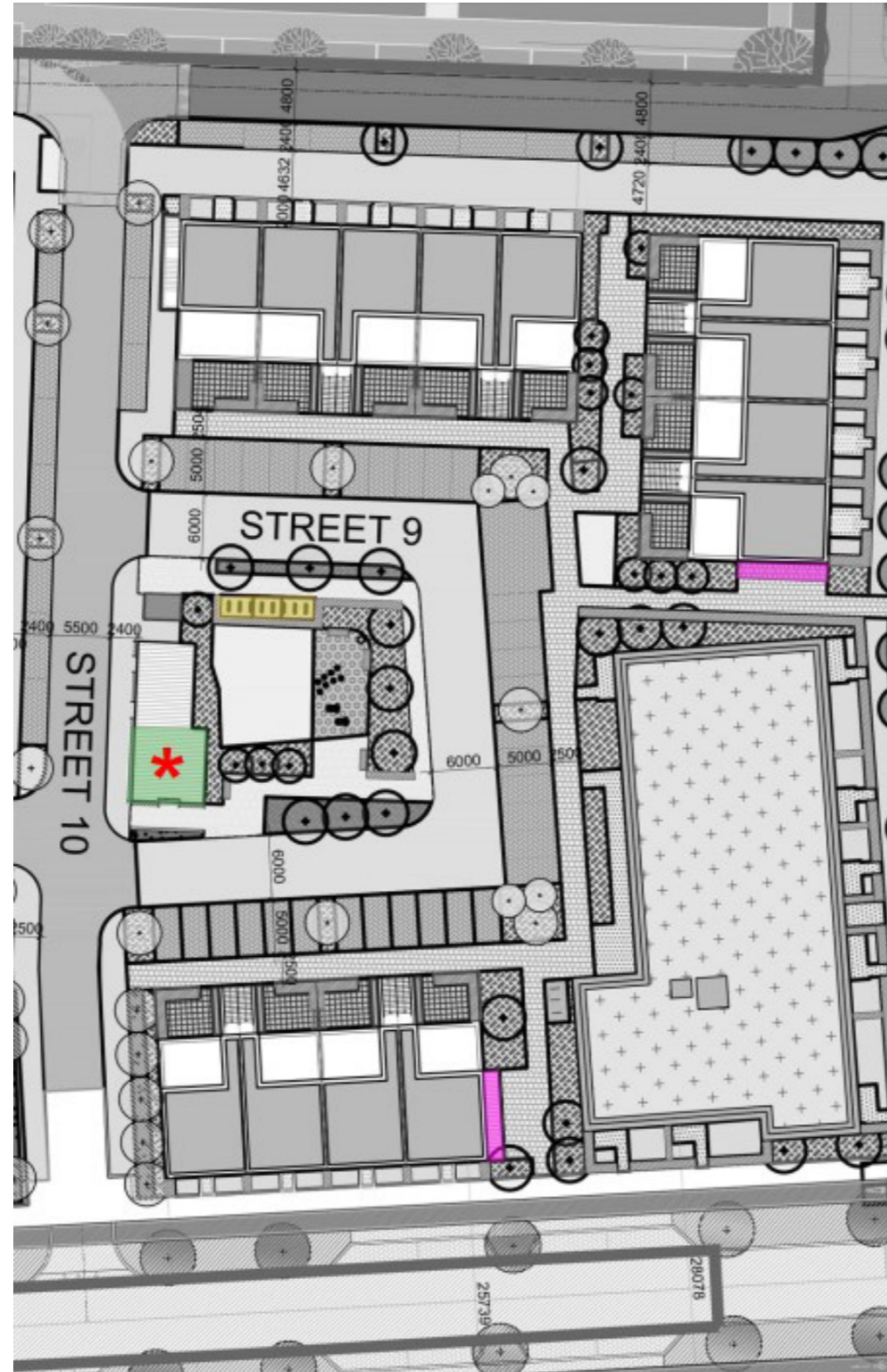
a. details of a revised bicycle parking layout which adheres to the minimum rate set out in Table 12.23 of the SDCC Development Plan 2022-2028. The plan shall also indicate where the location of the electric charging points for bicycles will be.

Response

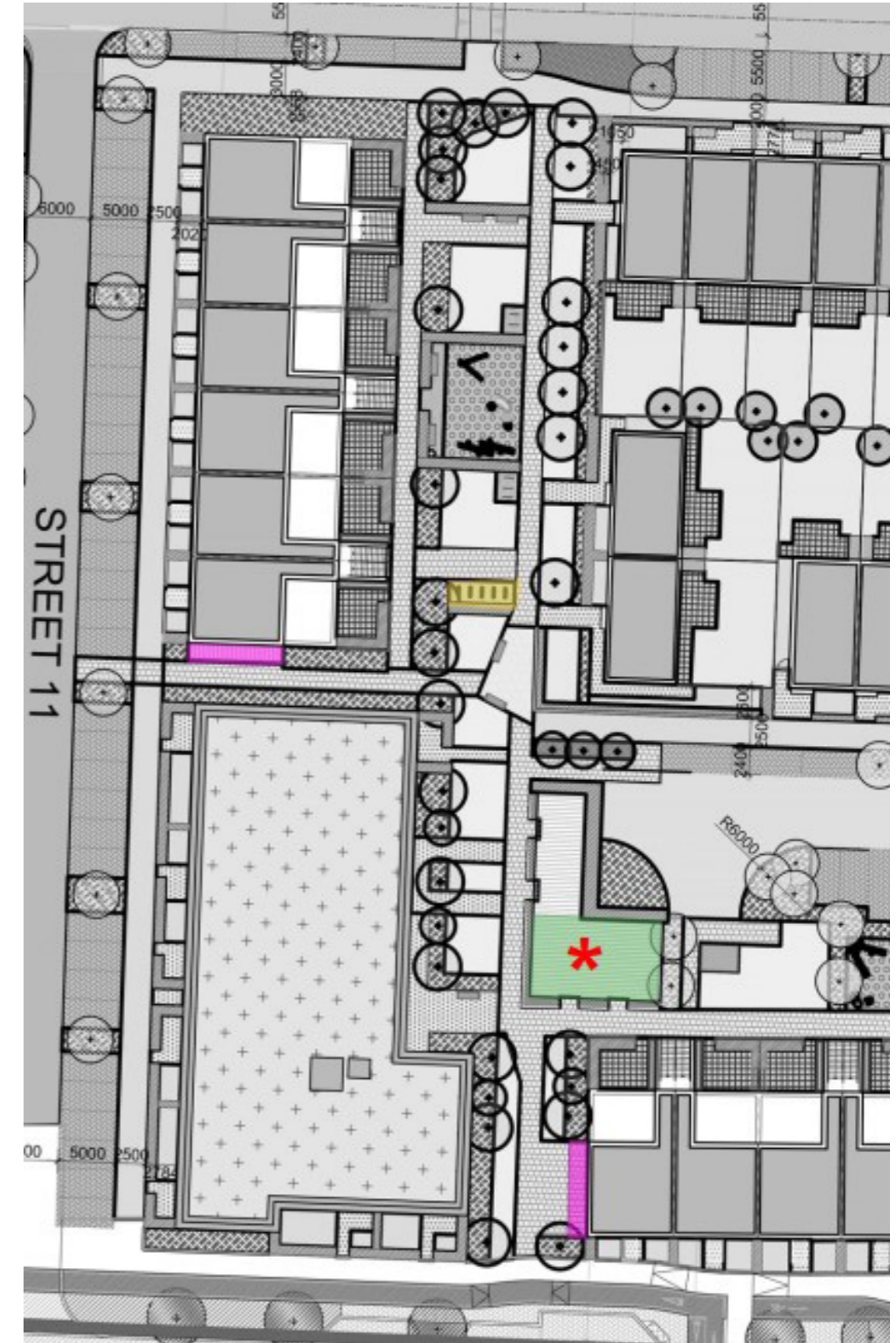
The bicycle parking layout has been reconfigured and revised to adhere to the minimum rates set out in Table 12.23 of the SDCC Development Plan 2022-2028.

For Block 2 and 3, bicycle parking is provided in secondary structures adjacent to the apartment blocks with a total of 56 no. spaces provided for Block 2 and 84 no. spaces provided for Block 3.

As shown by the accompanying plan, electric charging points are located at the standalone bike stores that serve Block 2 and 3.



Block 2 / Drawing Ref: CLB-1-00-SW-ZZ-DR-CWO-AR-1000



Block 3 / Drawing Ref: CLB-1-00-SW-ZZ-DR-CWO-AR-1000

2.0 Roads - Bicycle Parking

2.3 Duplexes - Bicycle Parking

Condition 16 (a)

Prior to the commencement of development, the applicant is requested to provide a revised plan, which incorporates the following:

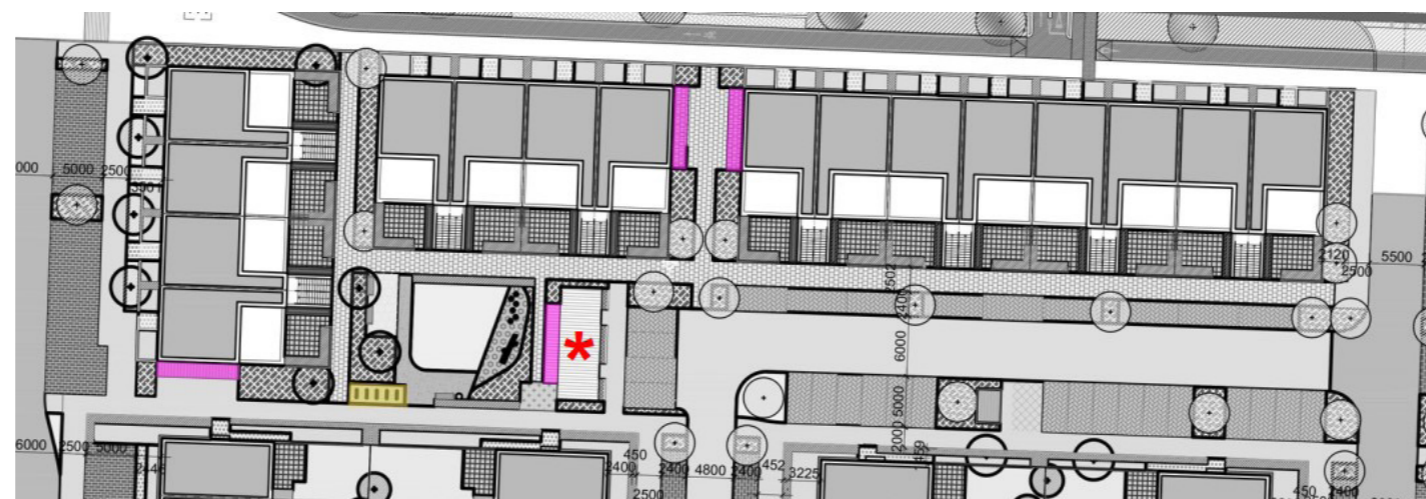
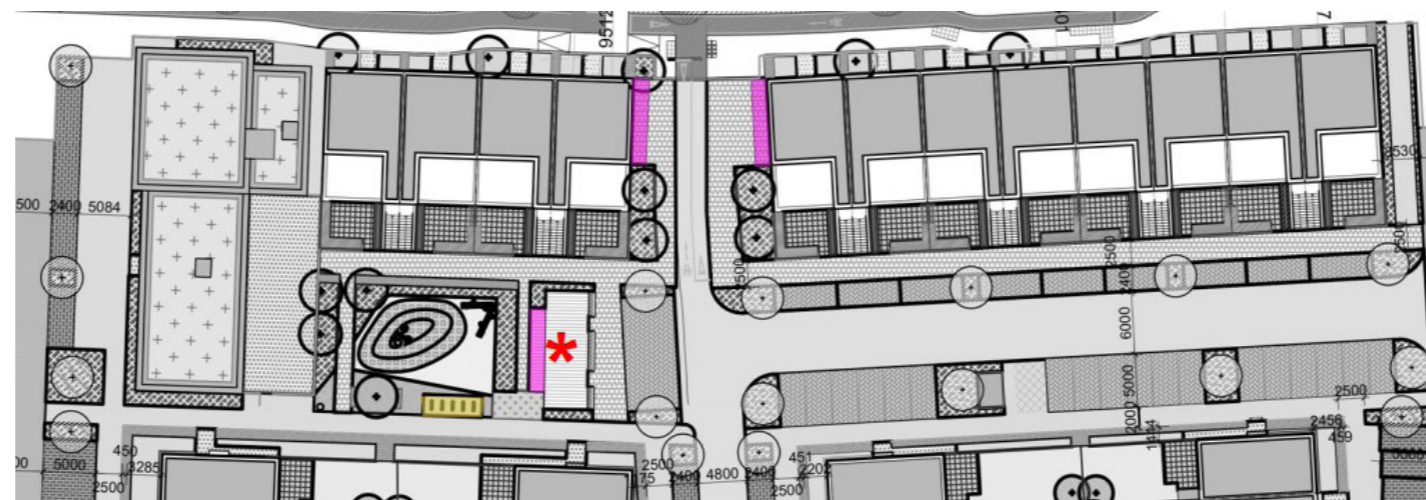
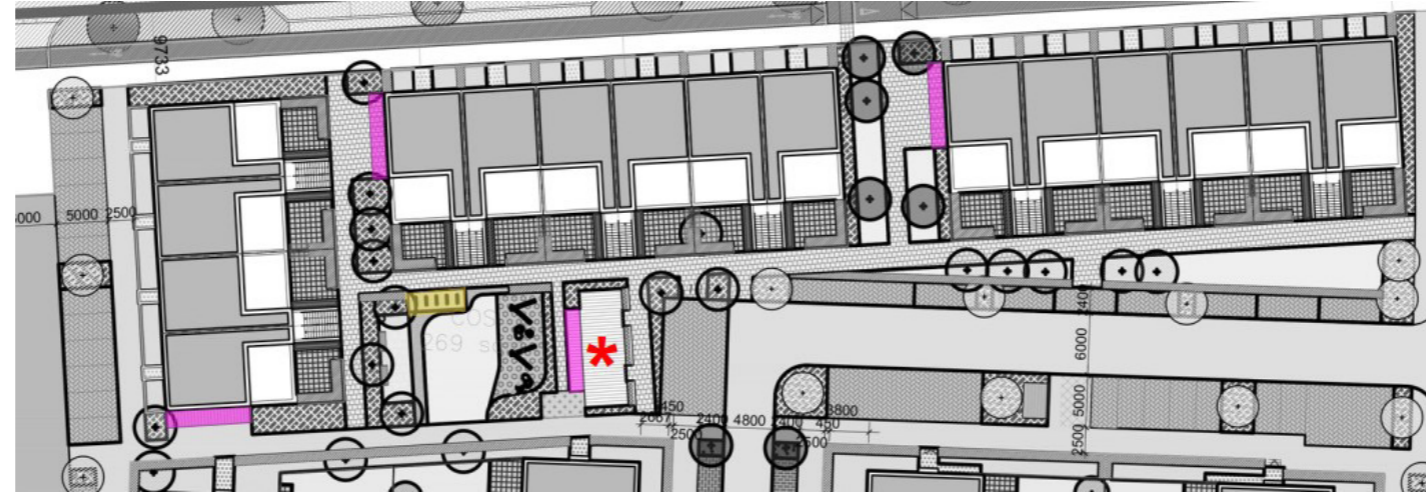
a. details of a revised bicycle parking layout which adheres to the minimum rate set out in Table 12.23 of the SDCC Development Plan 2022-2028. The plan shall also indicate where the location of the electric charging points for bicycles will be.

Response

The bicycle parking layout has been reconfigured and revised to adhere to the minimum rates set out in Table 12.23 of the SDCC Development Plan 2022-2028.

The Duplexes are served by bike storage units that are located at the gable of each Duplex block as well as additional storage provided at the standalone bin stores. A total of 357 no. spaces are provided for the Duplexes.

As shown by the accompanying plan, electric charging points are located at the bike stores provided at the standalone bin stores for the Duplexes.



Duplexes / Drawing Ref: CLB-1-00-SW-ZZ-DR-CWO-AR-1000

2.0 Roads - Bicycle Parking

2.4 Local Node - Bicycle Parking

Condition 16 (a)

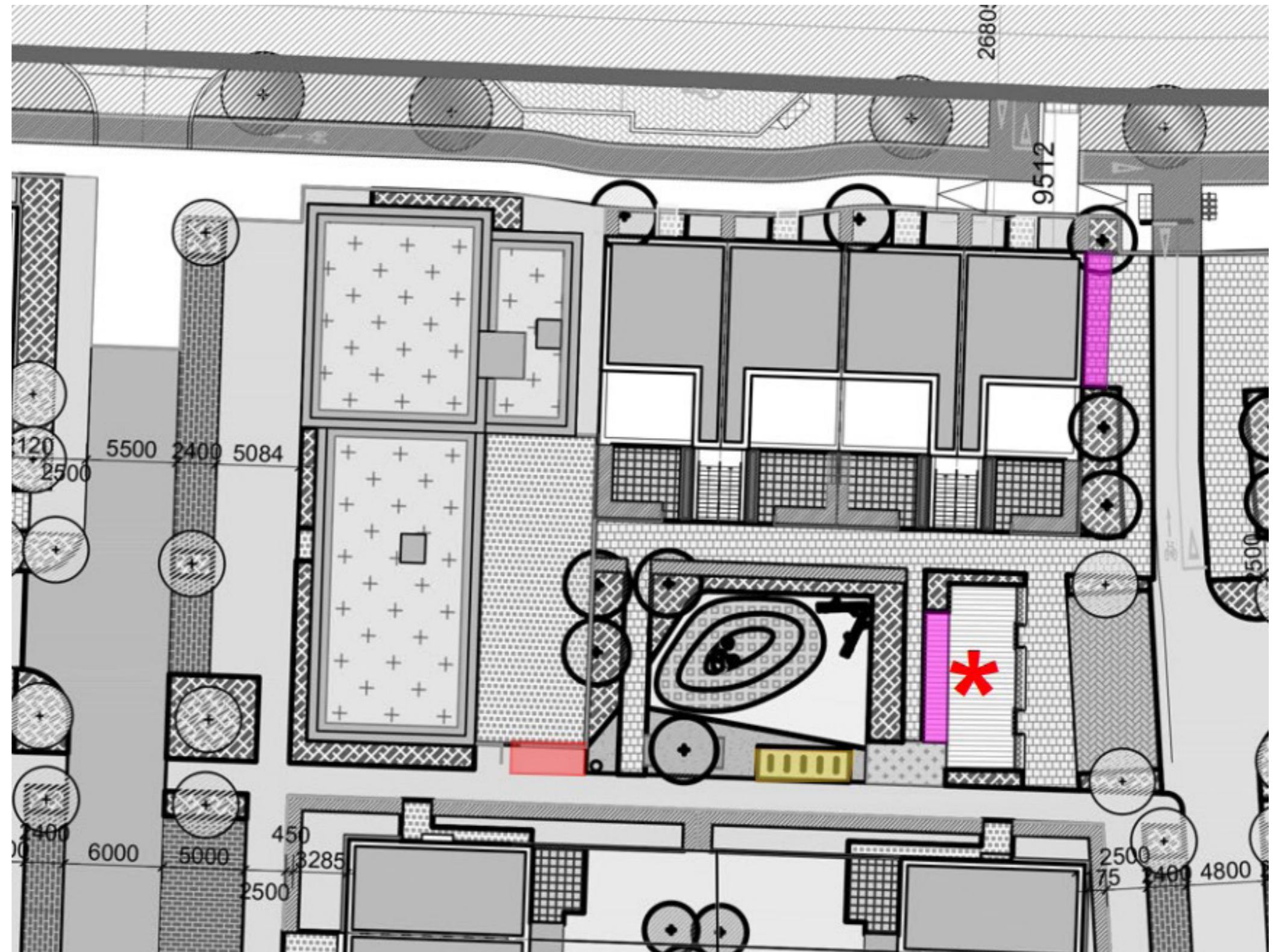
Prior to the commencement of development, the applicant is requested to provide a revised plan, which incorporates the following:

a. details of a revised bicycle parking layout which adheres to the minimum rate set out in Table 12.23 of the SDCC Development Plan 2022-2028. The plan shall also indicate where the location of the electric charging points for bicycles will be.

Response

The bicycle parking layout has been reconfigured and revised to adhere to the minimum rates set out in Table 12.23 of the SDCC Development Plan 2022-2028.

For the Local Node, bicycle parking is provided in a secondary structure to the rear of the Local Node building with a total of 8 no. spaces provided.



Local Node / Drawing Ref: CLB-1-00-SW-ZZ-DR-CWO-AR-1000

