

From: Deirdre O'Donovan <dodonovan@cllrs.sdublincoco.ie>
Sent: Monday 9 January 2023 18:56
To: LUPT - Planning Submissions <planningsubmissions@SDUBLINCOCO.ie>
Subject: SD22A/0444 [Cllr. D. O'Donovan }

The provision of 4 no. 5 bedroom 2.5 storey semi-detached houses, Knocklyon Road, Dublin 16.

Pathway Homes Limited.

Dear Sirs,

I wish to object to the above development on the following grounds:

1. Ownership issues. I question the title here as South Dublin County Council has made written representations to local residents, stating that they are the owners of this property, under the original planning permission. And that the open green space, which has been an important amenity in the area for over 50 years, is managed by their parks department. I did seek clarification on this issue at the Rathfarnham/Tempelogue/Firhouse/Bohernabreena Area Committee meeting on the 13th of December last but was shut down by SDCC management. Given that a Deed of Dedication was issued in relation to this site, but SDCC failed to register it, I fear a precedent will be set whereby other former developers can go back and reclaim amenity green space where SDCC has failed to register Deeds of Dedication.
2. Density and height. I would have grave concerns in relation to the proposed density of this development as it is a relatively small site to facilitate four five-bedroom units. And given the proposed height, this development would have an adverse impact on existing residents' right to light.
3. Confusion over developers. Under CE22/0049, Certificate Of Exemption S96 for this site, the developer is listed as Anchor Homes Ltd, while the above application is in the name of Pathway Homes Limited. This has caused confusion.

Yours sincerely,

Cllr. Deirdre O'Donovan