

**Stephen Little & Associates**  
26/27, Upper Pembroke Street  
Dublin 2

**Date:** 27-Aug-2024

**Notification of decision regarding compliance submission SDZ22A/0007/C34(1)**

Dear Sir/Madam,

I refer to your compliance submission received to comply with SDZ22A/0007/C34(1)

Please note that this submission has assessed as set out in the report below:

<b>Part A: To be completed by the Planning Compliance Section</b>	
<b>Planning Reference TP: An Bord Pleanála Ref:</b>	SDZ22A/0007/C34(1)
<b>Development Address:</b>	In the townlands of Gollierstown & Aderrig, Adamstown, Lucan, Co. Dublin

**Scanned into iDocs is a copy of the application for the above development**

<b>Condition No. &amp; Description:</b>	<p><b>Condition 34:</b> Management Agreement – Western Biodiversity Area Prior to the submission of the Commencement Notice within the meaning of Part II of the Building Control Regulations 1997 and prior to the commencement of any works on site, the applicant, owner or developer shall have lodged with the Planning Authority for agreement with Public Realm section: A management plan for the biodiversity area to the west of the site that does not negatively affect the residential amenity of houses along this boundary. Houses backing onto hedgerows typically present problems due to overshadowing from the hedgerow and difficulty of access to maintain same. REASON: To ensure satisfactory landscape treatment of the site which will enhance the character and appearance of the site and the area, in the interests of biodiversity, amenity and climate action and in accordance with the relevant green infrastructure, landscape and environmental policies</p>
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<b>Date Compliance Details Received:</b>	04 <sup>th</sup> July 2024

**Part B: To be completed by Internal Referee / Planner**

<b>Is the compliance submission deemed compliant?</b>	Yes <input checked="" type="checkbox"/> (report received from Public Realm) No <input type="checkbox"/> Partially Compliant <input type="checkbox"/> By Default <input type="checkbox"/>
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**If no or partially non-compliant please state reason:**  
N/A

**If partially compliant, please specify the discrete part thereof.**

<b>Part(s) Compliant e.g. A, B</b>	
<b>Part(s) Non-Compliant e.g. C</b>	

<b>Report issued by:</b>	Jack Madden
<b>Position:</b>	Assistant Planner
<b>Endorsed By (if applicable):</b>	Caitlin O'Shea, A/Senior Executive Planner
<b>Date:</b>	23/08/24

**Part C: Supplementary Planner Comments for completion at planner's discretion, only where agreement of details has significant knock-ons**

N/A

<b>Position:</b>	N/A
<b>Endorsed by:</b>	N/A
<b>Date</b>	N/A

To confirm, the outcome of this submission is as follows: - APPROVE THE COMPLIANCE SUBMISSION

Yours faithfully,  
M.C.

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*for Senior Planner*