

**David Campbell,
Riverside Projects Ltd.,
8, Herbert Place
Dublin 2**

Date: 01-Nov-2024

Notification of decision regarding compliance submission SD22A/0342/C10

Dear Sir/Madam,

I refer to your compliance submission received to comply with SD22A/0342/C10

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

Part A: To be completed by the Planning Compliance Section	
	Brian Harkin & Laurence Colleran Internal Consultant
Planning Reference TP: An Bord Pleanála Ref:	SD22A/0342/C10
Development Address:	Lands located to the east of Tay Lane, Newcastle Road, Rathcoole, Dublin 24

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

Condition No. & Description:	Condition 10: Tree Protection All recommendations contained within the submitted Tree Report prepared by Gannon & Associates shall be implemented. A site meeting between all relevant parties (Arborist, Landscape Architect, Foreman, Parks Dept., possibly Project manager) shall be organised before the start of development on site to agree all matters. All remaining trees on the site shall be retained and shall be protected from damage for the duration of the works on site, to the satisfaction of the Planning Authority in accordance with BS 5837: 2012 and as per the submitted Tree Protection Plan (21149_TP_01). The cell-web no-dig paths shall be constructed in accordance with the standards in order to prevent damage to trees to be retained. All existing trees/hedges to be retained shall be enclosed by stout protective fencing, as per the Arborists report, located at a suitable distance as detailed in BS: 5837 –
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	<p>2012 - 'Trees in Relation to Construction'. This protective fencing shall be erected before any materials are brought onto site and prior to the commencement of any works associated the proposed development. The protective fencing shall be maintained intact and in good order for the duration of the construction works. Any damage caused to the protective fence shall be repaired immediately. No materials shall be stored, no rubbish dumped, no fires lit and no buildings erected inside the protective fence(s), nor shall any changes in ground level be made within the fence(s) unless previously agreed in writing by the Planning authority. In the event that trees become damaged or otherwise defective during construction period, South Dublin County Council shall be notified as soon as reasonably practicable and remedial action agreed and implemented at the developers own expense. Any necessary tree felling and surgery works shall be agreed on-site with South Dublin County Council prior to the commencement of the development.</p> <p>The proposed location of the site compound, and the exact routes of all water mains, foul and surface water sewers shall be marked out on site, and agreed with South Dublin County Council prior to the commencement of any works on site, so as to minimise damage to trees which could result from excavation works, storage of materials and construction of temporary access roadway.</p> <p>REASON: In the interest of visual amenity and of protection of existing trees and to ensure the continuity of amenity afforded by existing trees.</p>
<p>Date Compliance Details Received:</p>	<p>9th September 2024</p>

<p align="center">Part B: To be completed by Internal Referee / Planner</p>					
<p>Is the compliance submission deemed compliant?</p>	<p>Yes <input checked="" type="checkbox"/></p> <p>No <input type="checkbox"/></p> <p>Partially Compliant <input type="checkbox"/></p> <p>By Default <input type="checkbox"/></p>				
<p>If no or partially non-compliant please state reason:</p>					
<p>If partially compliant, please specify the discrete part thereof.</p> <table border="1" data-bbox="153 1839 1334 1910"> <tr> <td data-bbox="153 1839 609 1877"> <p>Part(s) Compliant e.g. A, B</p> </td> <td data-bbox="609 1839 1334 1877"></td> </tr> <tr> <td data-bbox="153 1877 609 1910"> <p>Part(s) Non-Compliant e.g. C</p> </td> <td data-bbox="609 1877 1334 1910"></td> </tr> </table>		<p>Part(s) Compliant e.g. A, B</p>		<p>Part(s) Non-Compliant e.g. C</p>	
<p>Part(s) Compliant e.g. A, B</p>					
<p>Part(s) Non-Compliant e.g. C</p>					
<p>Report issued by:</p>	<p>Brian Harkin & Laurence Colleran</p>				

Position:	Senior Executive Engineer & Senior Executive Parks Superintendent.
Endorsed By (if applicable):	N/A
Date:	29/10/24

Part C: Supplementary Planner Comments for completion at planner's discretion, only where agreement of details has significant knock-ons	
Position:	Ciara Shevlin, Assistant Planner
Endorsed by:	
Date	29/10/24

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

Yours faithfully,
M.C.

for Senior Planner