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| **SD18A/0239** |  |
| AN BORD PLEANALA REF. NO.: | **APB-302617-18** |  |
| APPEAL DECIDED: | 28-Jan-2019  |
| APPELLANT TYPE: | 3RD PARTY |
| APPEAL DECISION: | **Grant Permission** |
| COUNCILS DECISION: | GRANT PERMISSION |
| APPLICANT: | Irish Residential Properties REIT PLC |
| LOCATION: | Bruce House, Main Street, Talllaght, Dublin 24. |
| PROPOSED DEVELOPMENT: | The demolition of the existing part single-storey, part two storey commercial building (c.510sq.m) and the construction of a 5 storey mixed use building (c.3,230sq.m) comprising 1 retail unit (c.100sq.m), 32 enclosed bicycle parking spaces, plant, bin stores and an ESB substation at the ground floor level and 31 apartment units at the ground to fourth floor levels, including 11 1-bedroom units, 19 2-bedroom units and 1 3-bedroom unit, with private balconies/terraces. A total of 29 car parking spaces are proposed to facilitate the proposed development in the existing basement level of the adjoining mixed-use Priorsgate scheme to the south and west, in lieu of the previously permitted, vacant car showroom display use at this level (as granted under An Bord Pleanála Ref. PL.06S.206768). The development will also include the provision of louvres to the existing glazed openings at basement level of the Priorsgate scheme fronting onto the Tallaght By Pass (N81) to the south; the removal of the existing boundary treatment between the Priorsgate and Bruce House sites to facilitate a pedestrian connection between the existing and proposed mixed use schemes; piped infrastructure and ducting; roof plant including lift overrun; changes in level; attenuation areas; site landscaping; communal open space including a children's play space (c.686sq.m) and all associated site development and excavation works above and below ground all on a site of c.0.29 ha site. |

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| **SD18B/0215** |  |
| AN BORD PLEANALA REF. NO.: | **ABP-302906-18** |  |
| APPEAL DECIDED: | 29-Jan-2019  |
| APPELLANT TYPE: | 1st Party |
| APPEAL DECISION: | **Remove Condition(s) & Amend Condition(s)** |
| COUNCILS DECISION: | GRANT PERMISSION |
| APPLICANT: | Patrick Slavin |
| LOCATION: | 94, The Old Forge, Lucan, Co. Dublin |
| PROPOSED DEVELOPMENT: | Change of roof profile from hip roof to gable wall, new skylights to front and rear, new window to side and all related works. |