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*Reg. Ref.*

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**LRD23A/0010**

Appeal Notified: 16/11/2023  
Appeal Lodged Date: 14/11/2023  
Appellant Type: 1ST PARTY  
Nature of Appeal: AGAINST DECISION  
Councils Decision: REFUSE PERMISSION  
Applicant: Bartra Property Cookstown Limited  
Location: Unit 21, First Avenue, Cookstown Industrial Estate, Dublin 24

Description: Demolition of all existing 1-3 storey industrial / commercial structures and small caf? on site totalling c.5,500sqm in area; - Construction of a deck-access apartment development comprising 123 residential units arranged in 2 no. blocks (Block A 5 to 7 storeys and Block B 5 to 6 storeys) with a total floor area of c.9,806sqm including the proposed bike shelter (c.93sqm) and excluding deck access (c.901sqm); -Commercial floor space located at ground floor level facing Cookstown Road in Residential Block A (c.421sq.m); - The residential development consists of 58 no. 1 bed/2 person units, 12 no. 2 bed/3 person units and 53 no. 2 bed/4 person units with north, south, east and west facing balconies throughout and residents amenity area at ground floor level; -Central communal open space (c.1,303sq.m); -Provision of an ESB substation, switchboards, waste areas, water tanks and generator serving Blocks A and B; -Lobbies, stair/lifts, photovoltaic panels and green roofs throughout; -Partial provision of the pocket park identified in the Tallaght LAP (c.1,286sq.m); -New vehicular access from First Avenue and egress onto Cookstown Road via a one way system through the subject site; -All associated site development works, services provision, connection to the water supply, foul and surface water networks on First Avenue and Cookstown Road including partial diversion of the foul line to the north east of the site at First Avenue, temporary foul pump station. attenuation/bioretention systems, vehicular and pedestrian access including internal road and footpaths, pedestrian facilities/public realm upgrade works, landscape and boundary treatment works, tree removal, bicycle storage (302 no. total spaces) comprising 276 no. spaces (serving proposed mixed use development) and 26 no. spaces (serving concurrent transitional care facility application), car parking (32 no. total spaces) comprising 15 no. spaces (serving proposed mixed use development) and 17 no. spaces (serving concurrent transitional care facility application), 2 no loading bays (one each on First Avenue and Cookstown Road), 2 no. setdown/loading areas to the internal road and 1 no. ambulance setdown space serving the adjacent concurrent proposed Transitional Care Facility. The concurrent application has been made to South Dublin County Council regarding a 131 bed Transitional Care Facility on the western portion of the site (SDCC Ref SD22A/0361 refers) currently under appeal to An Bord Plean?la (ABP Ref 317394).

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*Reg. Ref.*

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**SD23A/0208**

Appeal Notified: 17/11/2023  
Appeal Lodged Date: 14/11/2311  
Appellant Type: 1ST PARTY  
Nature of Appeal: AGAINST DECISION  
Councils Decision: REFUSE PERMISSION & REFUSE RETENTION  
Applicant: Aengus & Fiona Cullen  
Location: Ballymana Lane, Kiltipper, Dublin 24

Description: Permission is sought to retain a single storey family farm house located on the applicant's farm holding, along with all associated site development works; the development will be accessed via an existing roadway serving the existing farm, as previously permitted under Ref. SD09A/0347. Permission is sought to reclad the existing dwelling with white plastered blockwork and provision of slate roof to same.