

In deciding a planning application, South Dublin County Council, in accordance with Section 34(3) of the Planning and Development Act 2000 (as amended), has had regard to submissions or observations received in accordance with the Planning and Development Regulations 2001 (as amended), in relation to these decisions.

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<i>Reg. Ref.</i>	<i>Decision</i>	<i>Decision Date</i>
SD23A/0304	GRANT PERMISSION	14/11/2024
	Applicant:	Dublin GAA County Board
	Location:	Townlands Of Tymon North And Templeogue, Spawell Golf and Leisure Centre, Templeogue, Dublin 6W, D6W PY06
	Description:	<p>The development will consist of a GAA Cluster Facility including: a) 3 no. floodlit GAA pitches (Pitches No's 1., 3. &amp; 4.) comprising; Pitch no. 1, a sand-based grass pitch (145m x 90m) with floodlights with a lux level of 500 mounted on 7 no. 21.4m high columns;</p> <p>Pitch no. 3, a sand-based grass pitch (140m x 90m) with floodlights with a lux level of 350 mounted on 6 no. 21.4m high columns;</p> <p>Pitch no. 4, a synthetic all weather pitch (140m x 90m) with floodlights with a lux level of 350 mounted on 6 no. 21.4m high columns;</p> <p>All pitches will have GAA goal posts and ball stop netting to rear of same, (90m x 16m in height to the eastern end of Pitch no. 1 and Pitch no. 4 and 30m x 16m in height elsewhere) electronic scoreboards and 2 dugouts each, a railing around the perimeter of each of the sand-based pitches and 2.4m sports fencing around the perimeter of the all-weather pitch. b) The provision of floodlighting for Pitch no. 2, which is under construction (Ref. ED 19/0005) with floodlights with a lux level of 350 mounted on 6 no. 21.4m high columns); Three floodlight mountings serving Pitch no. 2 are on three shared columns also serving Pitch no. 3. c) The construction of a single storey Pavilion building (2050 m2) to provide 10 no. team changing rooms, showers and toilets, male and female officials changing rooms, kitchen preparation and service area, dining / multi-purpose room, team meeting room, gymnasium / weights room, medical room, physio room, first aid room, storage, tuck shop, reception, cleaning supplies room, office, changing places room, male WC, female WC, unisex WC, foyer/ entrance lobby and plant room. The Pavilion building will include photovoltaic panels on the roof and associated heat pump enclosure. d) the provision of a separate Indoor Training Facility including a 20m x 30m pitch. (600m2) e) Maintenance garage</p>

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		<p>(200 m<sup>2</sup>) adjoining Indoor Training Facility building. f) the construction of a spectator stand to the south of Pitch no. 1 to accommodate 500 seated spectators with roof/cover, with Public Toilets (male and female) and equipment storage and plant located in undercroft of the stand. g) a 500 person uncovered terraced spectator stand, on the south of Pitch no. 1 consisting of two separate 250 person terraces either side of the main spectator stand h) Hurling wall, 5m in height and 105m in total length on two sides of an all weather hurling practice area / warm up area (40m x 65m) and also including 2.4m high fence and floodlights with a lux level of 300 mounted on 4 no. 18m high columns. i) a sprint training area of synthetic all weather surface adjoining the hurling warm-up area. j) Plaza area; space between Pitches no. 1, 3 &amp; 4, and Pavilion Building with hard and soft landscaping including permeable paving areas. k) a walking/jogging trail (1.32km) with outdoor exercise equipment within the perimeter of site, l) a proposed new signalized junction roadway and pedestrian/ cyclist access onto Wellington Lane at its junction with Rossmore Road; m) 112 car parking including 84 no. standard car parking spaces, 5 no. universal access spaces, 23 no. electric vehicle parking spaces with associated charging points and the provision of an additional 55 no. overflow spaces for intermittent use with a grasscrete finish, 4 no. coach spaces and bicycle stands for the parking of 161 no. bicycles. n) demolition of the driving range bays (820 m<sup>2</sup>), at Spawell Golf Academy. o) demolition of part of Indoor soccer pitch facility (296 m<sup>2</sup> area to be demolished) at Spawell Leisure Centre. p) removal of part of outdoor soccer pitch (326 m<sup>2</sup> area to be removed) at Spawell Leisure Centre. q) demolition of 1 no. maintenance shed (34 m<sup>2</sup>) at Spawell Leisure Centre. r) SuDS Measures including a combination of stone-attenuation beds within pitches, tree pits, permeable overflow parking surface, permeable paving to plaza area, grassed swales and channels. s) an ESB substation and 2 no. switch rooms, housed in one structure of overall area 57m<sup>2</sup>. t) site clearance to include removal of trees and vegetation. In addition, the development will include; u) Earthworks, drainage infrastructure and attenuation, retaining structures, signage, landscaping, security fencing / boundary treatment, bin storage, and all other associated site development works above and below ground level. A Natura Impact Statement (NIS) will be submitted</p>

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		to the planning authority with this application.
SD24A/0177 W	GRANT PERMISSION	14/11/2024
	Applicant: Matthew Lambert and Caitriona Murphy Location: 91, Beechwood Lawns, Rathcoole, Co. Dublin, D24CK77	
	Description: The development will consist of sub division of the existing corner house site to allow for construction of a new two storey, 2 bed dwelling with existing access from the road off Beechwood Lawns for car parking, new boundary separation fence and walls, new landscaping, new bin storage, new exterior terrace and all associated ancillary works. The works also include demolition of two existing garden sheds to the existing site to make way for the new dwelling.	
SD24A/0185 W	GRANT PERMISSION	15/11/2024
	Applicant: Gowan Motor Distribution Ltd Location: Unit 2007-2008, Orchard Avenue, Citywest Business Campus, Dublin 24, D24 RW52	
	Description: Erection of linear arrays of solar photovoltaic panels on the roof of Unit 2007 together with 4 invertors 1.075m wide x 0.33m deep x 0.55m high together with all ancillary works. There will be 350 panels in all, each 1.34m x 2.28m in size, located on 3 of the 4 south facing sides of the roof area, all concealed from view behind the parapet walling. No panels are proposed on the 4 north facing elevations. The panels will provide sustainable energy to the premises with the surplus being fed into the grid. An additional means of escape is also proposed.	
SD24A/0206 W	GRANT PERMISSION	15/11/2024
	Applicant: Rory Kelly Location: 60, Butterfield Park, Rathfarnham, Dublin 14, D14 Y165.	

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	Description:	Demolition of existing garage and outbuildings previously associated with 60 Butterfield Park. The construction of a detached 5-bedroom, 2.5 storey house with accommodation in roof including dormer windows to side and 2 roof lights on other side. Including all associated site works, landscaping, SUDS drainage details, new foul connections into existing sewer. Modifying existing vehicle access position to Butterfield Park. Reduction in height to a section existing boundary wall from 2.6m to 2.1m, removing existing vehicle access from Butterfield Close. All in the former side garden of 60 Butterfield Park Rathfarnham Dublin D14 Y165.
SD24B/0238	GRANT PERMISSION	11/11/2024
	Applicant:	Mark and Kate Coyle
	Location:	7, Wainsfort Crescent, Dublin 6w
	Description:	Planning permission for ground and first floor extensions, to the rear and side elevations, new dormer window and window changes to the front elevation of the existing dwelling house and all associated site works.
SD24B/0254 W	GRANT PERMISSION	11/11/2024
	Applicant:	Laura Pomphrett
	Location:	20, Templeroan Court, Knocklyon, Dublin 16, D16 F6P6
	Description:	a rear attic dormer extension for study / storage space, alteration of main roof from hipped to dutch gable and 3 new roof windows to main front roof and alterations to front elevation.
SD24B/0386 W	GRANT PERMISSION	15/11/2024
	Applicant:	Jibosh Thampan
	Location:	11, Hermitage Way, Ballydowd, Lucan, Co. Dublin, K78F867

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	Description:	Conversion and extension of an existing garage into a bedroom with an ensuite and extension of the existing kitchen to the west side on the ground floor level; Construction of a new bedroom with an ensuite and extension of an existing bedroom to the north and west side on the first-floor level; Minor modifications to elevations and internal layout on all levels. All with associated site works and drainage.
SD24B/0412 W	GRANT PERMISSION	11/11/2024
	Applicant:	Cormac and Stephanie Loughnane
	Location:	86, Templeville Road, Templeogue, Dublin 6W.
	Description:	Conversion of existing attic space comprising of modification of existing roof structure, raising of existing gable c/w window, new access stairs, 3no. roof windows to the front and flat roof dormer to the rear.
SD24B/0415 W	GRANT PERMISSION	13/11/2024
	Applicant:	Marie Louise Kelly
	Location:	19, Newbawn Drive,, Tallaght, Dublin 24, D24C9TW
	Description:	for the construction of new attic room with en-suite and new rear dormer roof structure and associated works.
SD24B/0419 W	GRANT PERMISSION	14/11/2024
	Applicant:	Gary and Cliodhna McGarrigle
	Location:	11, Beechdale Avenue, Oldcourt, Dublin 24, D24 NR24
	Description:	Conversion of existing attic space comprising of modification of existing roof structure, raising of existing gable c/w window, new access stairs and flat roof dormer to the rear.
	GRANT	12/11/2024

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**LIST OF DECISIONS MADE**

Page 6 Of 9

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SD24B/0424 W	PERMISSION	
	Applicant: Garth McKeown Location: 63, Glenbrook Park, Rathfarnham, Dublin 14.	
	Description: The development will consist of a first floor extension above the existing converted garage, associated internal modifications to provide a new bedroom and ensuite bathroom, modifications to the existing north, south and east elevations including new windows, modifications to existing east boundary wall treatment and all associated site works.	
SD24B/0425	GRANT PERMISSION	14/11/2024
	Applicant: Patrick Deans Location: 49, The Avenue, Boden Park, Dublin 16	
	Description: The conversion of existing attic space comprising of the modifications and extending existing roof structure, raising existing gable wall to form Dutch hip, removal of chimney dormer to the rear and new Access stairs	
SD24B/0426 W	GRANT PERMISSION	14/11/2024
	Applicant: Colm and Lisa Kelly Location: 79, Fforster Park, Ballydowd Manor, Lucan, Co. Dublin, K78 P025.	
	Description: Conversion of existing attic space comprising of modification of existing roof structure, raising of existing gable c/w window, new access stairs and flat roof dormer to the rear.	
SD24B/0428 W	GRANT PERMISSION	11/11/2024

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	Applicant: Tomas and Joanne Sheehy Location: 88, Barton Drive, Rathfarnham, Dublin 14, D14 WV96  Description: Conversion of existing attic space comprising of modification of existing roof structure, raising of existing gable c/w window, new access stairs, 2no. roof windows to the front and flat roof dormer to the rear.	
SD24B/0430 W	GRANT PERMISSION	15/11/2024
	Applicant: Wing Shan Yip Location: 9, Templeville Avenue, Templeogue, Dublin 6W, D6WKC80  Description: Conversion of an existing garage (16 m <sup>2</sup> ) located at the side of a semi-detached house into a bedroom and storage space. The overall height of the garage will be increased from 2.76 m to 3.30 m to provide a compliant bedroom ceiling height. The project includes alterations to the garage elevations and associated works.	
SD24B/0433 W	GRANT PERMISSION	15/11/2024
	Applicant: Fiona and Cathal Faulkner and Byrd Location: 34, Orchardstown Avenue, Rathfarnham, Dublin, D14 KW66  Description: Conversion of existing attic space comprising of modification of existing roof structure and flat roof dormer to the side comprising of 2no. bedrooms.	
SD24B/0413 W	GRANT RETENTION & REFUSE RETENTION	13/11/2024
	Applicant: Angad Singh Location: 24, Belfry Gardens, Citywest, Co. Dublin, D24 H9W8  Description: Retention permission for existing single storey family flat	

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		extension of 19.8sq.m gross internal area approx (24sq.m gross footprint approx) containing wc, kitchenette, bedroom/living accommodation, and to include existing rear gateway access from garden to public footpath, works are currently subject to South Dublin County Council Enforcement Notice Pursuant to Section 154(5)(a)(i) of The planning & Development Act, 2000 (a amended) ENF: S8796 of 1st December 2023 (for extension to the rear built without benefit of planning permission and creation of rear gateway entrance onto public footpath without benefit of planning permission) on overall site of 227sq.m or 0.0277ha approx.
SD24B/0493 W	INVALIDATE APPLICATION	15/11/2024
	Applicant:	Graham and Gillian Dunning and O'Keeffe
	Location:	84, Fairways, Rathfarnham, Dublin 14, D14KX51
	Description:	For the demolition of existing rear extension, construction of new single storey rear extension, new first floor extension over existing garage with extended hip roof, conversion of side garage to habitable space, new porch structure, lowering of existing ground floor level, elevational window changes, widening of existing front entrance, new bin store in front garden, external garden works and all associated works.
SD23A/0315	REFUSE PERMISSION	12/11/2024
	Applicant:	Perelisa Management Limited
	Location:	0.0854 ha Site Located to the South of, Lucan Road Old, Palmerstown, Dublin 20, D20 EW02
	Description:	(i) demolition of existing vacant single storey structure on-site (75 sq.m) and associated garage structure to the rear of this (127 sq.m); (ii) construction of a mixed-use development comprising 1 no. commercial/retail unit at ground floor level (160 sq.m) and 12 no. residential units (6 no. one-bedroom units, 3 no. two-bedroom units and 3 no. three-bedroom units) at upper floor levels in a four-storey building. Each apartment will be provided with private



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		amenity space in the form of a balcony/terrace space and communal open space will be provided at ground and roof levels. A total of 42 no. internal bicycle parking spaces are proposed to serve the development as well as 6 no. car parking spaces (including 1 no. accessible parking space) at surface level. The proposed development also includes (iii) all associated site and infrastructural works, including foul and surface water drainage, landscaping, boundary treatments, plant room, site lighting, bin storage and signage necessary to facilitate the development.
SD24A/0172	REFUSE PERMISSION	15/11/2024
	Applicant:	Better Vallue Unlimited
	Location:	Unit 25/26 & 24A, Dunnes Stores Cafe, The Mill Centre, Ninth Lock Road, Dublin 22
	Description:	Change of use and amalgamation of Unit 24A with Dunnes Stores Cafe (units 25/26) to increase the cafe's size from 257sqm to 368sqm, including an extended mall seating area and all other associated site works/services
SD24A/0216 W	REQUEST ADDITIONAL INFORMATION	11/11/2024
	Applicant:	Stephen Fearon
	Location:	Clonard, Raheen Brittas, Co. Dublin, D24 WK23
	Description:	PERMISSION TO RETAIN A BOUNDARY METAL SHEET FENCE AS CONSTRUCTED ON SITE TOTAL LENGTH 72 METERS ON THE NORTH, SOUTH AND EAST BOUNDARY ON SITE. THE HEIGHT OF THE FENCE ON SITE IS 3.5 METERS. THE FENCE IS CONSTRUCTED IN METAL FRAME 80X80 MM POST EVERY 4 METERS AT METAL SHEETING PRIED TO SITE.