

*Reg. Ref.*

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**SD24A/0290W**

An Bord Pleanala Ref: PL-500528-SD-25  
Appeal Decided: 06/05/2026  
Appellant Type: 1st Party  
Appeal Decision: Refuse Permission  
Councils Decision: GRANT PERMISSION  
Applicant: Killross Properties Limited

Location: 2.17 ha site to the north of the N4 Lucan by-pass and to, the east of Ardeevin Manor and Ardeevin Co, (Lucan and Pettycanon townlands), Lucan, County Dublin, K78 XT10

Description: Killross Properties Limited, intend to apply for permission for a residential development of 97 dwellings (consisting of 45 no. houses, 48 no. apartments and 4 no. duplexes), the demolition of 7 no. structures including 3 no. habitable dwellings, a 293.1 sq.m creche facility and all ancillary development, on a 2.17 ha site to the north of the N4 Lucan by-pass and to the east of Ardeevin Manor and Ardeevin Court, (Lucan and Pettycanon townlands), Lucan, County Dublin. Vehicular access is proposed from Ardeevin Avenue, Ardeevin Manor to the west, and cyclist and pedestrian access is proposed from Primrose Lane to the north. The proposed development comprises:

1. The Demolition of 7 no. existing structures on site including storage units, a community building and 3 no. habitable dwellings (999.92 sq.m)
2. The Construction of 97 no. residential dwelling comprising:
  - o 2 no. 1 bedroom apartments;
  - o 46 no. 2 bedroom apartments;
  - o 2 no. 2 bedroom duplex units;
  - o 2 no. 3 bedroom duplex units;
  - o 44 no. 4 bedroom semi-detached houses; and
  - o 1 no. 4 Bedroom Detached House.
3. The Construction of a 293.1 sq.m childcare facility;
4. 4,039 sq.m of Public Open Space provided in 7 separate landscaped areas.
5. The extension of Ardeevin Avenue facilitate vehicular access to the site.
6. Connection to Primrose Lane to facilitate cyclist and pedestrian access.
7. 101 no. car parking spaces, 125 no. bicycle spaces;
8. All enabling and ancillary development and works including landscaping, boundary treatments, lighting, water and utility services and connections, waste management and all ancillary development and works above and below ground.

*Reg. Ref.*

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**SD25B/0608W**

An Bord Pleanala Ref: PL-500567-SD-26  
Appeal Decided: 05/05/2026  
Appellant Type: 3RD PARTY  
Appeal Decision: Grant Permission  
Councils Decision: GRANT PERMISSION  
Applicant: Jason O Donnell

Location: 11, Priory Way, Dublin 12, D12YX80

Description: Planning permission for attic conversion with hip to gable roof and dormer to rear roof to accommodate stairs to allow access to attic conversion with roof windows to front all with associated ancillary works