

NOTICE of PROPOSED DEVELOPMENT.  
PLANNING & DEVELOPMENT ACT 2000 (as amended)  
Part 8 of the PLANNING AND DEVELOPMENT REGULATIONS 2001 (as amended)



Proposed development of 10 dwellings including 1 live-in artist's studio with gallery & associated site works to site at junction of Barrack Lane & Dublin Road, Lusk, Co. Dublin.

In accordance with Part XI of the Planning and Development Act 2000 (as amended) and Part 8 of the Planning and Development Regulations 2001 (as amended), Fingal County Council hereby gives notice of the **proposed works** to be carried out at the above site:

The construction of a 2 ½ storey, stone/render/zinc clad building with pitched and flat roofs including solar panels and roof lights with; 10 number units in total to include; 4 number 2 bedroom single storey dwellings and 1 number single storey live-in artists studio with part double height gallery space at ground floor level and; 5 number 2 bedroom duplex dwellings at first floor level with stairs/lift/external walkway access and; 11 number car parking spaces including 2 number visitor spaces and bin/bike/meter stores to the north of the site and; Public and private landscaped areas with trees/hedges/paving/seating onto Barrack Lane and to the centre of the development and; Boundary walls, SUDs drainage, and all associated works.

In accordance with Articles 81 and 120 of the Planning & Development Regulations 2001 (as amended), Fingal County Council has concluded from a preliminary examination that no significant effects on the environment are likely as a result of the proposed development and that an Environmental Impact Assessment is not required. Any person may, within 4 weeks from the date of this notice, apply in accordance with the provisions of article 120 of the Planning and Development Regulations 2001 (as amended) to An Bord Pleanála for a screening determination as to whether the development would be likely to have significant effects on the environment.

Plans and particulars of the proposed development will be available for inspection at <http://consult.fingal.ie/en/browse> and inspection or purchase at a fee not exceeding the reasonable cost of making a copy from Friday 17<sup>th</sup> July 2020 to Monday 17<sup>th</sup> August 2020 at the following locations: Fingal County Council, County Hall, Main Street, Swords, Co. Dublin, K67 X8Y2 and Fingal County Council, Civic Offices, Grove Road, Blanchardstown, Dublin 15, D15 W638 during normal opening hours (Monday to Thursday 9am to 5pm and Friday 9am to 4.30pm).

Submissions or observations with respect to the proposed development dealing with the proper planning and sustainable development of the area in which the development would be situated, may be made either online through the website <http://consult.fingal.ie/en/browse> or in writing to: Senior Executive Officer, Housing Department, Fingal County Council, Civic Offices, Grove Road, Blanchardstown, Dublin 15, D15 W638.

Submissions or observations with respect to the proposed development must arrive no later than **5pm on Monday 31<sup>st</sup> August 2020**. All the issues that are raised in submissions and observations to the Council in regard to this proposed development, including the response of the Chief Executive thereto, will form part of the statutory report to be presented to the monthly meeting of Fingal County Council.

The statutory report will list the persons or bodies who made submissions or observations with respect to the proposed development in accordance with regulations made under Part XI of the Planning and Development Act as amended. The minutes of that meeting including the statutory report will appear on the Council's Website. Details including the names of those making submissions or observations may also be shared with relevant Council Departments and agents working on their behalf.

Senior Executive Officer, 17<sup>th</sup> July 2020