

South Dublin Outdoor Advertising Project - AA Screening

Project provides for the installation of outdoor advertising display units (including all associated site works and services) on SDCC lands at 28 locations (8 'Digipanel' and 20 'Digipole' display units) and shall display civic or commercial content

On behalf of:
South Dublin County Council

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1. INTRODUCTION

1.1 Background

This report has been prepared by MacCabe Durney Barnes on behalf of South Dublin County Council (SDCC), to support it in undertaking a screening for Appropriate Assessment for a development comprising the implementation of SDCC's Outdoor Advertising Strategy through the provision of a network of structures that will be used for SDCC's communications, and provide up to date information for all citizens on events, festivals and important notifications. In support of this initiative, 28 Outdoor Digital Advertising displays are proposed in appropriate locations, in two recognised formats, providing 8 Digipanel and 20 Digipoles.

The project provides for the installation of outdoor advertising display units (including all associated site works and services) on SDCC lands at 28 locations (8 'Digipanel' and 20 'Digipole' display units) as listed below and shall display civic or commercial content.

1.2 Appropriate Assessment

1.2.1 Legislative Context

Council Directive 92/43/EEC on the Conservation of Natural Habitats and of Wild Fauna and Flora (Habitats Directive) provides legal protection for habitats and species of European importance. The Directive requires that where a plan or project is likely to have a significant effect on a European Site, while not directly connected with or necessary to the nature conservation management of the site, it will be subject to 'Appropriate Assessment' to identify any implications for the European site in view of the site's Conservation Objectives. Specifically, Article 6(3) of the Habitats Directive states:

"6(3) Any plan or project not directly connected with or necessary to the management of the site (Natura 2000 sites) but likely to have significant effect thereon, either individually or in combination with other plans or projects, shall be subject to Appropriate Assessment of its implications for the site in view of the site's conservation objectives. In the light of the conclusions of the assessment of the implications for the site and subject to the provisions of paragraph 4, the competent national authorities shall agree to the plan or project only after having ascertained that it will not adversely affect the integrity of the site concerned and, if appropriate, after having obtained the opinion of the general public."

It is required that the competent authority must carry out a screening for appropriate assessment to assess, in view of best scientific knowledge, if the proposed development, individually or in combination with another plan or project is likely to have a significant effect on a European site. If it cannot be excluded, on the basis of objective information, that the proposed development, individually or in combination with other plans or projects, will have a significant effect on a European site, an appropriate assessment of its implications for the European Site(s) must be carried out.

The provisions of Article 6(3) do not apply where the proposed development is 'connected with or necessary to the management of the site'. In this case, the proposed development is not directly connected with or necessary to the management of any European site(s).

1.2.2 Process

The process required by Articles 6(3) and 6(4) of the Habitats Directive must be followed in sequence. Figure 1 below outlines the stages of AA according to current European Commission (EC) guidance (EC, 2021). Each stage may be revisited where further information becomes available, recommendations are incorporated, or changes are made to the plan or project.

The first step is to establish whether an AA is required, this is referred to as 'AA Screening'. The purpose of AA Screening is to determine, in view of best available scientific knowledge, whether a plan or project, either alone or in-combination with other plans or projects, could have likely significant effects on a European site, in view of that site's Conservation Objectives.

Whilst the various steps involved in the AA process must be carried out by a Competent Authority, under Section 177U(3) of the PDA 2000 (and Section 212(3) of the PDA 2024), project proponents or their consultants may undertake a form of screening to establish if an AA is required and provide advice, or may submit the information necessary to allow the Competent Authority to conduct a screening of an application for consent.

Specifically, Section 177U(3) of the PDA 2000 states that: *"In carrying out screening for appropriate assessment of a proposed development a competent authority may request such information from the applicant as it may consider necessary to enable it to carry out that screening, and may consult with such persons as it considers appropriate..."*

Specifically, Section 212(3) of the PDA 2024 states that: *"For the purpose of carrying out a screening for appropriate assessment under this section, the competent authority may request such information or such further information or clarification from the applicant for permission as it considers necessary to enable it to carry out that screening, or consult with such persons as the competent authority considers appropriate..."*

This Report therefore considers the potential for likely significant effects from the Proposed Development on European sites, both alone and in-combination with other plans or project. It provides information to assist the competent authority in undertaking AA Screening of the proposed development and provides a professional opinion on the requirement for further Appropriate Assessment.

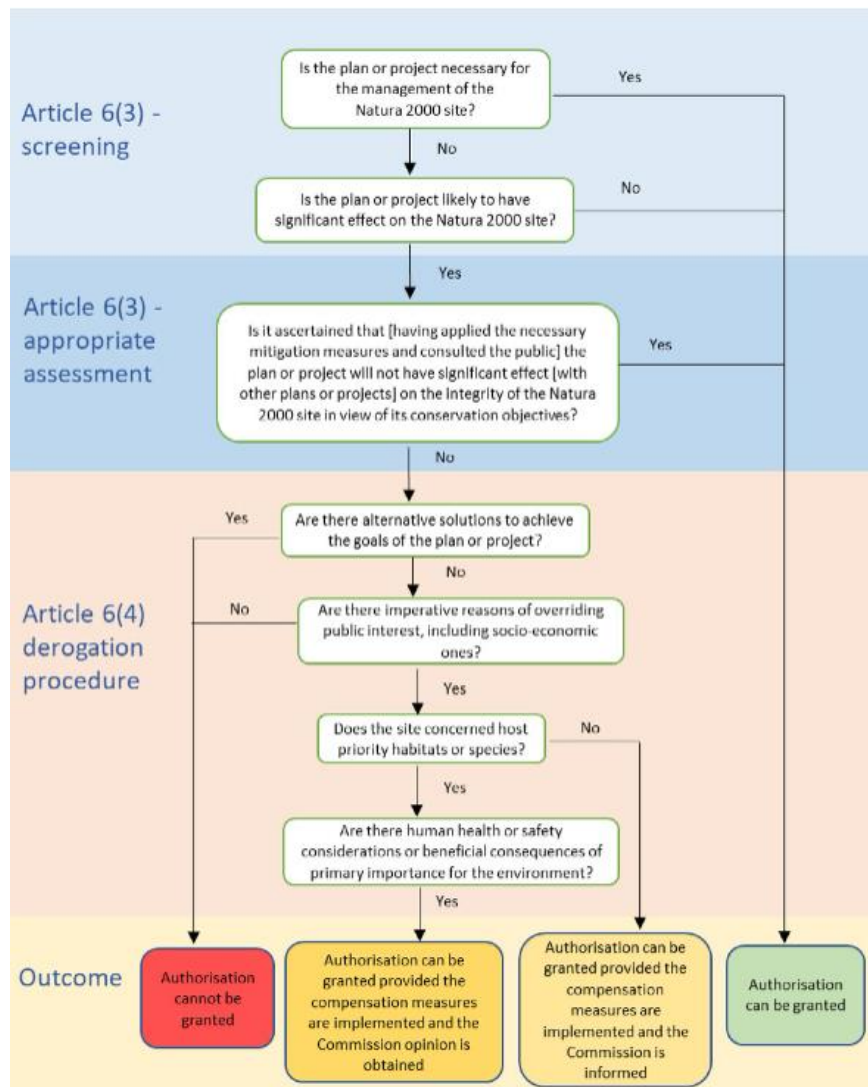


Figure 1: The stages in assessment of plans and projects in relation to European sites (Source: European Commission (2021))

1.2.3 Sources of Guidance

This AA Screening Report has been prepared in accordance with the EC guidance document *Assessment of Plans and Projects in relation to Natura 2000 Sites: Methodological Guidance on the provisions of Article 6(3) and 6(4) of the Habitats Directive 92/43/EEC* (EC, 2021). It also accords with the guidance provided in the Office of the Planning Regulator (OPR) document *Appropriate Assessment Screening for Development Management* (OPR, 2021), and follows the structure and approach it recommends, as shown in Fig. 2 below:

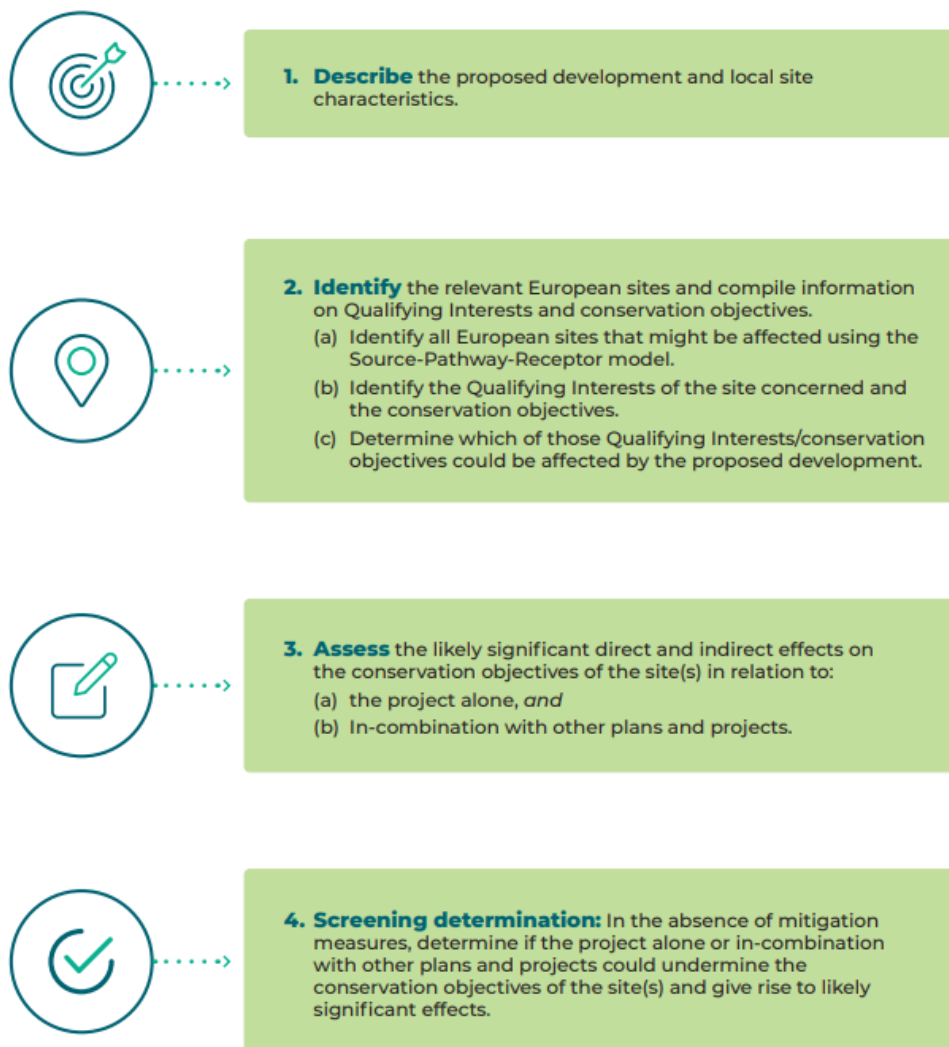


Figure 2: The AA Screening Process (Source: OPR Practice Note PN01 (2021))

The full list of guidance considered during the preparation of this AA Screening Report:

- Assessment of plans and projects in relation to Natura 2000 sites - Methodological guidance on Article 6(3) and (4) of the Habitats Directive 92/43/EEC. Commission Notice (2021) Brussels, 28.9.2021 C(2021) 6913 final (European Commission, 2021).¹
- Appropriate Assessment of Plans and Projects in Ireland: Guidance for Planning Authorities. National Parks and Wildlife Service, Department of the Environment, Heritage and Local Government, Dublin (2009, updated 2010) (Environment Heritage and Local Government, 2009).²
- Managing Natura 2000 sites. The provisions of Article 6 of the Habitats Directive

¹ European Commission. (2021). Commission notice- Assessment of plans and projects in relation to Natura 2000 sites - Methodological guidance on the provisions of Article 6(3) and (4) of the Habitats Directive 92/43/EEC (Issue 2021/C 437/01).

² Environment Heritage and Local Government. (2009). Appropriate Assessment of Plans and Projects in Ireland Guidance for Planning Authorities.

92/43/EEC. European Commission (2019). Brussels, (2019/C 33/01). OJ C 33, 25.1.2019.³

- Interpretation Manual of European Union Habitats. Version EUR 28. (European Commission, 2013).⁴
- OPR Practice Note PN01 Appropriate Assessment Screening for Development Management, (Office of the Planning Regulator, 2021).⁵

1.3 Statement of Authority

This AA Screening Report has been prepared by Richard Hamilton, BA MSc P.Grad EMAE, MIPI MRTPI. Richard is a Chartered Town Planner with over 28 years of experience in public and private sectors in Ireland including the preparation of EIS, EIAR and EIA Screening for infrastructure, commercial and residential development projects. He has a Post Graduate Diploma in Environmental Monitoring Assessment and Engineering (EMAE) from Trinity College Dublin. Prior to MacCabe Durney Barnes, his roles include Director with KPMG Future Analytics, a Director of Planning at RPS and an Associate with Colin Buchanan and Partners. MacCabe Durney Barnes is a Corporate Partner of the Institute of Sustainability and Environmental Professionals (ISEP).

³ European Commission. (2019). Managing Natura 2000 sites. The provisions of Article 6 of the Habitats Directive 92/43/EEC.

⁴ European Commission. (2013). Interpretation Manual of European Union Habitats. EUR 28.

⁵ Office of the Planning Regulator. (2021). OPR Practice Note PN01. Appropriate Assessment Screening for Development Management.

2. PROPOSED DEVELOPMENT

2.1 Description of Development

The text below is the Description of Development provided in the statutory site notices and newspaper notice.

Proposed Outdoor advertising project comprising of digital advertising display units capable of displaying civic and commercial advertising content across the County. The project provides for the installation of outdoor advertising display units (including all associated site works and services, including a mini-pillar at each site) on SDCC lands at 28 locations (8 'Digipanel' and 20 'Digipole' display units) as listed below.

The proposed 'Digipanel' digital advertising display units (sites 1 to 8) have an overall height of 2.56m, a depth of 0.2m, a width of 1.14m. and are double-sided with a display panel area of 1.53 sqm. The proposed 'Digipole' digital advertisement display units (sites 9 to 28) comprise a display case mounted on an offset leg, with an overall height of 5.45m, a width of 3.32m, a depth of 0.4m; and are double-sided with a display panel area of 8.125 sqm. The precise locations of sites are marked by a red X on the pavement or a red stake in the ground.

1. Digipanel: West side of Rathfarnham Road, Rathfarnham, Dublin 14, north of the junction with Main St
2. Digipanel: In front of 170 Templeogue Road, Templeogue Road, Dublin 6W
3. Digipanel: East side of the junction of Convent Road and Main Street, Clondalkin, Dublin 22
4. Digipanel: West side of Old Bawn Road, Tallaght Village, Dublin 24 in front of Unit 4, Old Bawn Road
5. Digipanel: Southwestern side of the junction of Main Road and Greenhills Road, Tallaght Village, Dublin 24, in front of Bank of Ireland
6. Digipanel: West side of the junction of Main Street and Lower Main Street/Dispensary Lane, Lucan, County Dublin
7. Digipanel: On plaza beside Adamstown Avenue at junction with Adamstown Boulevard, Co. Dublin
8. Digipanel: North side of Templeogue Road/Blessington Road, Templeogue, Dublin 6W, adjacent to the entrance to Templeogue Business Centre
9. Digipole: North side Grange Road, Rathfarnham, Dublin 16 (The Eden Centre car park)
10. Digipole: South side of Grange Road, Rathfarnham, Dublin 16 (east of Nutgrove Ave)
11. Digipole: Saint Colmcille's Way (R113), Scholarstown Road, Dublin 16 (on north side of road, to the east of Orlagh Grove roundabout)
12. Digipole: R112 Springfield Avenue, Rathfarnham, Dublin 14 (on south side of road, beside existing Bushy Park Car Park)
13. Digipole: R137 Tallaght Road/Blessington Road, Templeogue, Dublin 6W (central median of road, east of junction with M50)
14. Digipole: Old Bawn Road, Firhouse, Dublin 24 (north of junction with Firhouse Rd West)
15. Digipole: Firhouse Road, Dublin 16 (beside Dodder Valley Park boundary and opposite entrance to Pineview Business Park)
16. Digipole: N81 Tallaght Bypass, Dublin 24, west of junction with Belgard Road (R113) on central median of road
17. Digipole: Belgard Road (R113), Dublin 24 (on west side of road, south of junction with Colbert's Fort)
18. Digipole: R819 Greenhills Road, Kilnamanagh, Dublin 24 (on west side of road opposite Tallaght Theatre building)
19. Digipole: Ballymount Road Lower, Walkinstown, Dublin 12 (on northern side of road adjacent Ideal Bathroom and Tiles Centre)
20. Digipole: Lucan Road/Chapelizod Bypass, Dublin 20, to the east of Kennelsfort Road Upper/ Lower junction (in the central median)
21. Digipole: Cheeverstown Road, Tallaght, Dublin 24 northwest of junction with Fortunestown Way (on central median)
22. Digipole; Fonthill Road South, Dublin 22 north west of junction with Caddbeck Way and south of junction with Boot Road
23. Digipole: Ninth Lock Road, Clondalkin, Dublin 22 (outside Church of Jesus Christ of Latter-Day Saints)
24. Digipole: R136 Grange Castle Road, Lucan, Co. Dublin, adjacent to Kishoge Railway Station
25. Digipole: Fonthill Road North, Dublin 22 (south of junction with Lucan Newlands Road (on the western side of road)
26. Digipole: Long Mile Road, Dublin 12 to the east of the junction with Robinhood Road (on southern side of road)
27. Digipole: Junction of Citywest Drive and Citywest Road, Dublin 24 (adjacent to Citywest Shopping Centre car park and 'The Alder' building)
28. Digipole: Nangor Road, Dublin 12 opposite Diageo Baileys complex

2.2 Digipanels

The development will consist of the installation of 'Digipanel' double sided digital advertising displays including all associated site works and services. The structures shall display civic information or an advertisement. Each proposed structure has an overall height of 2.56m, a depth of 0.2m and a width of 1.14m. The area of each of the display panels is 1.53 sqm. The precise location of the unit is marked by a red x on the pavement.

The design distance between the finished ground level and the top of foundation in the case of Digipanels is 130mm on average.



Figure 3 Illustration of proposed Digipanel



Figure 4 Technical detail of proposed Digipanel

2.3 Digipoles

The development will consist of the installation of a 'Digipole' double sided, digital advertisement displays comprising a display case mounted on an offset leg including all associated site works and services. The structures shall display civic information or an advertisement. Each structure has an overall height of 5.45 metres

and a width of 3.320 metres with a depth of 0.4m. The area of each of the display panels is 8.125 sqm. The precise location of the unit is marked by a red x on the pavement or a red stake in the ground.

The design distance between the finished ground level (SOL) and the top of foundation in the case of Digipoles is 210 mm.



Figure 5 Image of Digipole installed in Donnybrook, Dublin 4

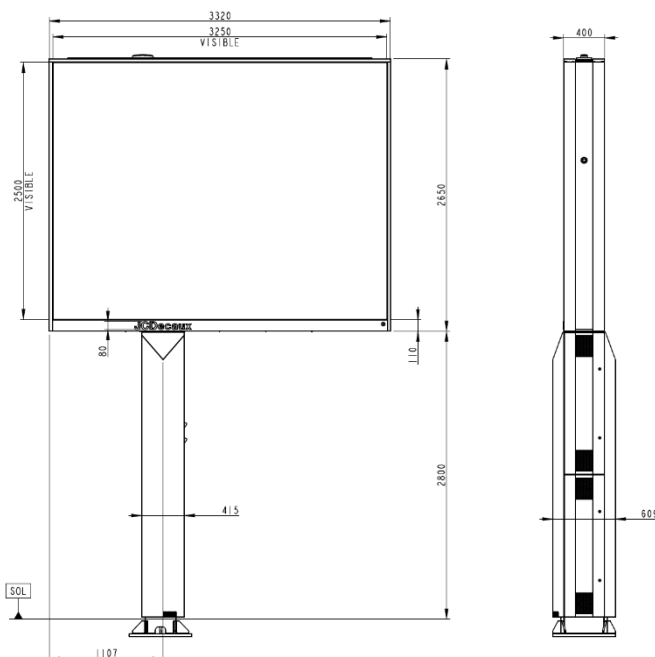


Figure 6 Technical detail of proposed Digipole

Digital Advertising Displays feature the following characteristics:

Modernisation: The introduction of digital advertising displays represents a modernisation of public advertising and provides opportunity for 'quality' rather than 'quantity' of advertising to be employed in the public realm. Digital formats allow for improved design control, image quality and increase the capacity to show a variety of messages on a single structure, reducing the need for increased numbers of individual advertisements.

Sustainability: Digital displays offer a range of environmental advantages compared with traditional internally illuminated advertising structures. The use of modern, energy-efficient lighting technology removes the need for printed materials and the associated waste generated through their production and replacement. Brightness levels can be automatically adjusted to suit environmental conditions, and further energy savings are achieved through the implementation of a curfew during off-peak hours. In addition, digital formats enable remote content management, removing the need for regular site visits and thereby reducing vehicle journeys and associated emissions.

Curfew: SDCC appreciates the importance of environmental sensitivity and 'down time' for commercial advertising structures. In accordance with good practice it is intended to have power down periods for the digital displays. In line with this commitment, it is proposed to implement a 2am to 6am curfew which would reduce unnecessary late-night stimulus.

Public Content Messaging: As part of the contract with SDCC and JCDecaux, 20% of screen time shall be devoted to public content messaging and communications. The council will use this allocation to display messages such as council initiatives, community events, festivals, works and general communications.

2.4 Construction Phase of the Proposed Developments

The construction phase will be limited to the installation of each display unit and associated site works and services. Works are to be short-term, localised and confined to the footprint of each display location and the immediately adjoining working area.

The precise sequencing of works will be confirmed by the appointed contractor. For the purposes of AA Screening, the construction activities are considered to comprise minor foundation works, installation of the display structure, electrical and service connections, reinstatement of hardstanding or grass verge, and site clean-up.

No instream works, watercourse crossings, abstractions, foul drainage connections or direct discharges to watercourses are proposed as part of the installation works.

2.5 Operational Phase of the Proposed Development

During operation, the displays will function as digital advertising structures, displaying civic and commercial content. The operational phase will not generate foul water, process water or contaminated surface water discharges. No operational activities are proposed that would involve vegetation clearance, instream works, watercourse modification, groundwater abstraction or emissions capable of affecting European sites.

Potential operational considerations relevant to AA Screening are limited to the presence of the structures and illumination. The proposed displays will operate using static digital images only, with no video or sound. The displays will incorporate controlled luminance, including reduced night-time illumination and a proposed

curfew between 2am and 6am. The maximum illumination of the advertisement displays between dusk and dawn shall not exceed 300 candelas per square metre. These operational characteristics form part of the proposed development and are considered in the screening assessment having regard to the urban and roadside context of the proposed display locations, the distance from European sites and the absence of suitable supporting habitat for QI/SCI species at the proposed display locations.

3. EXISTING SITES AND RECEIVING ENVIRONMENT

This section provides an overview of the 28 sites around the county as illustrated in Figure 7 below. The Digital Displays are distributed throughout the county in suitable locations, having regard to policy, accessibility and sensitivity analysis criteria. Generally, the 'Digipanel' displays are located in on-street locations in urban and local centres. The larger 'Digipoles' are typically located on roadside verges or medians in more road-dominated environments.

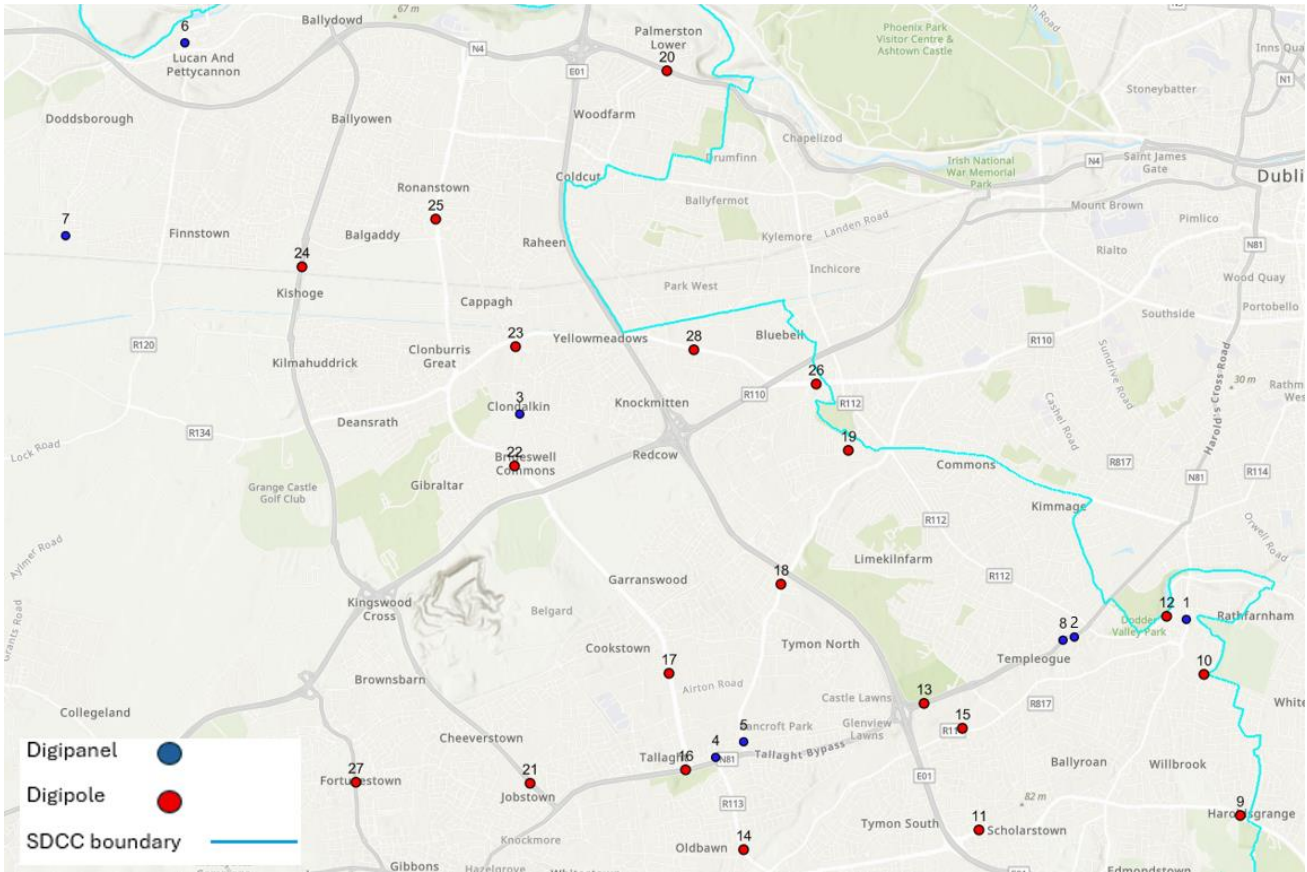


Figure 7 Site Location Map (Source: MDB ArcGIS)

Details on the site context of each proposed Digital Advertising display is detailed in Table 1 below.

Table 1: Site Location Information

Site #	Site Address	Characteristics of site location
Digipanel		
1	West side of Rathfarnham Road, Rathfarnham, Dublin 14, north of the junction with Main St	<p>The site comprises a raised kerbed footpath build-out on the western side of Rathfarnham Road/R114, adjacent to the Rathfarnham Road and Main Street junction and opposite Heritage Credit Union. Rathfarnham Road is a heavily trafficked multi-lane route served by several bus routes.</p> <p>The site is located within Rathfarnham Village, in close proximity to local retail, commercial and community uses. The area experiences high levels of pedestrian and vehicular activity. Existing footpath infrastructure in the area includes bollards, signposting, bins, bicycle stands and planters.</p>
2	In front of 170 Templeogue Road, Templeogue Road, Dublin 6W	<p>The site comprises a raised kerbed footpath build-out on Templeogue Road, adjacent to a signalised pedestrian crossing and directly outside a Down Syndrome Ireland charity shop. The location is within Templeogue Village, with nearby mixed residential, retail, commercial and hospitality uses including the <i>Morgue Pub</i>.</p> <p>The area experiences high levels of pedestrian, cyclist and vehicular activity associated with the adjoining traffic signals, cycle infrastructure and bus lanes. Existing footpath infrastructure in the area includes bollards, signposting, bicycle stands, planters and a segregated cycle lane running through the footpath area. There is an existing Pzazz 48 sheet advertising structure on the gable wall of the adjacent building.</p>
3	East side of the junction of Convent Road and Main Street, Clondalkin, Dublin 22	<p>The site comprises a section of footpath on the eastern side of Convent Road, outside Tower Credit Union. It is adjacent to the signalised three-arm junction of Convent Road, Main Street and Tower Road, which incorporates a central traffic island, used by pedestrians crossing the adjoining roads.</p> <p>The site is located within Clondalkin Village Centre, in close proximity to retail, commercial and community uses. Tesco Superstore adjoins Tower Credit Union, with Moyle Park College and residential properties also located nearby. The area experiences high levels of pedestrian and vehicular movement. Existing footpath infrastructure includes traffic signals, bollards, bicycle stands, lighting and signage.</p>
4	West side of Old Bawn Road, Tallaght Village, Dublin 24 in front of Unit 4, Old Bawn Road	<p>The site comprises a section of footpath on the western side of Old Bawn Road, outside the Irish Cancer Society charity shop. Old Bawn Road is a busy route providing access towards the N81. The surrounding area is predominantly retail and commercial in character, with shops and services located on Old Bawn Road. Pedestrian activity is generated by the adjoining retail units, nearby bus stop and local services. Existing footpath infrastructure in the vicinity includes a bus stop kerb, lighting column and speed signage.</p>
5	Southwestern side of the junction of Main Road and Greenhills Road, Tallaght Village, Dublin 24, in front of Bank of Ireland	<p>The site comprises a section of footpath adjoining the Bank of Ireland building at the junction of Main Road/Old Blessington Road and Greenhills Road/R819, within Tallaght Village. The site occupies a prominent village centre location at a busy signalised crossroads.</p> <p>The surrounding area is mixed in character, comprising retail, commercial, takeaway and restaurant and residential uses, including apartments in the vicinity. The area experiences high levels of pedestrian and vehicular activity associated with the adjoining junction, pedestrian crossing and village centre uses. Existing footpath infrastructure includes bollards, traffic signals, lighting, signage, and a bin, which is proposed to be relocated.</p>
6	West side of the junction of Main Street and Lower Main Street/Dispensary Lane, Lucan, County Dublin	<p>The site comprises a section of footpath at the junction of Main Street and Lower Main Street, within Lucan Village and adjacent to the River Liffey corridor.</p> <p>The surrounding area is mixed in character, comprising hospitality, retail, commercial and residential uses. Carroll's Gastro Pub is on the opposite side of the road to the subject site. The area experiences high levels of pedestrian, vehicular and bus movement associated with Main Street, the village centre and nearby river crossing. Existing footpath infrastructure includes bollards, boundary walls, lighting, signage and nearby trees.</p>

7	On plaza beside Adamstown Avenue at junction with Adamstown Boulevard, Co. Dublin	<p>The site comprises a section of footpath on Adamstown Avenue, within a recently developed mixed-use residential and commercial area. It is located adjacent to modern apartment development with ground-floor retail and service uses, including cafés (with outdoor seating), pharmacy, beauty services and other local amenities.</p> <p>The surrounding area includes apartment and housing development, nearby supermarkets, a children’s play area/open space and community facilities, with an HSE community facility located on the opposite side of Adamstown Avenue. The area experiences pedestrian, cyclist and vehicular activity associated with local services, bus lanes, cycle infrastructure and nearby pedestrian crossings. Existing footpath infrastructure in the vicinity includes bicycle stands and signage.</p>
8	North side of Templeogue Road/Blessington Road, Templeogue, Dublin 6W, adjacent to the entrance to Templeogue Business Centre	<p>The site comprises a section of footpath on Templeogue Road/Blessington Road, opposite Templeogue Tennis Club and its associated car parking, on the approach to Templeogue Village. The proposed structure is positioned adjacent to an existing boundary wall with mature hedging, which forms the rear boundary to residential properties.</p> <p>The surrounding area is mixed in character, comprising residential properties and a range of local retail, commercial, hospitality and neighbourhood service uses associated with Templeogue Village. The area experiences high levels of pedestrian, cyclist and vehicular activity associated with the village centre, pedestrian crossing, cycle infrastructure and Templeogue Tennis Club.</p>
Digipoles		
9	North side Grange Road, Rathfarnham, Dublin 16 (The Eden Centre car park)	<p>The site comprises a grassed strip on the northern side of Grange Road, set back from the carriageway by the existing raised cycle lane and footpath. The proposed Digipole is positioned adjacent to a low boundary wall/fence of the adjoining premises, which includes The Eden House, hospitality, childcare, beauty and neighbourhood service uses, together with associated car parking. These uses are accessible from Grange Road via a pedestrian entrance located in close proximity to the proposed Digipole, or via a separate vehicular entrance from Eden Avenue.</p> <p>Grange Road is a busy trafficked route with bus and cycle infrastructure in place. The opposite side of the road has a more landscaped character, comprising a boundary wall with mature trees beyond. Popular recreational amenities, including Grange Golf Club, Three Rock Rovers Hockey Club and Marlay Park, are located nearby.</p>
10	South side of Grange Road, Rathfarnham, Dublin 16 (east of Nutgrove Ave)	<p>The site comprises a grassed strip on the southern side of Grange Road, approximately 60m from the signalised junction of Grange Road, Nutgrove Avenue and Rathfarnham Wood. The proposed Digipole is set back from the carriageway behind the existing footpath, adjoining an existing car park and Bring Centre (glass bank).</p> <p>Grange Road is a busy trafficked route with bus infrastructure in the vicinity, including a nearby bus shelter and bus lane provision. The junction accommodates significant pedestrian, cyclist and vehicular movement, with pedestrian crossing facilities provided. Existing streetscape elements include traffic signals, bollards, signage, bicycle lockers/stands and lighting.</p> <p>The surrounding area is predominantly residential and landscaped in character, with a recently constructed apartment block located across the junction. St Mary’s Boys National School is also located in close proximity, contributing to pedestrian and vehicular activity in the area.</p>
11	Saint Colmcille’s Way (R113), Scholarstown Road, Dublin 16 (on north side of road, to the east of Orlagh Grove roundabout)	<p>The site comprises a grassed strip on the northern side of Saint Colmcille’s Way, set back from the carriageway behind the existing raised cycle lane and footpath. The site is located on the approach to the roundabout junction with Scholarstown Road and Orlagh Grove, with signalised pedestrian crossing facilities provided on the Saint Colmcille’s Way approach.</p> <p>This is a busy distributor road, carrying traffic between the M50 Junction 12, Scholarstown and Ballycullen. The site is located approximately 250m from the M50 Junction 12 access. Existing streetscape elements in the vicinity include an adjacent bus shelter, lighting, signage, cycle infrastructure and mature trees to the rear of the verge. The</p>

		surrounding area is predominantly suburban residential in character, with St Colmcille's Community School and Ballycullen Community Church located nearby.
12	R112 Springfield Avenue, Rathfarnham, Dublin 14 (on south side of road, beside existing Bushy Park Car Park)	<p>The site comprises a wide pavement area to the front of Bushy Park Car Park on the southern side of Springfield Avenue, set beside the existing low boundary wall with shrub planting located to the rear.</p> <p>The surrounding area is predominantly residential and landscaped in character, with the River Dodder corridor and Bushy Park located on the opposite side of Springfield Avenue. The opposite side of the road also includes a raised two-way cycle lane and extensive mature tree planting.</p>
13	R137 Tallaght Road/Blessington Road, Templeogue, Dublin 6W (central median of road, east of junction with M50)	<p>The site comprises a grassed central median on Tallaght Road/R137, between the opposing two-lane carriageways of this divided route. The proposed Digipole would be visible to traffic travelling in both directions. Tallaght Road is heavily trafficked, with significant vehicular movement associated with the nearby M50 Junction 11 and N81 roundabout. Adjoining the road corridor is a footpath and cycle lanes, grass verges and sections of tree planting.</p> <p>The surrounding area is mixed in character, comprising predominantly roadside commercial/service uses, together with some residential properties and recreational amenities. The proposed subject sits opposite to a Maxol petrol station. Further east is Spawell sports and leisure centre, with recreation infrastructure. An Coimisiún Pleanála granted permission in Feb 2026 (Ref. 321 439) to the demolition to the existing facilities at Spawell for the construction of a GAA cluster facility.</p>
14	Old Bawn Road, Firhouse, Dublin 24 (north of junction with Firhouse Rd West)	<p>The site comprises a roadside grass verge on Old Bawn Road, directly adjacent to the road. There is an existing cycle lane and pedestrian footpath running behind the proposed Digipole. The site is located beside a low boundary wall, with Dodder Valley Park immediately beyond.</p> <p>Old Bawn Road is served by bus services and is located in close proximity to the junction with Firhouse Road, where pedestrian crossing facilities are provided. The surrounding area is predominantly residential and open space in character, with Dodder Valley Park providing car parking, playground facilities, playing pitches and mature tree planting. Ahern's public house, with outdoor seating and associated car parking, is located nearby. The opposite side of Old Bawn Road consists of green space and mature planting in front of residential properties.</p>
15	Firhouse Road, Dublin 16 (beside Dodder Valley Park boundary and opposite entrance to Pineview Business Park)	<p>The site comprises a hardstanding strip located between the public footpath and cycle lane on the northern side of Firhouse Road. The proposed Digipole is positioned adjacent to an existing low boundary fence, with Dodder Valley Park located immediately beyond. A pedestrian access to the park is located in close proximity to the subject site.</p> <p>Firhouse Road is a busy trafficked route with bus lane provision and cycle infrastructure on both sides of the carriageway. Pedestrian crossing facilities also located nearby. Pineview Industrial Estate is located directly opposite the proposed site and accommodates a range of local commercial and service uses. The wider area includes parklands, residential development and recreational amenities, including Ballyboden St Enda's GAA club nearby.</p>
16	N81 Tallaght Bypass, Dublin 24, west of junction with Belgard Road (R113) on central median of road	<p>The site comprises a grassed central median on Tallaght Bypass/N81, immediately west of its junction with the R113. The median separates the opposing multi-lane carriageways of this heavily trafficked divided route, with the proposed Digipole visible to traffic travelling in both directions.</p> <p>This is a major arterial route, with significant vehicular movement associated with the adjoining R113 junction, Tallaght Town Centre and the wider local road network. Sean Walsh Memorial Park adjoins the southern side of the road corridor, with footpath and cycle infrastructure, grassed areas and mature tree planting located within the park boundary.</p> <p>The wider area forms part of the Tallaght town centre environment, with The Plaza Hotel directly opposite the proposed site and The Square Tallaght located to the north-west. Other civic, educational, healthcare and recreational uses are located within the wider Tallaght area.</p>

17	Belgard Road (R113), Dublin 24 (on west side of road, south of junction with Colbert's Fort)	<p>The site comprises a grassed roadside verge on Belgard Road, located between the existing footpath and road, adjoining the Windsor Nissan Belgard premises.</p> <p>Belgard Road is a multi-lane route, serving the Tallaght and Belgard area. Road infrastructure includes on-road cycle lanes, central median treatment and pedestrian crossing facilities along the corridor. The surrounding area is predominantly commercial, retail and employment-based in character, with Belgard Retail Park located adjacent to the Nissan premises and accommodating a range of retail, fast-food, service and industrial uses, together with associated car parking.</p> <p>An Amazon Web Services data centre is located on the opposite side of Belgard Road, with further employment and service uses located throughout the area.</p>
18	R819 Greenhills Road, Kilnamanagh, Dublin 24 (on west side of road opposite Tallaght Theatre building)	<p>The site comprises a roadside grassed verge on the western side of Greenhills Road, positioned between the road, which includes a marked on-road cycle lane, and the adjoining pedestrian footpath. The proposed Digipole would be located within an established roadside environment containing existing infrastructure, including a lighting column, bus stop infrastructure and nearby pedestrian crossing facilities.</p> <p>The verge adjoins an area of open green space with tree planting, bounded by a low wall and fence associated with Kilnamanagh Family Recreation Centre and its car park. Kilnamanagh AFC and associated playing pitches are located further west. The opposite side of Greenhills Road includes local commercial and leisure uses, including Tallaght Theatre and The Cuckoo's Nest, with residential development beyond. School Coláiste de hÍde located to the south-east of the site. Such uses contribute to Greenhills road functioning as a busy suburban distributor route serving the wider Kilnamanagh and Tallaght area.</p>
19	Ballymount Road Lower, Walkinstown, Dublin 12 (on northern side of road adjacent Ideal Bathroom and Tiles Centre)	<p>The site comprises a grassed strip between Ballymount Road Lower and the internal vehicular access serving the adjoining commercial/service premises, including Ideal Bathrooms & Tiles.</p> <p>Ballymount Road Lower serves the south-eastern edge of Ballymount Industrial Estate and accommodates a range of trade, commercial and service uses. The immediate area includes bathroom and tile showrooms, builders' merchants, vehicle and tyre services, garden and storage suppliers and other trade-related uses. Commercial signage forms part of the established streetscape. The surrounding area is mixed in character, with industrial and service uses to the west and residential development to the east and south-east, including the Stoneview apartment development in visible proximity. The site is located in proximity to Walkinstown Roundabout, providing access to the wider Walkinstown area and surrounding road network.</p>
20	Lucan Road/Chapelizod Bypass, Dublin 20, to the east of Kennelsfort Road Upper/ Lower junction (in the central median)	<p>The site comprises a grassed central median on Chapelizod Bypass, separating the opposing multi-lane carriageways of this heavily trafficked route. The proposed Digipole would be visible to traffic travelling in both directions. Chapelizod Bypass carries significant vehicular and bus movement, with bus lane provision along the outer lanes. The road has a landscaped character, with mature tree planting and grassed margins to either side. Residential development is set back behind this boundary planting.</p> <p>The site is located east of the junction of Chapelizod Bypass with Kennelsfort Road Upper and Kennelsfort Road Lower. The surrounding area is predominantly residential and landscaped in character, with nearby recreational amenities including Waterstown Park. Palmerstown Gate, Circle K and M50 Junction 7 are located further west, while Applegreen is located further east along the bypass.</p>
21	Cheeverstown Road, Tallaght, Dublin 24 northwest of junction with Fortunestown Way (on central median)	<p>The site comprises a paved central island on Cheeverstown Road, close to the junction with Fortunestown Way and to the side of the Tallaght Leisure Centre building. Cheeverstown Road has bus lane provision, cycle facilities and footpaths along both sides of the road. A sheltered bus stop is located on the Tallaght Leisure Centre side, with pedestrian access also provided to the leisure centre grounds and adjoining playing pitches. The surrounding area is residential, community and recreational in character. Tallaght Community National School is located near the Fortunestown Way junction, while Jobstown Park, Butler McGee Park and associated sports pitches are located further north, beyond the leisure centre. The N81 lies further south-east, contributing to the wider movement function of Cheeverstown Road.</p>

22	Fonthill Road South, Dublin 22 north west of junction with Caddbeck Way and south of junction with Boot Road	<p>The site comprises a grassed strip on the western side of Fonthill Road South, set back from the road behind the existing footpath. The proposed Digipole would be positioned within an established landscaped strip comprising grass, shrub planting and roadside trees, adjacent to the boundary treatment of the adjoining Circle K site. Fonthill Road South is a busy suburban route, carrying regular vehicular, bus, cyclist and pedestrian movement. The site is located in proximity to the junction of Fonthill Road South and Boot Road, the N7 sits southeast of the site and can also be easily accessed.</p> <p>The surrounding area is mixed in character, comprising predominantly residential development together with commercial, service and community uses. Circle K adjoins the site, while Newlands Home & Garden is located opposite. Aldi, Maldron Hotel and Clondalkin Primary Care Centre are also situated in the wider vicinity.</p>
23	Ninth Lock Road, Clondalkin, Dublin 22 (outside Church of Jesus Christ of Latter-Day Saints)	<p>The site comprises a section of footpath on the eastern side of Ninth Lock Road, outside the Church of Jesus Christ of Latter-day Saints. The church grounds comprise grassed open space with mature tree planting. Pedestrian access is adjacent to the site, while vehicular access and parking is to the rear, accessed via Oakfield. There is a bus stop also located to the front of the church. The junction of Ninth Lock Road and Nangor Road is located approximately 70m north of the site, this is a contributor traffic in the area.</p> <p>The surrounding area is mixed in character, comprising community, retail, commercial, service and employment uses, with residential development located further east. Local retail units, such as Polonez, and commercial units, such as Securispeed are accessed by the Oakfield Cul de sac, just south of the site. The Mill Shopping Centre, with a variety of establishments and associated parking is located further south. The opposite side of Ninth Lock Road is characterised by open undeveloped lands with mature tree growth.</p>
24	R136 Grange Castle Road, Lucan, Co. Dublin, adjacent to Kishoge Railway Station	<p>The site comprises a paved roadside area on the western side of Grange Castle Road, adjacent to Kishoge Train Station. The proposed Digipole is positioned beside the boundary wall. It adjoins the footpath, cycle lane and on-street parking bays.</p> <p>Grange Castle Road has traffic and bus lane provision in both directions, separated by a central median. The site is located close to pedestrian crossing facilities and station-related infrastructure, with regular bus, vehicular, cyclist and pedestrian movement associated with the train station. The surrounding area is developing in character, with transport, residential, educational and employment uses in the wider vicinity. Kishoge Community College is located nearby, with students and commuters contributing to pedestrian activity along the corridor. The wider area includes open lands, emerging residential development, such as Profile Park and access towards the Grand Canal Greenway.</p>
25	Fonthill Road North, Dublin 22 (south of junction with Lucan Newlands Road (on the western side of road))	<p>The site comprises a grassed roadside verge on the western side of Fonthill Road North, adjacent to the pedestrian entrance serving Foxdene Grove. The grassed verge is positioned between the carriageway and the adjoining footpath, with the residential estate boundary wall and planting located immediately to the rear. Fonthill Road North is a busy suburban route with bus lane provision and regular vehicular, bus and pedestrian movement. The opposite side of the road is characterised by open green space, tree planting and residential development set back from the road corridor.</p> <p>The surrounding area is predominantly residential and landscaped in character, with local schools, Ronanstown Garda Station, Ballyowen Park and Clondalkin Fonthill Station located within the wider vicinity. The junction with Newlands Road and Balgaddy Road lies to the north and contributes to the movement function of this section of Fonthill Road North.</p>
26	Long Mile Road, Dublin 12 to the east of the junction with Robinhood Road (on southern side of road)	<p>The site comprises a grassed strip on the southern side of Long Mile Road, within Ballymount Industrial Estate. The proposed Digipole is positioned on the grass area between the pedestrian footpath and the boundary to adjoining industrial premises. Long Mile Road is a busy urban distributor route serving the wider Ballymount and Naas Road employment corridor. The road accommodates regular vehicular, commercial, bus, cyclist and pedestrian movement. The surrounding area is characterised by industrial, warehouse, logistics and service-based uses, with large commercial premises, service yards and associated surface car parking along the road frontage.</p>
27	Junction of Citywest Drive and Citywest Road, Dublin 24 (adjacent to Citywest Shopping)	<p>The site comprises a wide curved footpath at the south-eastern corner of the Citywest Road junction with Citywest Drive and Fortunestown Lane. The proposed Digipole is positioned</p>

	Centre car park and 'The Alder' building)	<p>within the footpath area adjacent to the boundary wall of the adjoining Citywest Demesne residential development.</p> <p>Citywest Road and Citywest Drive form part of a busy suburban distributor road network serving the wider Citywest area. The surrounding area is recently developed and mixed in character, comprising residential apartment and housing schemes, retail, community and employment uses. Citywest Shopping Centre, McDonald's and associated car parking are located to the west of the site, while Scoil Aoife Community National School and Lidl are located further east along Citywest Drive. Fortunestown Luas stop and park-and-ride facilities are located nearby, with Magna Business Park situated to the rear of the adjoining residential development. The location is therefore characterised by movement associated with residential, retail, public transport, school and employment uses.</p>
28	Nangor Road, Dublin 12 opposite Diageo Baileys complex	<p>The site comprises a grassed roadside verge on the southern side of the Nangor Road. There are no active road frontages on this side of the road. The boundary to the road is formed by a palisade fence to the Western Industrial Estate to the south. The site is opposite the Diageo Baileys complex to the north.</p> <p>Nangor Road is a busy urban distributor route serving the wider Fox and Geese, and Park West employment corridor. The road accommodates regular vehicular, commercial, bus, cyclist and pedestrian movement. The surrounding area is characterised by industrial, warehouse, logistics and service-based uses, with large commercial premises, service yards and associated surface car parking.</p>

4. METHODOLOGY

This section sets out the methodology used to inform the AA Screening Report, including the data sources reviewed, the approach to identifying potential impact pathways, the definition of the Zone of Influence, and the consideration of potential interactions between the proposed development and European sites.

4.1 Data Sources

A desk-based study was carried out to help establish the baseline conditions relevant to the Proposed Development. The following resources were analysed to inform the baseline description of the proposed sites and for assessing sensitivities of European sites:

- Geological Survey of Ireland (GSI) online dataset⁶
- South Dublin County Development Plan 2022 - 2028
- Environmental Protection Agency (EPA)⁷
- GeoHive⁸
- National Parks and Wildlife Service (NPWS)⁹

4.2 Source - Pathway – Receptor Approach

The assessment of likely significant effects on European sites is undertaken using the Source-Pathway-Receptor model. For a likely significant effect to arise, there must be an identifiable source of impact, a pathway linking that source to a European site, and a sensitive receptor. In the absence of any one of these elements, there is no mechanism by which likely significant effects could occur.

For the purposes of this assessment:

- Source(s): include potential impacts arising from the proposed development, e.g. pollutant run-off, noise, lighting, human presence, dust, vegetation disturbance;
- Pathway(s): include any hydrological, hydrogeological, ecological or functional link between the proposed development and a European site, e.g. surface water connections, groundwater connections, ecological corridors, or the use of land outside a European site by QI or SCI species; and
- Receptor(s): the Qualifying Interests (QIs) of Special Areas of Conservation (SACs), the Special Conservation Interests (SCIs) of Special Protection Areas (SPAs), or ecological features known to support those QIs or SCIs.

4.3 Establishing the Zone of Influence

The Zone of Influence (Zoi) is the geographical area within which the proposed development could potentially affect the receiving environment in a manner that may have implications for the Qualifying Interests (QIs) or Special Conservation Interests (SCIs) of a European site.

⁶ <https://www.gsi.ie>

⁷ <https://gis.epa.ie/EPAMaps/>

⁸ <https://webapps.geohive.ie/mapviewer/index.html>

⁹ [The Status of EU Protected Habitats and Species in Ireland \(arcgis.com\)](https://www.arcgis.com)

No part of the proposed development is located within any European site. The site characteristics of each proposed display location have therefore been considered where relevant to the identification of potential pathways to European sites.

A desktop review was undertaken to identify European sites within the potential ZOI of the proposed development and to consider whether any hydrological, hydrogeological, ecological or functional pathways exist between the proposed display locations and European sites. The ZOI has been established on a case-by-case basis, having regard to the nature, scale and location of the proposed development, the characteristics of the receiving environment, and the presence or absence of relevant impact pathways.

In accordance with European Commission guidance and OPR Practice Note PN01, the assessment does not rely on an arbitrary distance-based approach. Instead, European sites were considered having regard to potential pathways, including hydrological connections, hydrogeological connections, ecological connectivity, functional links to supporting habitat, and the potential for disturbance or emissions to affect European site receptors.

The assessment considers the project at both a project-wide level and on a site-by-site basis, having regard to the 28 no. proposed display locations, the individual setting of each location, and any potential Source - Pathway-Receptor connections. The potential for in-combination effects with other plans and projects is considered separately in the screening assessment.

4.4 Potential interactions of the proposed development on the receiving environment

Having regard to the European Commission (2021) guidance document and the OPR Practice Note PN01 (2021), the potential impacts of the project on the receiving environment at source are set out in Table 2 below, relative to the following criteria:

- Habitat destruction/fragmentation/deterioration;
- Surface water run-off carrying suspended silt and contaminants, into local watercourses;
- Changes to groundwater quality, yield and/or flow paths associated with the proposed development;
- Project related activities (noise, vibration, lighting, human presence, structures, etc);
- Air pollution due to dust and other airborne emissions; and
- Disturbance and potential spread of invasive species during the proposed works.

These potential sources are then considered further in defining the Zone of Influence of the proposed development and identifying whether any Source-Pathway-Receptor connection exists between the proposed development and European sites.

Table 2: Identification of sources of impacts arising from the proposed development that have potential for interactions with the receiving environment

Criteria	Potential sources of impact
Habitat destruction / fragmentation / deterioration	<p>Construction Phase: The majority of sites are located on existing public footpaths, hardstanding, roadside verges and grassed medians. Minor localised disturbance of hardstanding or managed grass verge may occur.</p> <p>Operational Phase: No works that could cause habitat destruction, fragmentation or deterioration will take place during this phase.</p>
Surface water run-off carrying suspended silt and contaminants, into local watercourses.	<p>Construction Phase: Several proposed display locations are located within proximity to mapped watercourses, including the River Dodder, Camac, Griffeen, Jobstown Stream and other local watercourses. However, the construction works are small-scale and localised and no instream works, watercourse crossings, abstractions or direct discharges to any watercourse are proposed.</p> <p>Operational Phase: No works that could generate process water, foul water or contaminated surface water discharges will take place during this phase.</p>
Changes to groundwater quality, yield and/or flow paths associated with the proposed development.	<p>Construction Phase: Excavation works will be shallow and limited to the installation of foundations and associated services. The works are not expected to result in changes to groundwater quality, yield or flow paths.</p> <p>Operational Phase: During the operational phase, there will be no activities that lead to changes in groundwater quality, yield and/or flow paths.</p>
Project related activities (noise, vibration, lighting, human presence, structures, etc.)	<p>Construction Phase: Temporary and localised noise, vibration and human presence may occur during installation works. Given the minor scale and urban/roadside context of the sites, such effects would be limited and short-term.</p> <p>Operational Phase: The displays will operate as static digital advertising structures. Lighting effects are considered as part of this AA Screening by having regard to the roadside context of the sites, controlled luminance, curfew, separation distance from European sites and absence of suitable supporting habitat for QI/SCI species at the proposed display locations.</p>
Air pollution due to dust and other airborne emissions.	<p>Construction Phase: Minor dust may arise during excavation or reinstatement works. Given the small scale of the developments, any dust generation would be temporary and localised.</p> <p>Operational Phase: No activities will be carried out during the operational phase of this proposed development that could cause air pollution.</p>
Disturbance and potential spread of invasive species	<p>Construction Phase: The proposed works are localised and located on existing hardstanding, footpaths, road medians and grassed verges. No invasive species have been identified within the information reviewed to date. The works are not located within any European site and no direct pathway for the spread of invasive species to</p>

<p>during the proposed works.</p>	<p>a European site has been identified.</p> <p>Operational Phase: During this phase, no works that could spread invasive species will take place.</p>
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4.5 Approach to Lighting

Artificial lighting is a relevant consideration for this project given the illuminated nature of the displays. The assessment of lighting impacts has been conducted with reference to the urban and roadside context of the proposed locations, existing illumination from streetlights, vehicle headlights and commercial signage, the controlled luminance of the proposed displays, the operational curfew, separation distance from European sites, and the absence of suitable supporting habitat for relevant QI/SCI species at the proposed display locations.

4.6 Limitations

The assessment is based on desk-based data from publicly available sources; no field survey was conducted to inform this AA screening report. A lack of records on a species does not necessarily mean that species does not occur in that area. However, given the nature of the proposed development (minor works, on existing urban roadside environments), the character of the proposed locations, and the distances and pathway relationships to European sites, it is not considered that the absence of field survey represents a limitation to the assessment of likely significant effects.

5. SCREENING FOR APPROPRIATE ASSESSMENT

5.1 Introduction

This section applies the methodology set out in Section 4 to determine whether the proposed development, either alone or in combination with other plans or projects, is likely to have a significant effect on any European site. The proposed development is not directly connected with or necessary to the management of any European site, and no proposed display location is located within or adjoins a European site.

5.2 Identification of European Sites within the Zone of Influence

The Zone of Influence (Zol) has been defined on a case-by-case basis using the Source-Pathway-Receptor model, having regard to the nature, scale and location of the proposed development and the ecological sensitivities of European sites in the wider area.

The proposed development comprises 28 no. digital advertising display locations across the South Dublin County Council administrative area, none of which overlap with any European site. Potential indirect pathways considered include surface water, groundwater, air/dust, noise, vibration, lighting disturbance and the potential use of the proposed display locations as supporting habitat for mobile QI/SCI species.

The nearest European sites identified in the context of the proposed display locations are Glenasmole Valley SAC, Rye Water Valley/Carlton SAC, Wicklow Mountains SAC and South Dublin Bay SAC. The closest identified European site is Glenasmole Valley SAC, located approximately 2.2km from Digipole 14 at Old Bawn Road, Firhouse. Other European sites, including South Dublin Bay and River Tolka Estuary SPA, North Dublin Bay SAC, North Bull Island SPA, Wicklow Mountains SPA and other SPAs with mobile bird species, have also been considered for potential hydrological or supporting habitat pathways. The proposed display locations are urban and roadside settings and do not provide suitable supporting habitat for relevant QI/SCI species.

A number of proposed display locations are also located in proximity to mapped watercourses, including the River Dodder, Camac, Griffeen, Jobstown Stream, Robinhood Stream, Little Dargle and other local watercourses. The closest mapped watercourse relationships include Digipanel 6 at the junction of Main Street and Lower Main Street/Dispensary Lane, Lucan, approximately 0.01km from the River Griffeen. Digipole 12 on Springfield Avenue sits approximately 0.03km from the River Dodder. Likewise, Digipole 27 at the junction of Citywest Drive and Citywest Road is approximately 0.03km from Baldonnell Upper. Such watercourse relationships have been considered in the assessment of potential hydrological pathways. However, the proposed works are minor and localised, and no instream works, watercourse crossings, abstractions or direct discharges to any watercourses are proposed. Therefore, no water-related connection to any European site has been identified that could give rise to likely significant effects.

Table 3 below identifies the European sites considered within the Zone of Influence. The *Closest Display Locations* column lists the display locations for which each European site is the closest European site identified in the distance review. Where no specific display location is identified, the European site has been considered at a project-wide level and no location specific Source-Pathway-Receptor connection was identified.

Table 3: Identification of European Sites within the Zone of Influence

Site Code	European Site	Closest Display Locations	Distance	Qualifying Interests / Special Conservation Interests	Pathway Assessment / Screening Rationale	Considered further in screening
Special Areas of Conservation (SAC)						
001209	Glenasmole Valley SAC	2, 3, 4, 5, 8, 11, 13, 14, 15, 16, 17, 18, 19, 22, 23, 26, 27, 28	c. 2.2 – 7.3 km	Petrifying springs with tufa formation; Molinia meadows; semi-natural dry grasslands and scrubland facies on calcareous substrates.	No direct overlap. The works are outside the SAC and would not result in loss or fragmentation of SAC habitats. No pathway for likely significant effects has been identified.	No
001398	Rye Water Valley/Carton SAC	6, 7, 20, 21, 24, 25	c. 2.7 – 8km	Petrifying springs with tufa formation; Narrow-mouthed Whorl Snail; Desmoulin’s Whorl Snail.	No direct overlap. The works are minor and localised within urban and roadside settings. Although Digipanel 6, Lucan Village, is located close to the Griffeen watercourse, no instream works, crossings, abstractions or direct discharges are proposed. No pathway capable of affecting the SAC QIs has been identified.	No
002122	Wicklow Mountains SAC	9	c. 4.7km	Oligotrophic waters; natural dystrophic lakes and ponds; wet, dry, alpine and boreal heaths; Calaminarian and Nardus grasslands; blanket bogs; scree and rocky slope habitats; old sessile oak woods; otter.	No direct overlap. The proposed display locations do not provide suitable habitat for SAC QIs. No hydrological or ecological pathway capable of affecting the SAC has been identified.	No
000210	South Dublin Bay SAC	1, 10, 12	c. 5.6- 6.3km	Mudflats and sandflats; annual vegetation of drift lines; Salicornia; embryonic shifting dunes.	No direct overlap. Potential hydrological connections to Dublin Bay have been considered; however, given the minor scale of works, absence of instream works or direct discharges, and separation distance from the SAC, no pathway for likely significant effects has been identified.	No

000206	North Dublin Bay SAC	No specific display location identified	n/a	Mudflats and sandflats not covered by seawater at low tide; annual vegetation of drift lines; Salicornia and other annuals colonising mud and sand; Atlantic salt meadows; Mediterranean salt meadows; embryonic shifting dunes; shifting dunes; fixed coastal dunes; humid dune slacks; Petalwort.	No direct overlap. Given the absence of direct discharge or instream works, no surface water or disturbance pathway for likely significant effects has been identified.	No
Special Protection Areas (SPA)						
004006	North Bull Island SPA	No specific display location identified	n/a	Wintering waterbirds including Light-bellied Brent Goose, Shelduck, Teal, Pintail, Oystercatcher, Golden Plover, Grey Plover, Knot, Sanderling, Dunlin, Black-tailed Godwit, Bar-tailed Godwit, Curlew, Redshank, Turnstone, Black-headed Gull and Shoveler; Wetland and Waterbirds.	No direct overlap. The proposed display locations do not provide suitable supporting habitat for SPA bird species. Given the absence of direct discharge or instream works, no surface water or disturbance pathway for likely significant effects has been identified.	No
004040	Wicklow Mountains SPA	2, 3, 4, 5, 7, 8, 9, 11, 13, 14, 15, 16, 17, 18, 21, 22, 27	c. 4.7 – 10.6 km	Peregrine and Merlin.	No direct overlap. The proposed display locations do not provide suitable nesting or foraging habitat for these species and are separated from the SPA by intervening urban and suburban lands.	No
004024	South Dublin Bay and River Tolka Estuary SPA	1, 6, 10, 12, 19, 20, 23, 24, 25, 26, 28	c. 5.6 - 13.7 km	Wetland and waterbirds, including Light-bellied Brent Goose, Oystercatcher, Ringed Plover, Knot, Sanderling, Dunlin, Bar-tailed Godwit, Redshank, Black-headed Gull, Roseate Tern, Common Tern and Arctic Tern; Wetland and Waterbirds.	No direct overlap. The proposed locations do not provide suitable foraging or roosting habitat for SCI species. No pathway for likely significant effects identified.	No
004063	Poulaphouca Reservoir SPA	No specific display location identified	n/a	Greylag Goose and Lesser Black-backed Gull.	No direct overlap. The proposed display locations do not comprise suitable open agricultural or lakeside habitat for SPA species. No pathway for likely significant effects identified.	No

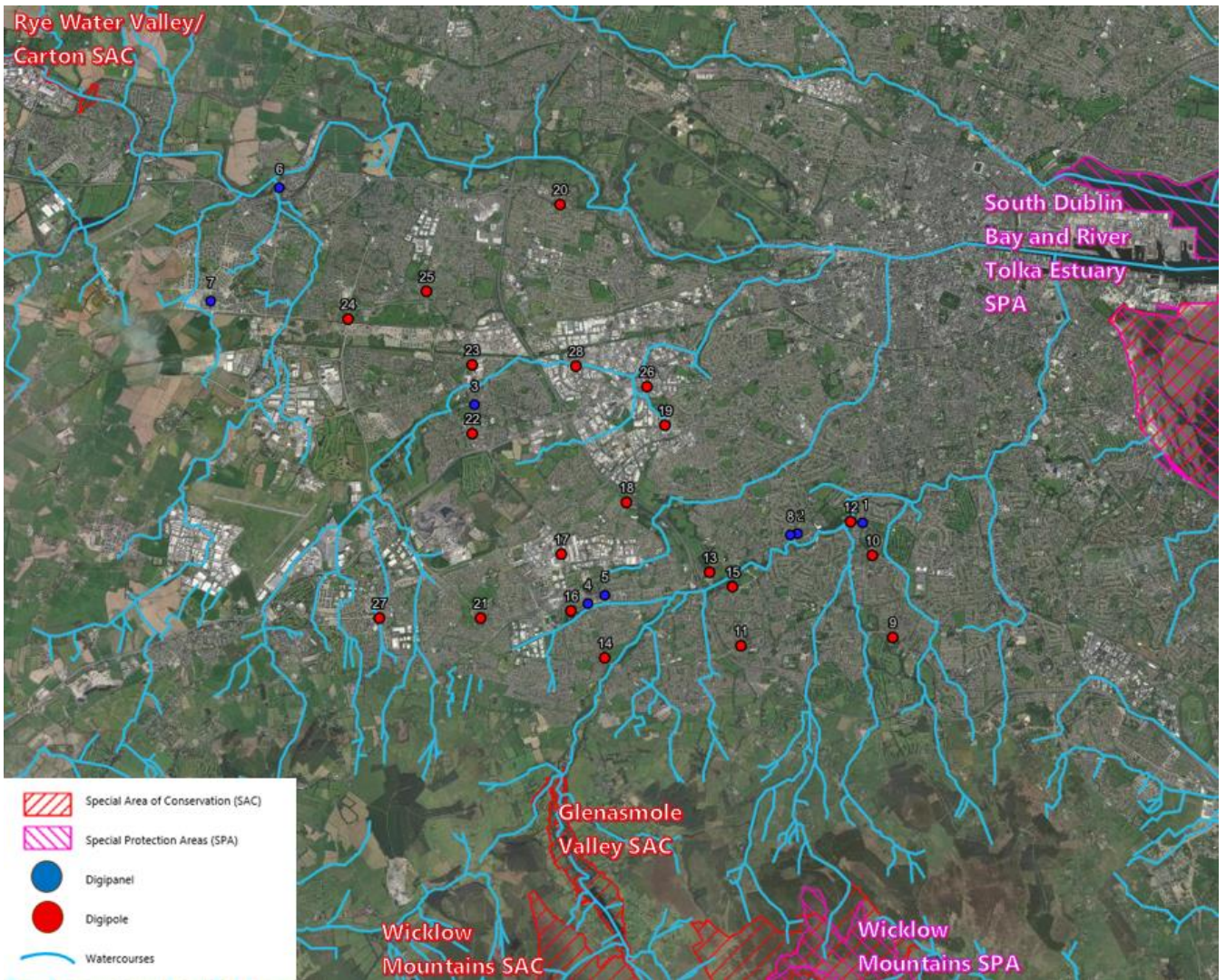


Figure 8: Site locations relative to European Sites and Watercourses (Source: MDB & ArcGIS)



Figure 9: Site locations relative to Watercourses (Source: MDB & ArcGIS)

5.3 Site-by-site screening

The proposed development is considered both as a single Part 8 and on a site-by-site basis, having regard to the varied locations of the digipanel and digipole, their individual distances from European sites, and the potential Source- Pathway- Receptor connections associated with each location.

Table 4: Site-by Site AA Screening

Site #	Site Address	Nearest/ relevant European Site	Distance	Potential Pathways Considered	AA Screening Conclusion
Digipanel					
1	West side of Rathfarnham Road, Rathfarnham, Dublin 14, north of the junction with Main St	South Dublin Bay SAC	5.6	Surface water/runoff to the River Dodder; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Footpath location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
2	In front of 170 Templeogue Road, Templeogue Road, Dublin 6W	Glenasmole Valley SAC	6.2	Surface water/runoff to the River Dodder; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Footpath location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
3	East side of the junction of Convent Road and Main Street, Clondalkin, Dublin 22	Glenasmole Valley SAC	7.1	Surface water/runoff to the River Camac; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Footpath location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.

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4	West side of Old Bawn Road, Tallaght Village, Dublin 24 in front of Unit 4, Old Bawn Road	Glenasmole Valley SAC	3.1	Surface water/runoff to the Jobstown Stream; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Works are minor and localised within an urban village setting. No instream works or direct discharges proposed. No likely significant effects.
5	Southwestern side of the junction of Main Road and Greenhills Road, Tallaght Village, Dublin 24, in front of Bank of Ireland	Glenasmole Valley SAC	3.3	Surface water/runoff to the Jobstown Stream; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Footpath location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
6	West side of the junction of Main Street and Lower Main Street/Dispensary Lane, Lucan, County Dublin	Rye Water Valley/ Carton SAC	2.7	Surface water/runoff to the River Griffeen; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Although approximately 0.01km from the River Griffeen, the proposed works are confined to a shallow foundation within an existing hardstanding footpath surface. There is no exposed soil and no mechanism for sediment or contaminated runoff to reach the Griffeen. No instream works, abstractions or direct discharges are proposed. No pathway capable of affecting the qualifying interests of Rye Water Valley/Carton SAC has been identified. No likely significant effects.
7	On plaza beside Adamstown Avenue at junction with Adamstown Boulevard, Co. Dublin	Rye Water Valley/ Carton SAC	3.0	Surface water/runoff to the Lucan Stream; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Footpath location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.

8	North side of Templeogue Road/Blessington Road, Templeogue, Dublin 6W, adjacent to the entrance to Templeogue Business Centre	Glenasmole Valley SAC	6.1	Surface water/runoff to the River Dodder; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Footpath location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
Digipoles					
9	North side Grange Road, Rathfarnham, Dublin 16 (The Eden Centre car park)	Wicklow Mountains SAC	4.7	Surface water/runoff to the Kilmashogue watercourse; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Roadside verge location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
10	South side of Grange Road, Rathfarnham, Dublin 16 (east of Nutgrove Ave)	South Dublin Bay SAC	5.6	Surface water/runoff to the Little Dargle; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Roadside verge location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
11	Saint Colmcille's Way (R113), Scholarstown Road, Dublin 16 (on north side of road, to the east of Orlagh Grove roundabout)	Glenasmole Valley SAC	4.0	Surface water/runoff to the Orlagh watercourse; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Roadside verge location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
12	R112 Springfield Avenue, Rathfarnham, Dublin 14 (on south side of road, beside existing Bushy Park Car Park)	South Dublin Bay SAC	5.8	Surface water/runoff to the River Dodder; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Although approximately 0.03km from the River Dodder, the proposed works are confined to a shallow foundation within an existing hardstanding surface. Any surface runoff would drain to the

					existing urban drainage system rather than directly to the Dodder. No instream works, abstractions or direct discharges are proposed. No otter habitat or riparian vegetation is affected. No likely significant effects.
13	R137 Tallaght Road/Blessington Road, Templeogue, Dublin 6W (central median of road, east of junction with M50)	Glenasmole Valley SAC	4.6	Surface water/runoff to the River Dodder; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Central median location with no instream works, abstractions or direct discharges. No likely significant effects.
14	Old Bawn Road, Firhouse, Dublin 24 (north of junction with Firhouse Rd West)	Glenasmole Valley SAC	2.2	Surface water/runoff to the River Dodder; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. The site is located on a roadside grass verge adjacent to Dodder Valley Park, approximately 2.2km from Glenasmole Valley SAC. The proposed works are confined to a shallow foundation installation within an existing grass verge. No instream works, abstractions or direct discharges to the River Dodder or any connected watercourse are proposed. The SAC's qualifying interests, petrifying springs, Molinia meadows and semi-natural dry grasslands, are associated with localised spring and groundwater conditions within the SAC itself. There is no identified pathway connecting them to this urban roadside location. No likely significant effects.

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15	Firhouse Road, Dublin 16 (beside Dodder Valley Park boundary and opposite entrance to Pineview Business Park)	Glenasmole Valley SAC	4.6	Surface water/runoff to the River Dodder; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Roadside location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
16	N81 Tallaght Bypass, Dublin 24, west of junction with Belgard Road (R113) on central median of road	Glenasmole Valley SAC	2.9	Surface water/runoff to the Jobstown Stream; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Central median location with no instream works, abstractions or direct discharges. No likely significant effects.
17	Belgard Road (R113), Dublin 24 (on west side of road, south of junction with Colbert's Fort)	Glenasmole Valley SAC	4.0	Surface water/runoff to the nearest watercourse; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Roadside verge in commercial setting. No instream works, abstractions or direct discharges proposed. No likely significant effects.
18	R819 Greenhills Road, Kilnamanagh, Dublin 24 (on west side of road opposite Tallaght Theatre building)	Glenasmole Valley SAC	5.1	Surface water/runoff to the nearest watercourse; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Roadside verge location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
19	Ballymount Road Lower, Walkinstown, Dublin 12 (on northern side of road adjacent Ideal Bathroom and Tiles Centre)	Glenasmole Valley SAC	6.7	Surface water/runoff to the Robinhood Stream; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Although a mapped watercourse is nearby, no instream works, crossings, abstractions or direct discharges are proposed. No likely significant effects.

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20	Lucan Road/Chapelizod Bypass, Dublin 20, to the east of Kennelsfort Road Upper/Lower junction (in the central median)	Rye Water Valley/ Carton SAC	8.0	Surface water/runoff to the River Liffey; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Central median location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
21	Cheeverstown Road, Tallaght, Dublin 24 northwest of junction with Fortunestown Way (on central median)	Glenasmole Valley SAC	3.2	Surface water/runoff to the nearest watercourse; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. The site is located on a paved central median, approximately 3.2km from Glenasmole Valley SAC. The proposed works are confined to a shallow foundation within existing hardstanding with no instream works, abstractions or direct discharges to the Jobstown Stream or any connected watercourse proposed. No hydrological or ecological pathway to the SAC's qualifying interests has been identified. No likely significant effects.
22	Fonthill Road South, Dublin 22 north west of junction with Caddbeck Way and south of junction with Boot Road	Glenasmole Valley SAC	6.5	Surface water/runoff to the River Camac; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Roadside verge location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
23	Ninth Lock Road, Clondalkin, Dublin 22 (outside Church of Jesus Christ of Latter-Day Saints)	Rye Water Valley/ Carton SAC	7.4	Surface water/runoff to the River Camac; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Footpath location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.

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24	R136 Grange Castle Road, Lucan, Co. Dublin, adjacent to Kishoge Railway Station	Rye Water Valley/ Carton SAC	5.0	Surface water/runoff to the Griffeen River; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Roadside verge location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
25	Fonthill Road North, Dublin 22 (south of junction with Lucan Newlands Road (on the western side of road))	Rye Water Valley/ Carton SAC	6.0	Surface water/runoff to the River Camac; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Roadside verge location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.
26	Long Mile Road, Dublin 12 to the east of the junction with Robinhood Road (on southern side of road)	Glenasmole Valley SAC	7.3	Surface water/runoff to the Robinhood Stream; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Roadside verge in commercial road corridor setting. No instream works, abstractions or direct discharges proposed. No likely significant effects.
27	Junction of Citywest Drive and Citywest Road, Dublin 24 (adjacent to Citywest Shopping Centre car park and 'The Alder' building)	Glenasmole Valley SAC	4.4	Surface water/runoff to Baldonnell Upper; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species	No direct overlap. Although close to a mapped watercourse, the site is within an urban footpath setting with no instream works, abstractions or direct discharges. No likely significant effects.
28	Nangor Road, Dublin 12 opposite Diageo Baileys complex	Glenasmole Valley SAC	5.5	Surface water/runoff to the River Camac; groundwater; dust, noise, vibration and lighting; supporting habitat for mobile SCI species.	No direct overlap. Roadside verge location with no instream works, abstractions or direct discharges. No suitable supporting habitat identified. No likely significant effects.

5.4 Consideration of in-combination effects

Article 6(3) of the Habitats Directive requires that:

"Any plan or project not directly connected with or necessary to the management of the site but likely to have a significant effect thereon, either individually or in combination with other plans or projects, shall be subject to appropriate assessment of its implications for the site in view of the site's conservation objectives".

In accordance with OPR (2021), the assessment of in-combination effects must examine:

- completed projects;
- projects which are approved but not completed;
- proposed projects (i.e. for which an application for approval or consent has been made, including refusals subject to appeal and not yet determined);
- proposals in adopted plans; and,
- proposals in finalised draft plans formally published or submitted for consultation or adoption.

The potential for the proposed development to give rise to in-combination effects with other plans or projects has been considered having regard to the potential sources of impact identified in Section 4.4 and the potential impact pathways and Source-Pathway-Receptor connections considered in Sections 5.2 and 5.3.

A review of the South Dublin County Council Planning Portal, the National Planning Application Database and An Coimisiún Pleanála's (ACP) database was carried out to identify recent planning applications, Part 8 schemes and other relevant planning register records from the last five years which are located on, adjoining or materially proximate to the proposed digipanel and digipole locations.

The review identified a range of permitted and proposed developments within the wider receiving environment. These include public realm improvement schemes, road and cycle infrastructure schemes, greenway works, residential and mixed-use developments, commercial alterations, signage proposals, and telecommunications infrastructure. A number of the identified applications comprise minor localised works, including shopfront alterations, change of use applications, small-scale extensions, signage, boundary treatments and other ancillary site works. Such proposals are not considered capable of giving rise to significant in-combination effects with the Proposed Development.

The following schemes identified in the planning history review were considered in the context of in-combination effects. The Dodder Greenway Route Scheme (SD178/0003, Part 8 approved 2017) involves upgraded pedestrian and cycle infrastructure along the Dodder Valley corridor in the vicinity of several proposed display locations. The Tallaght Village Enhancement Scheme (PT8SD349, Part 8 approved June 2026) comprises public realm and footpath works in Tallaght Village, proximate to Digipanel 4 and 5. The Clonburris SDZ infrastructure works (SDZ24A/0033W, granted February 2025) comprise roads, parks and services infrastructure in the Kishoge/Clonburris area, in the vicinity of Digipoles 24 and 25. Each of these schemes is located within an established urban or suburban environment. None involves instream works or direct discharge to watercourses in a manner that would interact with the impact sources associated with the Proposed Development, and each has been or will be subject to its own planning and environmental assessment requirements. No in-combination effect with the Proposed Development has been identified.

The potential impact sources associated with the Proposed Development are limited to the localised construction-phase disturbance, minor foundation works, localised dust and noise and the operational presence of outdoor advertising structures. The Proposed Development does not involve instream works, works to watercourses, significant vegetation clearance, emissions to water, or the removal of habitats of ecological significance.

Having regard to the minor and localised nature of the proposed works at each location, the short construction duration at any individual site, the non-concurrent nature of works across the 28 locations, and the absence of any identified pathway capable of giving rise to likely significant effects when considered individually, no potential for in-combination effects has been identified. The cumulative contribution of the proposed development, when considered alongside other permitted and proposed developments in the receiving environment, does not change this conclusion.

5.5 Screening Conclusion

In Section 3 of the OPR Practice Note PN01 (2021), it is stated that the first stage of the AA process can have two possible conclusions:

- a) No likelihood of significant effects: A full Appropriate assessment (Stage 2) and resulting NIS is not required.
- b) Significant effects cannot be excluded: Appropriate assessment is required and a Natura Impact Statement (NIS) will have to be prepared.

Having considered the scale and locations of the proposed development, it is concluded that the proposed development falls within the first outcome, as there is no likelihood of significant impacts on any European sites. This conclusion is based on the following:

- None of the proposed site locations are within or adjacent to any European sites, therefore there is no risk of direct effects;
- The proposed works are minor, localised and located within existing footpaths, hardstanding, roadside verges, grassed medians and established urban/commercial streetscape environments;
- No instream works, watercourse crossings, abstractions or direct discharges to watercourses are proposed;
- The proposed display locations do not provide suitable supporting habitat for relevant QI/SCI species;
- No potential for in-combination effects with other plans or projects has been identified.

Through an assessment of potential sources of impact, ecological pathways and receptors, and having regard to the distance from European sites, it has been concluded that the proposed development, either alone or in combination with other plans or projects, would not be likely to have a significant effect on any European site in view of its conservation objectives.

6. REFERENCES:

Environment Heritage and Local Government. (2009, revised 2010). *Appropriate Assessment of Plans and Projects in Ireland Guidance for Planning Authorities*. Department of the Environment, Heritage and Local Government, Dublin.

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European Commission. (2019). *Managing Natura 2000 sites. The provisions of Article 6 of the Habitats Directive 92/43/EEC*.

European Commission. (2021). Commission notice- *Assessment of plans and projects in relation to Natura 2000 sites - Methodological guidance on the provisions of Article 6(3) and (4) of the Habitats Directive 92/43/EEC* (Issue 2021/C 437/01).

European Council Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora (Habitats Directive).

National Parks and Wildlife Service (NPWS).

Office of the Planning Regulator. (2021). *OPR Practice Note PN01. Appropriate Assessment Screening for Development Management*.

South Dublin County Council (2022). *South Dublin County Development Plan 2022–2028*.

Appendix 1: European Sites Conservation Objectives

Below are details on the conservation objectives of the European sites that were established through the AA Screening reported in this document to be within the ZoI of the Proposed Development.

Table 5: Details of European Sites within the ZoI of the Proposed Development (Source: NPWS)

Glenasmole Valley SAC	
Site Code:	001209
Counties:	Dublin
Coordinates:	Latitude: 53.2415 Longitude: -6.36331
Qualifying interests:	<ul style="list-style-type: none"> Semi-natural dry grasslands and scrubland facies on calcareous substrates (Festuco-Brometalia) (* important orchid sites) [6210] Molinia meadows on calcareous, peaty or clayey-silt-laden soils (Molinion caeruleae) [6410] Petrifying springs with tufa formation (Cratoneurion) [7220]
Conservation objectives:	<ul style="list-style-type: none"> To restore the favourable conservation condition of Semi-natural dry grasslands and scrubland facies on calcareous substrates (Festuco-Brometalia) To restore the favourable conservation condition of Molinia meadows on calcareous, peaty or clayey-silt-laden soils (Molinion caeruleae) To restore the favourable conservation condition of Petrifying springs with tufa formation (Cratoneurion)
Rye Water Valley/Cartron SAC	
Site Code:	001398
Counties:	Kildare and Meath
Coordinates:	Latitude: 53.3802 Longitude: -6.53719
Qualifying interests:	<ul style="list-style-type: none"> Petrifying springs with tufa formation (Cratoneurion) [7220] Vertigo angustior (Narrow-mouthed Whorl Snail) [1014] Vertigo moulinsiana (Desmoulin's Whorl Snail) [1016]
Conservation objectives:	<ul style="list-style-type: none"> To restore the favourable conservation condition of Petrifying springs with tufa formation (Cratoneurion) To restore the favourable conservation condition of Narrow-mouthed Whorl Snail (Vertigo angustior) To maintain the favourable conservation condition of Desmoulin's Whorl Snail (Vertigo moulinsiana)
Wicklow Mountains SAC	
Site Code:	002122
Counties:	Dublin and Wicklow
Coordinates:	Latitude: 53.0842 Longitude: -6.37682

Qualifying interests:	<ul style="list-style-type: none"> • Oligotrophic waters containing very few minerals of sandy plains (<i>Littorelletalia uniflorae</i>) [3110] • Natural dystrophic lakes and ponds [3160] • Northern Atlantic wet heaths with <i>Erica tetralix</i> [4010] • European dry heaths [4030] • Alpine and Boreal heaths [4060] • Calaminarian grasslands of the <i>Violetalia calaminariae</i> [6130] • Species-rich <i>Nardus</i> grasslands, on siliceous substrates in mountain areas (and submountain areas, in Continental Europe) [6230] • Blanket bogs (* if active bog) [7130] • Siliceous scree of the montane to snow levels (<i>Androsacetalia alpinae</i> and <i>Galeopsietalia ladani</i>) [8110] • Calcareous rocky slopes with <i>chasmophytic</i> vegetation [8210] • Siliceous rocky slopes with <i>chasmophytic</i> vegetation [8220] • Old sessile oak woods with <i>Ilex</i> and <i>Blechnum</i> in the British Isles [91A0] • Otter (<i>Lutra lutra</i>) [1355]
Conservation objectives:	<ul style="list-style-type: none"> • To maintain the favourable conservation condition of Oligotrophic waters • To maintain the favourable conservation condition of Natural dystrophic lakes and ponds • To restore the favourable conservation condition of Northern Atlantic wet heaths with <i>Erica tetralix</i> • To restore the favourable conservation condition of European dry heaths • To restore the favourable conservation condition of Alpine and Boreal heaths • To maintain the favourable conservation condition of Calaminarian grasslands of the <i>Violetalia calaminariae</i> • To restore the favourable conservation condition of Species-rich <i>Nardus</i> grasslands, on siliceous substrates in mountain areas (and submountain areas, in Continental Europe) • To restore the favourable conservation condition of Blanket bogs • To restore the favourable conservation condition of Siliceous scree of the montane to snow levels (<i>Androsacetalia alpinae</i> and <i>Galeopsietalia ladani</i>) • To restore the favourable conservation condition of Calcareous rocky slopes with <i>chasmophytic</i> vegetation • To restore the favourable conservation condition of Siliceous rocky slopes with <i>chasmophytic</i> vegetation • To restore the favourable conservation condition of Old sessile oak woods with <i>Ilex</i> and <i>Blechnum</i> in the British Isles • To maintain the favourable conservation condition of Otter
South Dublin Bay SAC	
Site Code:	00210
Counties:	Dublin
Coordinates:	Latitude: 53.3235 Longitude: -6.18778
Qualifying interests:	<ul style="list-style-type: none"> • Mudflats and sandflats not covered by seawater at low tide [1140] • Annual vegetation of drift lines [1210]

	<ul style="list-style-type: none"> • Salicornia and other annuals colonising mud and sand [1310] • Embryonic shifting dunes [2110]
Conservation objectives:	<ul style="list-style-type: none"> • To maintain the favourable conservation condition of Mudflats and sandflats not covered by seawater at low tide • To maintain the Favourable conservation condition of Annual vegetation of drift lines • To maintain the Favourable conservation condition of Salicornia and other annuals colonizing mud and sand • To maintain the Favourable conservation condition of Embryonic shifting dunes
North Dublin Bay SAC	
Site Code:	00206
Counties:	Dublin
Coordinates:	Latitude: 53.3687 Longitude: -6.13583
Qualifying interests:	<ul style="list-style-type: none"> • Mudflats and sandflats not covered by seawater at low tide [1140] • Annual vegetation of drift lines [1210] • Salicornia and other annuals colonising mud and sand [1310] • Atlantic salt meadows (<i>Glauco-Puccinellietalia maritima</i>) [1330] • Mediterranean salt meadows (<i>Juncetalia maritimi</i>) [1410] • Embryonic shifting dunes [2110] • Shifting dunes along the shoreline with <i>Ammophila arenaria</i> (white dunes) [2120] • Fixed coastal dunes with herbaceous vegetation (grey dunes) [2130] • Humid dune slacks [2190] • <i>Petalophyllum ralfsii</i> (Petalwort) [1395]
Conservation objectives:	<ul style="list-style-type: none"> • To maintain the favourable conservation condition of Mudflats and sandflats not covered by seawater at low tide • To restore the favourable conservation condition of Annual vegetation of drift lines • To restore the favourable conservation condition of Salicornia and other annuals colonizing mud and sand • To maintain the favourable conservation condition of Atlantic salt meadows (<i>GlaucoPuccinellietalia maritima</i>) • To maintain the favourable conservation condition of Mediterranean salt meadows (<i>Juncetalia maritimi</i>) • To restore the favourable conservation condition of Embryonic shifting dunes • To restore the favourable conservation condition of Shifting dunes along the shoreline with <i>Ammophila arenaria</i> ('white dunes') • To restore the favourable conservation condition of Fixed coastal dunes with herbaceous vegetation ('grey dunes') • To restore the favourable conservation condition of Humid dune slacks • To maintain the favourable conservation condition of Petalwort
North Bull Island SPA	
Site Code:	004006
Counties:	Dublin
Coordinates:	Latitude: 53.3666 Longitude: -6.13181

Qualifying interests:	<ul style="list-style-type: none"> • Light-bellied Brent Goose (<i>Branta bernicla hrota</i>) [A046] • Shelduck (<i>Tadorna tadorna</i>) [A048] • Teal (<i>Anas crecca</i>) [A052] • Pintail (<i>Anas acuta</i>) [A054] • Oystercatcher (<i>Haematopus ostralegus</i>) [A130] • Golden Plover (<i>Pluvialis apricaria</i>) [A140] • Grey Plover (<i>Pluvialis squatarola</i>) [A141] • Knot (<i>Calidris canutus</i>) [A143] • Sanderling (<i>Calidris alba</i>) [A144] • Dunlin (<i>Calidris alpina</i>) [A149] • Black-tailed Godwit (<i>Limosa limosa</i>) [A156] • Bar-tailed Godwit (<i>Limosa lapponica</i>) [A157] • Curlew (<i>Numenius arquata</i>) [A160] • Redshank (<i>Tringa totanus</i>) [A162] • Turnstone (<i>Arenaria interpres</i>) [A169] • Black-headed Gull (<i>Chroicocephalus ridibundus</i>) [A179] • Shoveler (<i>Spatula clypeata</i>) [A857] • Wetland and Waterbirds [A999]
Conservation objectives:	<ul style="list-style-type: none"> • To maintain the favourable conservation condition of Light-bellied Brent Goose • To maintain the favourable conservation condition of Shelduck • To maintain the favourable conservation condition of Teal • To maintain the favourable conservation condition of Pintail • To maintain the favourable conservation condition of Shoveler • To maintain the favourable conservation condition of Oystercatcher • To maintain the favourable conservation condition of Golden Plover • To maintain the favourable conservation condition of Grey Plover • To maintain the favourable conservation condition of Knot • To maintain the favourable conservation condition of Sanderling • To maintain the favourable conservation condition of Dunlin • To maintain the favourable conservation condition of Black-tailed Godwit • To maintain the favourable conservation condition of Bar-tailed Godwit • To maintain the favourable conservation condition of Curlew • To maintain the favourable conservation condition of Redshank • To maintain the favourable conservation condition of Turnstone • To maintain the favourable conservation condition of Black-headed Gull • To maintain the favourable conservation condition of the wetland habitat in North Bull Island SPA as a resource for the regularly occurring migratory waterbirds that utilise it.
Wicklow Mountains SPA	
Site Code:	004040
Counties:	Wicklow and Dublin
Coordinates:	Latitude: 53.0831 Longitude: -6.3717
Qualifying interests:	<ul style="list-style-type: none"> • Merlin (<i>Falco columbarius</i>) [A098] • Peregrine (<i>Falco peregrinus</i>) [A103]

Conservation objectives:	<ul style="list-style-type: none"> To maintain the Favourable conservation condition of Merlin To maintain the Favourable conservation condition of Peregrine
South Dublin Bay and River Tolka Estuary SPA	
Site Code:	004024
Counties:	Dublin
Coordinates:	Latitude: 53.3262 Longitude: -6.17295
Qualifying interests:	<ul style="list-style-type: none"> Light-bellied Brent Goose (<i>Branta bernicla hrota</i>) [A046] Oystercatcher (<i>Haematopus ostralegus</i>) [A130] Ringed Plover (<i>Charadrius hiaticula</i>) [A137] Grey Plover (<i>Pluvialis squatarola</i>) [A141] Knot (<i>Calidris canutus</i>) [A143] Sanderling (<i>Calidris alba</i>) [A144] Dunlin (<i>Calidris alpina</i>) [A149] Bar-tailed Godwit (<i>Limosa lapponica</i>) [A157] Redshank (<i>Tringa totanus</i>) [A162] Black-headed Gull (<i>Chroicocephalus ridibundus</i>) [A179] Roseate Tern (<i>Sterna dougallii</i>) [A192] Common Tern (<i>Sterna hirundo</i>) [A193] Arctic Tern (<i>Sterna paradisaea</i>) [A194] Wetland and Waterbirds [A999]
Conservation objectives:	<ul style="list-style-type: none"> To maintain the favourable conservation condition of Light-bellied Brent Goose To maintain the favourable conservation condition of Oystercatcher To maintain the favourable conservation condition of Ringed Plover To maintain the favourable conservation condition of Knot To maintain the favourable conservation condition of Sanderling To maintain the favourable conservation condition of Dunlin To maintain the favourable conservation condition of Bar-tailed Godwit To maintain the favourable conservation condition of Redshank To maintain the favourable conservation condition of Black-headed Gull To maintain the favourable conservation condition of Roseate Tern To maintain the favourable conservation condition of Common Tern To maintain the favourable conservation condition of Arctic Tern To maintain the favourable conservation condition of the wetland habitat in South Dublin Bay and River Tolka Estuary SPA as a resource for the regularly occurring migratory waterbirds that utilise it. <p><i>Grey Plover is proposed for removal from the list of Special Conservation Interests for South Dublin Bay and River Tolka Estuary SPA. As a result, a site-specific conservation objective has not been set for this species.</i></p>
Poulaphouca Reservoir SPA	
Site Code:	004063
Counties:	Kildare and Wicklow
Coordinates:	Latitude: 53.1303 Longitude: -6.5206

Qualifying interests:	<ul style="list-style-type: none">• Greylag Goose (<i>Anser anser</i>) [A043]• Lesser Black-backed Gull (<i>Larus fuscus</i>) [A183]
Conservation objectives:	<ul style="list-style-type: none">• To restore the Favourable conservation condition of Greylag Goose• To maintain the Favourable conservation condition of Lesser Black-backed Gull

Appendix 2: Planning History

1 Digipanel: West side of Rathfarnham Road, Rathfarnham, Dublin 14, north of the junction with Main St

Planning Ref.	Development Description	Address	Decision	Decision Date
SD158/0003	Two new public plazas and a pedestrian crossing: Between the junctions of Butterfield Avenue and Rathfarnham Road and Castleside Drive and Rathfarnham Road, in Rathfarnham, Dublin 14. New plaza at the castellated entrance to the old Graveyard replacing existing planted area and comprising alterations and improvements to paving, kerbing, trees, benches, feature stone wall, public lighting, bollards and junction, at Rathfarnham Road, between the junctions of Village Green and Rathfarnham Road and Main Street and Rathfarnham Road, in Rathfarnham, Dublin 14.	Rathfarnham Road, Dublin 14	Part 8 approved	13/07/2015
PT8SD240	The development will consist of the refurbishment and change of use of the former stable buildings and former council depot yards, to provide mixed-use cultural/arts/cafe/ restaurant uses together with retail use, WC's, storage areas and a switch room.	Castle Stables and Courtyard at Rathfarnham, Grange Road/Rathfarnham Road, Dublin14 D14 FC62 & D14 XT02	Part 8 approved July 2025	July 2025
SDDC: ED25/0063 ACP: RL06S.323659	Whether specific works carried out at the Seán Keating Garden, located within the curtilage of Rathfarnham Castle is or is not development or is or is not exempted development.	Sean Keating Garden/Park, Rathfarnham Castle Park, Rathfarnham Castle, Rathfarnham, Dublin 14	Is development and is exempted development	07/01/2026

2 Digipanel: In front of 170 Templeogue Road, Templeogue Road, Dublin 6W

Planning Ref.	Development Description	Address	Decision	Decision Date
SD188/0001	Village improvement scheme to include the following: creation of two gateways, east and west, at each end of the village; east gateway is at The Morgue crossing over to the old AIB Bank; West Gateway is at The Tennis Club crossing over to the restaurants and Atlas Car repairs; New paving and planters to be installed at these locations. The existing cycle tracks between the gateways will be relined and resurfaced; The existing carriageway between the gateways will be resurfaced and relined; The existing public lighting will be upgraded to LED and the columns will be repainted; The signaled Pedestrian Crossing at East Gateway will be upgraded.	Templeogue Village, Dublin 6w	Part 8 approved	09/07/2018
SD20A/0276	Alterations to existing shop front of public house to include replacing existing window with new opening for entrance door and associated site works.	The Morgue, Templeogue Inn, Templeogue, Dublin 6W	Grant	21/12/2021
SD23A/0137	A single storey flat roof lounge extension and reconfiguring outdoor seated area to the rear of the existing public house.	The Morgue, Templeogue Inn, Templeogue, Dublin 6W	Grant	04/08/2023
SD078/0014	Phase 2 of the Templeogue Village Public Car Park Scheme, comprising the construction of a new public car park on the eastern side of Riverside Cottages providing 37 no. car parking spaces, including 2 no. accessible spaces, with access and egress from Riverside Cottages,	Templeogue Village, Dublin 6w	Part 8 approved	10/12/2007

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	boundary treatment, public lighting, pedestrian and vehicular connections to the adjoining private car park, and associated works.			
SD178/0003	The proposal relates to the Dodder Greenway Route Scheme, comprising the delivery of an approximately 14km greenway along the Dodder Valley from Orwell/Terenure to the Bohernabreena Reservoirs, including upgraded and new shared pedestrian/cycle paths, junction improvements, new and upgraded bridges and underpasses, improved entrances, public lighting, signage, CCTV, drainage, landscaping, ecological enhancements and associated ancillary works.	Dodder Greenway Route Scheme	Part 8 approved	25/09/2017

3 Digipanel: East side of the junction of Convent Road and Main Street, Clondalkin, Dublin 22

Planning Ref.	Development Description	Address	Decision	Decision Date
SD20A/0197	Replacement of 1 existing sign on the front elevation with individually mounted internally illuminated letters, the provision of a new signage panel; and the provision of a new fascia sign at the shared entrance/exit; the removal of the existing entrance lobby and reconfiguration of the existing exit lobby to provide for an enlarged internal entrance/exit; other minor elevational changes.	Tesco, Clondalkin Shopping Centre, Convent Road, Clondalkin, Dublin 22	Grant	10/11/2020
S25421/08	6 windbreakers; 4 tables & chairs; plant boxes/conifers.	Tower Road, Clondalkin, Dublin 22	Grant License under Section 254	24/08/2021

4 Digipanel: West side of Old Bawn Road, Tallaght Village, Dublin 24 in front of Unit 4, Old Bawn Road

Planning Ref.	Development Description	Address	Decision	Decision Date
SD138/0009	The delivery of improved cycling facilities along the Tallaght to Templeogue corridor, including new cycle routes and off-road cycle tracks on Old Blessington Road, Main Street Tallaght, Old Tallaght Road and Templeogue Road, together with junction safety improvements, footpath upgrades, bus stop improvements, bicycle parking, traffic calming/speed limit measures, landscaping, drainage, public lighting, road markings, signage and associated works.	Cycle Track between Tallaght and Templeogue.	Part 8 Approved	14/04/2024
SD128/0003	The Tallaght to Ballyboden Cycle Route Scheme, comprising new and upgraded cycle facilities, shared paths, junction and road safety improvements, toucan crossings, public realm works, pedestrian/cycle bridges over the Dodder River, landscaping, lighting, CCTV, signage and associated works along the wider Tallaght–Ballyboden corridor.	Tallaght to Ballyboden Cycle Route Scheme	Part 8 Approved	10/12/2012
SD168/0006	The proposal is a landscape improvement scheme along the N81, from the N82/Citywest Road junction to the M50, and along the R137 from the M50 to the R817 junction. The works include carriageway and junction upgrades, pedestrian and cycle infrastructure improvements, new and upgraded crossings, traffic calming, landscape and public realm works, linear park provision, improvements to Sean Walsh Park and Tymon Park entrances, public lighting, signage, artwork,	N81 from the junction with the N82 (City West Road), Dublin 24	Part 8 approved	13/03/2017

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	street furniture, drainage and associated works.			
PT8SD349	Public realm improvement works in Tallaght Village, including footpath upgrades and realignment, traffic calming, cycle facilities, junction improvements, a proposed pedestrian crossing on Main Street, enhanced public realm space, additional pedestrian/cyclist connections, public lighting and CCTV where required, landscaping, tree planting, SuDS/biodiversity measures, EV charging options, active play/teen space, street art, removal of street clutter and associated ancillary works.	Tallaght Village Enhancement Scheme, Dublin 24.	Approved (on the 8th June Council meeting)	08/06/2026

5 Digipanel: Southwestern side of the junction of Main Road and Greenhills Road, Tallaght Village, Dublin 24, in front of Bank of Ireland

Planning Ref.	Development Description	Address	Decision	Decision Date
SD20A/0250	Relates to a mixed-use development comprising two apartment blocks of 4 to 8 storeys, providing 43 no. residential units, ground-floor commercial/community/retail/café uses, communal amenity space, a civic plaza, public realm improvements to Old Greenhills Road and the Katherine Tynan Memorial, basement car parking, cycle parking, new vehicular access, rooftop solar PV panels and associated site works.	Greenhills Road, Tallaght, Dublin 24	Refuse	25/11/2020
SD138/0009	The delivery of improved cycling facilities along the Tallaght to Templeogue corridor, including new cycle routes and off-road cycle tracks on Old Blessington Road, Main Street Tallaght, Old Tallaght Road and Templeogue Road, together with junction safety improvements, footpath upgrades, bus stop improvements, bicycle parking, traffic calming/speed limit measures, landscaping, drainage, public lighting, road markings, signage and associated works.	Cycle Track between Tallaght and Templeogue.	Part 8 Approved	14/04/2024
PT8SD349	Public realm improvement works in Tallaght Village, including footpath upgrades and realignment, traffic calming, cycle facilities, junction improvements, a proposed pedestrian crossing on Main Street, enhanced public realm space, additional pedestrian/cyclist connections, public lighting and CCTV where required, landscaping, tree planting, SuDS/biodiversity measures, EV charging options, active play/teen space, street art, removal of street clutter and associated ancillary works.	Tallaght Village Enhancement Scheme, Dublin 24.	Approved (on the 8th June Council meeting)	08/06/2026

6 Digipanel: West side of the junction of Main Street and Lower Main Street/Dispensary Lane, Lucan, County Dublin

Planning Ref.	Development Description	Address	Decision	Decision Date
SD158/0004	The proposal comprises public realm improvement works in Lucan Village, including the provision of a new village plaza, footbridge link over the canalised section of the river between Griffeen Bridge and Vesey Bridge, raised pedestrian crossing, improved entrances at Lucan Bridge and Watery Lane, new steps and viewing platforms to Lucan Weir Promenade, paving, kerbing, lighting, bollards, tree planting, removal of limited on-street parking and associated	Lucan Bridge/Watery Lane/Lucan Village Green, Lucan, Co. Dublin	Part 8 approved	13/07/2015

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works. The site is located within the Lucan Architectural Conservation Area and includes works within/adjacent to protected structures and an area of archaeological potential.			
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7 Digipanel: On plaza beside Adamstown Avenue at junction with Adamstown Boulevard, Co. Dublin

Planning Ref.	Development Description	Address	Decision	Decision Date
SDZ20A/0008	The proposal comprises Phase 1 of Adamstown District Centre, consisting of a mixed-use commercial and residential development in buildings ranging from 4 to 9 storeys. The scheme includes retail, supermarket, retail service and café/restaurant uses, 278 no. residential units, residents' amenity areas, podium/ground-floor car parking, a multi-storey car park, cycle parking, new public realm including a public square and internal streets, landscaping, public transport/set-down works, rooftop photovoltaic panels, temporary landscaping/hoarding and associated site development works within the Adamstown SDZ.	Gollierstown & Adamstown, Lucan, Co. Dublin.	Grant	12/09/2020
SDZ25A/0018	The proposal comprises amendments to the permitted Adamstown District Centre development under Reg. Ref. SDZ20A/0008, as amended, including reconfiguration of Block F to provide two supermarket units with off-licences, revised retail back-of-house/service areas, a multi-storey car park at first and second floor levels, revised façade treatment, canopies and signage zones, relocation of the car park access from Adamstown Avenue, revised goods delivery access from Station Road, reconfiguration of internal streets/public spaces, landscaping, ESB substation provision and associated site development works	Townland of Gollierstown, Adamstown, Lucan, Co Dublin	Grant	15/02/2021
SDZ22A/0005	The proposal relates to Phase 3 of Adamstown District Centre, comprising three residential blocks of 2 to 9 storeys providing 436 no. apartments, including studio, one-, two-and three-bedroom units, together with residents' amenity areas, a two-storey residents' pavilion, communal open space, private open space, bicycle/waste storage, plant areas and associated development within the Adamstown SDZ.	In the townland of Gollierstown, Adamstown, Lucan, Co. Dublin	Grant	06/10/2022
SDZ23A/0025	The proposal comprises amendments to the permitted Phase 3 Adamstown District Centre development under Reg. Ref. SDZ22A/0005, including revisions to basement layout, residential amenity provision, bicycle and waste storage, apartment layouts, elevations, window/door arrangements, landscaping, stair/lift cores, plant areas, parking layout and associated design changes across Blocks A, C and D. The amendments result in an increase from 434 to 436 no. residential units within the Adamstown SDZ.	In the townland of Gollierstown, Adamstown, Lucan, Co. Dublin	Grant	04/06/2023
SDZ22A/0019	Amalgamation of two permitted ground floor retail units (Nos. 4 and 5, Block B) to form 1 no. unit and for a change of use to a pharmacy.	In the townland of Gollierstown, Adamstown, Lucan, Co. Dublin	Grant	22/02/2023
SDZ25A/0018W	The installation of 18 no. telecommunication antennas, together with 9 no. dishes, 3 no. equipment cabinets and all associated equipment on the building's rooftop plantroom. The development will provide high speed wireless data and broadband services for all 3 of Irelands mobile operators, namely Eircom (t/a eir), Three Ireland and Vodafone Ireland.	Block E Station View, Gollierstown, Lucan, County Dublin, K78E0X5	Grant	09/10/2025
SDZ22A/0007	The proposal comprises Phase 1 of the Adamstown Boulevard Development Area within the Adamstown SDZ, providing 423 no. residential units in a mix of houses and apartments, including 257 no. housing units and outline permission for 166 no. apartments. The scheme	In the townlands of Gollierstown & Aderrig, Adamstown, Lucan, Co. Dublin	Grant	03/10/2022

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	includes public open space, private gardens/balconies, car and bicycle parking, ESB substations, vehicular access from the surrounding road network, a bus turning circle and lay-bys, landscaping, boundary treatments and associated site development works.			
SDZ25A/0013W	The proposal comprises Phase 2 of development within the Adamstown Boulevard Development Area of the Adamstown SDZ, providing 886 no. residential units across 13 no. buildings ranging from 3 to 9 storeys. The scheme includes apartments and duplex units, residents' communal amenity space, podium/undercroft and surface car parking, cycle parking, internal road, pedestrian and cycle networks, alterations to the Farmer's Access Bridge, bus/set-down facilities, plant, bin storage, landscaping, boundary treatments, public lighting, substations, rooftop PV arrays and associated site development works.	A site of approximately 5.12 Ha in the townlands of Gollierstown and Finnstown, south-west of Lucan, Co Dublin	Grant	24/11/2025
SDZ26A/0009W	The proposal comprises amendments to the permitted Adamstown Boulevard development, including revised internal layouts and dwelling mix across Blocks 1, 2, 3, 5, 8 and 9, resulting in an increase from 877 to 924 no. residential units. Associated amendments include changes to elevations and fenestration, increased cycle parking, revisions to public open space, communal and private amenity areas, balconies and terraces, and a minor reduction in overall gross floor area.	A site of approximately 5.12 Ha in the townlands of Gollierstown and Finnstown, south-west of Lucan, Co Dublin	Request Additional Information	06/05/2026
SDZ24A/0027W	The proposal comprises the development of Central Boulevard Park within the Adamstown SDZ, including hard and soft landscaping, play areas, teen space, calisthenics area, flexible lawn areas, seating, street furniture, bicycle parking, SuDS features, retention and enhancement of existing hedgerows and trees, new planting, paving, accesses, boundary treatments and associated site development/services works.	In the townlands of Finnstown & Gollierstown, Lucan, Co. Dublin	Grant	04/12/2024

8 Digipanel: North side of Templeogue Road/Blessington Road, Templeogue, Dublin 6W, adjacent to the entrance to Templeogue Business Centre

Planning Ref.	Development Description	Address	Decision	Decision Date
SD17A/0043/EP	(i) Single storey pitched roof extension to side to include new entrance lobby, accessible platform lift, internal escape stairs, landing, accessible w.c. & store (total area 26.66sq.m), (ii) extension to ground floor lobby (8.87sq.m) & construction of new fitness room (55.16sq.m) to rear, (iii) pitched roof extension to first floor function room (58.42sq.m) with 'Velux' roof windows to side & rear & extension to existing viewing balcony (46.92sq.m) at rear, together with all associated site works.	Templeogue Tennis Club, Templeogue Road, Templeogue Village, Dublin 6W.	Refuse ext. of duration of permission	21/09/2022
SD22A/0385	Single storey pitched roof extension to side to include new entrance lobby, accessible platform lift, internal escape stairs, landing, accessible w.c. & store (total area 26.66 sq.m), together with all associated site works.	Templeogue Tennis Club, Templeogue Road, Templeogue Village, Dublin 6W.	Grant	03/11/2022
SD20B/0460 and ABP-309515-21	Retention of steel framed timber fence above the top of the front garden side walls	15 Fortrose Park, Templeogue, Dublin 6W	Refuse	23/07/2021
SD188/001	Village improvement scheme to include the following: creation of two gateways, east and west, at each end of the village; east gateway is at The Morgue crossing over to the old AIB Bank; West Gateway is at The Tennis Club crossing over to the restaurants and Atlas Car repairs; New paving and planters to be installed at these locations. The existing cycle tracks between the gateways will be relined and resurfaced; The existing carriageway between the gateways will be	Templeogue Village, Dublin 6w	Part 8 approved	09/07/2018

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	resurfaced and relined; The existing public lighting will be upgraded to LED and the columns will be repainted; The signalled Pedestrian Crossing at East Gateway will be upgraded; No change to existing parking arrangements between the gateways.			
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9 Digipole: North side Grange Road, Rathfarnham, Dublin 16 (The Eden Centre car park)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD078/0007	Quality Bus Corridor - Taylors Lane & Grange Road: The sections of bus lane are proposed as follows: Eastbound - 1. 410 m of bus lane on Taylor's Lane between the new pedestrian crossing situated between Glendoher Drive and Pearse Brothers Park and the Taylor's Lane/Grange Road Junction. 2. 320 m of bus lane on Grange Road between the "Eden Lounge" and Highfield Avenue. Westbound - 1. 435 m of bus lane on Taylor's Lane between Ballyboden Road junction and the new pedestrian crossing adjacent to Pearse Brothers Park; 2. 510 m of bus lane on Grange Road between the Grange Road/Taylor's Lane Junction and Highfield Avenue.	Green Route, Dublin 16	Part 8 approved	09/07/2007
SD20A/0091	Change of use of an existing outbuilding to a dwelling; the outbuilding is within the curtilage of Marlay Grange House which is a Protected Structure.	Marlay Grange House, Rathfarnham, Dublin 14	Grant permission for retention	21/10/2020

10 Digipole: South side of Grange Road, Rathfarnham, Dublin 16 (east of Nutgrove Ave)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD158/0013	Provision by South Dublin County Council of a cycling and walking scheme and public realm improvement scheme from Nutgrove Avenue in the north along Grange Road to Taylors Lane in the south. The project involves the construction and upgrading of a walking and cycle scheme and public realm improvement scheme on Grange Road, in Rathfarnham Dublin 14 & 16. The proposed public realm improvements are adjacent to a number of Protected Structures. Grange Road represents an important link in the Greater Dublin Area Cycle Network Plan as it is crossed by Primary Route S05 and Secondary Route 10B runs along it. Primary Route S05 is a proposed radial route stretching from Dun Laoghaire to the N4. The recently constructed Grange Downs Shared Pedestrian and Cycle Facility forms part of this route linking Rathfarnham to Dundrum/Churchtown. A new pedestrian entrance and plaza are proposed at the corner of St Enda's Park and junction with space with Sarah Curran Avenue. The development will primarily consist of off road cycle tracks, wider pedestrian routes and landscaping.	Grange Road, Rathfarnham, Dublin 16.	Part 8 approved	14/03/2016
SD22A/0438	New stainless steel and glass bus shelter, 5.2m x 1.85m x 2.8m high with 2 internally illuminated advertising panels each of 2sqm area on the public footpath.	Bus stop 1320, Grange Road (near junction with Nutgrove), Rathfarnham, Dublin 14	Grant	23/01/2023
SD22A/0126 and ABP-315043-22	Modifications to previously granted SD18A/0053 consisting of external and internal alterations to previously granted development of 2 three-storey buildings, accommodating 38 apartments, including alterations proposed to the previously permitted unit mix, resulting in an overall increase of 6 units in total, i.e. from 2 one-bed; 28 two-bed; 2 three-bed (32 units) to	Junction of Grange Road, Nutgrove Avenue and Loreto Terrace Rathfarnham, Dublin , 14.	Grant and appeal withdrawn	30/11/2022

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	<p>now provide 6 Studio; 9 one bed; 23 two-bed (38 units); no additional floor is proposed, building remains at 3 storeys in height. Increase in the number of car parking spaces from 40 to 44 at basement level (no change to parking on Loreto Terrace). No change is proposed to SuDS, drainage, landscaping or site development works as granted under Reg. Ref. SD18A/0053.</p>			
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11 Digipole: Saint Colmcille's Way (R113), Scholarstown Road, Dublin 16 (on north side of road, to the east of Orlagh Grove roundabout)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD078/0007	<p>Quality Bus Corridor - Taylors Lane & Grange Road: The sections of bus lane are proposed as follows: Eastbound - 1. 410 m of bus lane on Taylor's Lane between the new pedestrian crossing situated between Glendoher Drive and Pearse Brothers Park and the Taylor's Lane/Grange Road Junction. 2. 320 m of bus lane on Grange Road between the "Eden Lounge" and Highfield Avenue. Westbound - 1. 435 m of bus lane on Taylor's Lane between Ballyboden Road junction and the new pedestrian crossing adjacent to Pearse Brothers Park; 2. 510 m of bus lane on Grange Road between the Grange Road/Taylor's Lane Junction and Highfield Avenue. The Scheme has the potential to provide considerable benefits for public transport users on the route as follows: there are significant time savings for a large number of bus passengers. As the number of general traffic lanes remains unchanged, there is no significant impact on journey times for general traffic. There is no negative impact on cyclists. It will form part of a proposed orbital route between Tallaght and Sandyford Area.</p>	Green Route, Dublin 16	Part 8 approved	09/07/2007

12 Digipole: R112 Springfield Avenue, Rathfarnham, Dublin 14 (on south side of road, beside existing Bushy Park Car Park)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD178/0003	<p>This application refers to the Dodder Greenway Route Scheme. In the vicinity of the subject site at Springfield Avenue, the approved works included upgrades to existing greenway entrances, provision of shared pedestrian/cycle surfaces, new paths and toucan crossings, public lighting upgrades, landscaping, a new bridge over the Dodder River at Bushy Park, and associated ancillary works.</p>	Dodder Greenway Route Scheme	Part 8 approved	25/09/2017

13 Digipole: R137 Tallaght Road/Blessington Road, Templeogue, Dublin 6W (central median of road, east of junction with M50)

Planning Ref.	Development Description	Address	Decision	Decision Date
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SD168/0006	Landscape improvement scheme along the N81 and R137, including upgraded pedestrian and cycle facilities, junction and crossing improvements, public lighting, signage, street furniture, drainage, artwork, and extensive hard and soft landscaping works to verges, medians, parks and estate frontages, with the aim of improving public realm quality, connectivity and safety.	N81 from the junction with the N82 (City West Road), Dublin 24	Part 8 approved	13/03/2017
SD138/0009	Cycle improvement scheme between Tallaght and Templeogue, including new cycle route infrastructure, off-road cycle tracks, junction safety works, speed limit reductions, bus stop upgrades, bicycle parking, footpath improvements, landscaping, drainage, public lighting, markings and signage.	Cycle Track between Tallaght and Templeogue.	Part 8 approved	14/04/2024
SD23A/0304 and ABP-321439-24	The development of a GAA cluster facility including floodlit pitches, pavilion building, indoor training facility, spectator stands, hurling wall, walking/jogging trail, parking, new access junction, landscaping, SuDS, demolition of existing leisure/golf-related structures, site clearance and all associated site development works.	Townlands Of Tymon North And Templeogue, Spawell Golf and Leisure Centre, Templeogue, Dublin 6W, D6W PY06	Grant	20/02/2026

14 Digipole: Old Bawn Road, Firhouse, Dublin 24 (north of junction with Firhouse Rd West)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD078/0007	Quality Bus Corridor - Taylors Lane & Grange Road: The sections of bus lane are proposed as follows: Eastbound - 1. 410 m of bus lane on Taylor's Lane between the new pedestrian crossing situated between Glendoher Drive and Pearse Brothers Park and the Taylor's Lane/Grange Road Junction. 2. 320 m of bus lane on Grange Road between the "Eden Lounge" and Highfield Avenue. Westbound - 1. 435 m of bus lane on Taylor's Lane between Ballyboden Road junction and the new pedestrian crossing adjacent to Pearse Brothers Park; 2. 510 m of bus lane on Grange Road between the Grange Road/Taylor's Lane Junction and Highfield Avenue.	Green Route, Dublin 16	Part 8 approved	09/07/2007
SD078/0006	Quality Bus Corridor Phase 2: The Firhouse Road Quality Bus Corridor Phase 2 forms part of the QBC Network linking Tallaght to Firhouse Road and Ballycullen Road, and linking back to the Tallaght QBC at Templeogue Bridge. The scheme consists of 2.0 km of QBC with 3.5m wide bus lane in one direction along most of the route between the junctions with Old Bawn Road and Ballycullen Road, and is designed to be implemented in conjunction with the Firhouse Road Realignment Scheme which is currently under construction. The sections of bus lane are proposed as follows: westbound: c.1km between Old Bawn Road junction and Ballycullen Avenue and eastbound: c.1km between Ballycullen Avenue and Ballycullen Road Junction.	Firhouse Road, Dublin 24	Part 8 approved	11/06/2007
SD128/0003	Tallaght to Ballyboden Cycle Route Scheme comprising new and upgraded cycle infrastructure, including off-road cycle tracks on Old Bawn Road, Knocklyon Road and Templeroan Road, shared facilities through Dodder Valley Park and Monalea Park, and upgrades to existing cycle tracks on Firhouse Road and Scholarstown Road. Works included cyclist facilities through Tallaght Village, advisory cycle lanes at the N81/Old Bawn Road junction, junction improvements, Toucan crossings, public realm upgrades, pedestrian/cycle bridges over the Dodder River, bus stop improvements, bicycle parking, landscaping, footpath works, drainage, public lighting, CCTV, road markings, signage and associated site works.	Tallaght to Ballyboden Cycle Route Scheme	Part 8 approved	10/12/2012
SD098/0007	Green Route Quality Bus Corridor works along the Old Bawn Road section between the Firhouse Road junction and the N81 Tallaght Bypass. The scheme comprised southbound and	Green Route, Dublin 16	Part 8 approved	14/03/2011

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	northbound bus lanes on Old Bawn Road, forming part of the wider QBC network linking to the Firhouse/Ballycullen QBC. Works also included improved pedestrian and cycle facilities, including on-road cycle tracks and/or combined bus and cycle lanes along the route.			
SD178/0003	This application refers to the Dodder Greenway Route Scheme. In the vicinity of Old Bawn Road, the works included upgraded greenway entrances, improved pedestrian and cyclist facilities, traffic calming measures, revised road cross-sections, narrowing of sections of carriageway to provide pedestrian/cycle facilities, public lighting upgrades, landscaping, planting, drainage measures, signage and associated ancillary works. The wider scheme also included shared paths, bridge works, ecological enhancements, CCTV and a dedicated signage strategy.	Dodder Greenway Route Scheme	Part 8 approved	25/09/2017
SD198/0006	Construct 3 play spaces and a play trail route in Dodder Valley Park in the townlands of Oldbawn, Tallaght, Knocklyon and Templeogue. The outline details of the proposal are: 3 play spaces located within Dodder Valley Park to incorporate play equipment, surfacing, boundary treatments, seating areas, planting, paving. • 1 play trail route to incorporate play equipment, surfacing, boundary treatments, seating areas, planting, paving along the existing footpath within Dodder Valley Park. • All ancillary works.	Dodder Valley Park, Tallaght, Dublin 24	Part 8 approved	09/09/2019
SD158/0012	Construct changing-room pavilions in South Dublin County Council public parks Dodder Valley Park, Oldbawn Road, Tallaght, Dublin 24.	Dodder Valley Park/Corkagh Park/Griffeen Valley Park	Part 8 approved	08/02/2016
SD228/0014	The D24 Neighbourhood Cycle Network is an interim cycle scheme which aims to quickly implement a comprehensive and connected network of protected cycle facilities, suitable for cyclists of all ages and abilities, in the D24 area.	D24 Neighbourhood	n/a	Registered on 12/09/2022

15 Digipole: Firhouse Road, Dublin 16 (beside Dodder Valley Park boundary and opposite entrance to Pineview Business Park)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD078/0006	Quality Bus Corridor Phase 2: The Firhouse Road Quality Bus Corridor Phase 2 forms part of the QBC Network linking Tallaght to Firhouse Road and Ballycullen Road, and linking back to the Tallaght QBC at Templeogue Bridge. The scheme consists of 2.0 km of QBC with 3.5m wide bus lane in one direction along most of the route between the junctions with Old Bawn Road and Ballycullen Road, and is designed to be implemented in conjunction with the Firhouse Road Realignment Scheme which is currently under construction. The sections of bus lane are proposed as follows: westbound: c.1km between Old Bawn Road junction and Ballycullen Avenue and eastbound: c.1km between Ballycullen Avenue and Ballycullen Road Junction.	Firhouse Road, Dublin 24	Part 8 approved	11/06/2007
SD078/0016	Firhouse/Ballycullen Quality Bus Corridor scheme on Ballycullen Road, Firhouse Road and Old Bridge Road between the Ballycullen Road/Stocking Avenue junction and the N81 Tallaght Bypass. The scheme comprised inbound and outbound bus lanes, including sections along Firhouse Road, road widening, replacement of the Ballycullen Road/Killininny Road roundabout with a signalised junction, upgraded bus stops, off-road cycle tracks, new and improved pedestrian crossings, and associated pedestrian and cycle improvements.	Ballycullen Road, Dublin 16	Part 8 approved	10/03/2008

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SD178/0003	Dodder Greenway Route Scheme comprising a c.14km pedestrian and cycle greenway along the Dodder Valley. In the vicinity of Firhouse Road, the works included upgraded greenway entrances, widened shared pedestrian/cycle paths, new public lighting, upgraded junction geometry at Firhouse Road/Ballycullen Road, a new toucan crossing on Firhouse Road, realignment of paths at the Spa link road underpass, and upgrades to cycle and pedestrian facilities on Firhouse Road. The scheme also included landscaping, swales, ecological enhancements, signage, CCTV and associated ancillary works.	Dodder Greenway Route Scheme	Part 8 approved	29/05/2017
SD198/0006	Construct 3 play spaces and a play trail route in Dodder Valley Park in the townlands of Oldbawn, Tallaght, Knocklyon and Templeogue. The outline details of the proposal are: • 3 play spaces located within Dodder Valley Park to incorporate play equipment, surfacing, boundary treatments, seating areas, planting, paving. • 1 play trail route to incorporate play equipment, surfacing, boundary treatments, seating areas, planting, paving along the existing footpath within Dodder Valley Park.	Dodder Valley Park, Tallaght, Dublin 24	Part 8 approved	09/09/2019
SD23A/0125	The development will consist of the change of use from existing warehouse/storage unit to proposed Fitness Studio comprising of Pilates studio, strength studio and cardio studio, 2 no. changing areas, accessible toilet, reception area and 2 no. physio rooms. Proposed single storey side extension to east elevation to accommodate 1 no. changing area, circulation space, inclusive of 2 no. rooflights. Material alteration to North facade to include proposed glazed entrance doors with associated ironmongery. Proposed signage to North elevation to include internally illuminated individually pin mounted lettering, backing board and all associated site works.	Unit 4, Pineview Business Park, Firhouse Road, Dublin 16, D16 YR22	Grant	05/09/2023
SD22A/0110	Demolition of single storey unit, concrete walls and gates; removal of containers and portacabin; 3 new single storey light industrial units to southeast corner of the existing business park between units 4 & 6 and associated site works.	Pineview Business Park, Firhouse Road, Knocklyon, Dublin 16	Grant	10/08/2022
SD17A/0364/FEP1	(a) Demolition of existing house 'Vista Montana'; (b) construction of 11 no. 3-storey houses consisting of 1 detached 5-bed and 10 semi-detached 4-bed units; (c) new access road with raised crossing at entrance off Firhouse Road; (d) provision of on-street parking and off-street parking; (e) connection to Local Authority and Irish Water storm, foul and water main systems, and all associated site works.	Vista Montana, Firhouse Road, Knocklyon, Dublin 16.	Under consideration (registered 08/05/2026)	Due date – 02/07/2026

16 Digipole: N81 Tallaght Bypass, Dublin 24, west of junction with Belgard Road (R113) on central median of road

Planning Ref.	Development Description	Address	Decision	Decision Date
SD168/0006	The proposal is a landscape improvement scheme along the N81, from the N82/Citywest Road junction to the M50, and along the R137 from the M50 to the R817 junction. The works include carriageway and junction upgrades, pedestrian and cycle infrastructure improvements, new and upgraded crossings, traffic calming, landscape and public realm works, linear park provision, improvements to Sean Walsh Park and Tymon Park entrances, public lighting, signage, artwork, street furniture, drainage and associated works.	N81 from the junction with the N82 (City West Road), Dublin 24	Part 8 approved	13/03/2017

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SD23A/0231	Bus layover facility at Belgard Square South, including 10 no. bus parking bays, driver welfare/toilet facilities, closure of the slip road onto the N81, N81 cycle track realignment, access works, drainage, utilities, lighting, fencing, landscaping and associated works.	Parcel of land at Belgard Square South, within the Townlands of Tallaght, centered at approx. Irish Traverse Mercator	Grant	29/08/2024
SD23A/0334	Change of use of the fifth floor level from office to hotel use to provide for 26 hotel suites; Associated modifications to the layout and elevations at fifth floor level and to the stair cores at ground to fifth floor levels to facilitate access and egress; Introduction of lobbies to the stair cores at basement level; Provision of a green roof to the existing building on site; Revisions to the existing car and bicycle parking arrangements at basement level; All associated site development works.	Plaza Complex, Belgard Road, Belgard Square South, Tallaght, Dublin 24	Grant	22/02/2024
SD24A/0288W	The proposed development will consist of: Change of use of part of the ground floor level (492 sqm) from bar/restaurant to gym. Change of use of the basement floor level (618 sqm) from night club to gym. Removal of the mezzanine levels at ground and basement floor levels. Associated modifications to the layout at ground and basement floor levels to accommodate the proposed change of use and All associated site development works.	The Plaza Hotel, Belgard Square South, Tallaght, Dublin 24	Grant	30/06/2025

17 Digipole: Belgard Road (R113), Dublin 24 (on west side of road, south of junction with Colbert's Fort)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD25A/0013W	The development will consist of 5 no. EV charging stations, each serving 2 no. vehicle charging bays, a total of 10 no. charging points. The charging bays will be located in the existing car park replacing 12 no. standard parking bays with 10 no. EV charging bays. The proposed development will utilise an existing, ancillary storage building to house an Medium Voltage (MV) switch room linked to an adjacent ESB substation to service the proposed development, the charging bays will utilise existing established access & egress and includes all other associated above and below ground ancillary works.	Belgard Retail Park, Belgard Road, Tallaght, Dublin 24	Grant	21/03/2025
SHD3ABP-309916-21/EP	Demolition of existing industrial/commercial buildings and construction of a Build-to-Rent residential development comprising 170 no. apartments and a creche in 2 no. blocks ranging from 4 to 7 storeys over basement car parking. The scheme includes communal residential amenities, external communal open space, roof garden, public open space, children's play areas, car and bicycle parking, plant areas, ESB substation, bin storage, vehicular/pedestrian access from Belgard Road, emergency/refuse access from Colbert's Fort, landscaping, drainage, services infrastructure and associated site development works.	Glen Abbey Complex, Belgard Road, Cookstown Industrial Estate, Dublin 24, D24 W2XA	Grant	22/11/2025
SD22A/0424	Refurbishment and extension of the existing 3 storey building and a Change of Use of the existing building and site from a vacant addiction service facility to a National Ambulance facility. Demolition of a staircase and boiler room (40sq.m) and the removal of an external stair-core, entrance ramp and steps to the north of the building; and the provision of lateral and vertical extensions at ground, first and second floor levels principally comprising a single storey, two-bay ambulance garage, increasing the gross floor area of the building from 943sq.m to 1,420sq.m; the rationalisation of floor space in the existing building; the provision of an external canopy to shelter 14 No. emergency vehicles; the provision of a power washing station towards	Glen Abbey Complex, Belgard Road, Dublin 24	Grant	24/05/2023

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	the south-western corner of the site; ancillary staff car-parking; cycle parking; revised elevational treatments; boundary treatments; hard and soft landscaping; and all associated works above and below ground.			
SD22A/0020	9 non-illuminated signs to replace existing and 1 new non-illuminated sign.	Unit 1, Belgard Industrial Estate, Belgard Road, Tallaght, Dublin 24	Grant	21/03/2022
SHD3ABP-305763-19	Demolition of existing industrial buildings and construction of a mixed-use apartment development in 2 no. blocks ranging from part 5 to part 9 storeys over basement. The scheme comprised 328 no. apartments, ancillary residential amenity facilities, office space, retail/commercial units, café/restaurant, creche, landscaped courtyard, public plaza at Airton Road/Belgard Road, pedestrian access to the TU Dublin campus, roof terrace, car and bicycle parking, motorcycle parking, bin storage, green roofs, landscaping, plant, substations, lighting and associated site development works.	Site at the corner of Airton Road and Belgard Road, Tallaght, Dublin 24, D24 HD35	Grant	20/02/2020

18 Digipole: R819 Greenhills Road, Kilnamanagh, Dublin 24 (on west side of road opposite Tallaght Theatre building)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD25A/0192	The development will consist of alterations to the retail unit as permitted under Reg. Ref. SD22A/0285 and will comprise (i) an external bin store and plant enclosure (c.33 sq.m), (ii) the provision of an ancillary off-licence sales area of c.21 sq. m within the permitted retail unit, (iii) minor external alterations to the Greenhills Road (shopfront) elevation to include an automatic sliding entrance door, signage and vinyl window coverings, (iv) all ancillary site services and site development works.	Ground floor retail unit (currently under construction) located at, Cuckoo's Nest Public House, Greenhills Road, Tallaght, Dublin 24	Grant	07/04/2026
SD22A/0285	The extension and renovation of The Cuckoo's Nest public house but retaining the original front part of the building & re-establishing a public house/gastro pub use at ground & first floor level. The proposed development also consists of the construction of a 3 and 4 storey building to the side and rear of the existing building, which will accommodate public house use at ground floor, retail / shop local use (c. 283m2) also at ground floor, with 11 no. apartments overhead. The proposed development will be a modification to a previously permitted development under Ref.s SD19A/0287 & ABP-30603019, with access to the development via an existing / permitted vehicular entrance off the Greenhills Road.	The Cuckoo's Nest Public House, Greenhills Road, Tallaght, Dublin 24.	Grant	13/04/2023
SD19A/0287 and ABP-306030-19	Demolition of the rear and side extensions of the existing building but retaining the original front part of the building to accommodate a cafe (137sq.m) at ground floor level of the existing building & a 2 bed apartment overhead at first floor. The proposed development also provides for the construction of a 3 and 4 storey building to the side and rear of the existing building, accommodating 18 apartments. The proposed residential accommodation consists of 19 apartments in total, comprised of 12 1-bed apartments and 7 2-bed apartments. The proposed development will be a modification to an extant permission under Ref SD16A/0157, with access to the development via an existing/permitted vehicular entrance off the Greenhills Road. The proposed development includes all associated site development works, surface car parking, bicycle parking, open space & landscaping, pedestrian access to the adjoining Temple Woods	The Cuckoo's Nest, Greenhills Road, Tallaght, Dublin 24	Grant	07/04/2020

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	development, bin storage and the retention of an existing cellar (84.1sq.m) underneath the public house which will be used as a plant room for the proposed apartment building, all on a site area of 0.24ha.			
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19 Digipole: Ballymount Road Lower, Walkinstown, Dublin 12 (on northern side of road adjacent Ideal Bathroom and Tiles Centre)

Planning Ref.	Development Description	Address	Decision	Decision Date
SHD3ABP-309658-21	Demolition of an existing warehouse/factory building and ancillary outbuildings/structures and the construction of a residential development of 171 apartments with supporting tenant amenity facilities (gym, lounges and meeting room), café, creche, landscaping, public realm improvements, and all ancillary site development works. The proposed development will consist of 2 x studio apartments, 59 x 1-bedroom apartments, 103 x 2-bedroom apartments and 7 x 3-bedroom apartments contained in two apartment blocks ranging in height from 1 to 8 storeys. The proposed development provides for outdoor amenity areas, landscaping, under-podium car parking, bicycle racks, bin stores, ancillary plant, and roof mounted solar panels. Vehicular access to the proposed development will be provided via a relocated entrance from Ballymount Road Lower.	CHM Premises, Ballymount Road Lower, Walkinstown, Dublin 12	Grant	23/07/2021
LRD24A/0003 and ABP-320249-24	Amendments to permitted SHD scheme at the former CHM premises, including café-to-retail change of use with off-licence area, signage, reduced creche and tenant amenity areas, revised apartment mix increasing units from 163 to 164, roof plant, additional bicycle parking and associated works.	Former CHM Premises, Ballymount Road Lower, Walkinstown, Dublin 12, D12 CK60.	Grant	23/10/2024

20 Digipole: Lucan Road/Chapelizod Bypass, Dublin 20, to the east of Kennelsfort Road Upper/ Lower junction (in the central median)

Planning Ref.	Development Description	Address	Decision	Decision Date
SHD3ABP-307092-20	Demolition of all existing structures and construction of a 250 no. unit Build-to-Rent apartment development in 5 no. blocks ranging from 3 to 8 storeys over basement, with a café and ancillary residential amenity facilities. The development included private balconies/terraces, communal roof garden, reception/concierge, meeting/workspace areas, gym, cinema, games room, basement and surface car/bicycle parking, motorcycle parking, ESB substation, access upgrades to Kennelsfort Road Lower, use of existing access via Palmerstown Business Park, landscaping, play equipment, public realm upgrades, lighting, boundary treatments and associated engineering/site works.	Lands at Palmerstown Retail Park, Kennelsfort Road Lower, Palmerstown, Dublin 20, D20 AE04	Grant	04/11/2025
ABP-309899-21	Alterations to the permitted SHD development under ABP-307092-20, comprising internal and external alterations to Blocks A and B, including elevational changes, minor height/footprint increases, revised apartment layouts and unit mix within Block B, alterations to residential amenity areas, basement layout amendments, relocation of vents and bike shelter, and associated landscaping amendments.	Lands at Palmerstown Retail Park, Kennelsfort Road Lower, Palmerstown, Dublin 20, D20 AE04	Section 146B Alteration: not considered a material alteration / permission amended	20/05/2021

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LRD25A/0006W	Retention permission for development at Palmers Gate, Kennelsfort Road Lower, Palmerstown, Dublin 20. The development consists of modifications to the previously permitted Strategic Housing Development (SHD) (permitted under Refs. ABP-307092-20 and ABP-309899-21, now nearing completion) which include alterations to the basement including general reconfiguration of the layout including bin stores layout, with the construction of an additional basement area to accommodate an additional bin store and an additional 18 car parking spaces (now a total of 138 no. car parking spaces at basement level); the construction of a larger ESB sub-station on site to meet ESB requirements; and alterations to the previously permitted apartment unit layouts, elevations and mix of Block C from 30 no. 1 beds and 17 no. 2 beds to now provide 32 no. 1 beds and 15 no. 2 beds, and Block E from 40 no. 1 beds and 23 no. 2 beds to now provide 42 no. 1 beds and 21 no. 2 beds), and all associated site works necessary to facilitate this development.	Palmers Gate, Kennelsfort Road Lower, Palmerstown, Dublin 20.	Grant permission for retention	04/11/2025
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21 Digipole: Cheeverstown Road, Tallaght, Dublin 24 northwest of junction with Fortunestown Way (on central median)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD118/0004	Masterplan for the phased development of Jobstown Park, Tallaght, Dublin 24 as a neighbourhood recreational hub. The proposal includes a range of active and passive recreational facilities, including all-weather pitches, an athletics track, skatepark, playground and adult exercise area, to complement existing facilities in Tallaght Leisure Centre and the park. The Masterplan also provides for improved pedestrian and cycle linkages, including a potential green bridge across the Outer Ring Road to connect with the Luas Saggart and Tallaght lines. Future wind turbines are also identified as a potential element, subject to viability.	Jobstown Park, Tallaght, Dublin 24	Part 8 approved	11/07/2011
SD238/0002	Upgrade of Jobstown Park, including improved boundaries, entrances, pedestrian/cycle routes, lighting, footpaths and access to the Leisure Centre. The proposal retains and upgrades existing sports pitches and provides an activity circuit, seating, play/exercise equipment, teenspace, fitness/workout area, natural play areas, pump track, parking on Fortunestown Way, landscaping, planting, hedgerow retention/replanting, attenuation swales and all ancillary works.	Jobstown Park, In the Townland of Jobstown, Tallaght, Dublin 24	Part 8 approved	12/07/2023
SD178/0008	BMX and pump track facility at Jobstown Park, including track infrastructure, spectator areas, fencing, maintenance/storage facilities, relocated soccer pitch, shared access paths, car park extension, landscaping and associated ancillary works.	Jobstown Park, Tallaght, Dublin 24	Part 8 approved	12/02/2018
SD23A/0119	The installation of a roof mounted telecommunications apparatus comprised of antenna, transmission dishes, radio equipment cabinets and all associated site works.	Tallaght Leisure Centre, Fortunestown Way, Tallaght, Co. Dublin	Grant	18/09/2023
PT8SD340 and PT8SD314	Upgrade of Butler McGee Park, including new entrance plazas, shared pedestrian/cycle routes, lighting, CCTV, pitch improvements, skate park, MUGA, ball wall, dog park, biodiversity	McGee Park, Cookstown Road, Springfield, Tallaght,	Part 8 approved	13/04/2026

South Dublin Outdoor Advertising Project - AA Screening

works, drainage, landscaping and associated ancillary works.	Dublin 24		
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22 Digipole: Fonthill Road South, Dublin 22 north west of junction with Caddbeck Way and south of junction with Boot Road

Planning Ref.	Development Description	Address	Decision	Decision Date
SD21A/0295	916sq.m new canopy overall height 5.8m over existing external retail area to the north of the existing polytunnel structure together with all associated site works.	Newlands Garden Centre, New Road, Clondalkin, Dublin 22	Grant	10/02/2022
SD25A/0092W and ACB-322968-25	The proposed development will consist of: Changes to existing hotel signage with the erection of 6no. signs and all other associated site development works. Sign No.1 (6.1m x 2.1m) is a high level sign to replace the existing sign on the northern elevation. Sign No.2 (4.6m x 2.1m) is a high level sign to replace existing on the southern elevation. Sign No.3 (5.3m x 2.2m) is a high level sign to replace existing on the western elevation. Sign No.4 (3.9m x 0.3m) is a low level sign above the main entrance of hotel to replace existing. Sign No.5 comprises 2no. new circular panel signs (600mm x 600mm each), either side of the main hotel entrance. All signs are to be internally illuminated by means of LEDs, giving face illumination only.	Maldron Hotel Newlands Cross, Naas Road, Dublin 22, D22 V6Y6	Application under appeal	Registered on 17/04/2025

23 Digipole: Ninth Lock Road, Clondalkin, Dublin 22 (outside Church of Jesus Christ of Latter-Day Saints)

Planning Ref.	Development Description	Address	Decision	Decision Date
SD23A/0156	Modifications to the ground floor layout and shop facade and will include for: (a) Single-storey extension to front of the existing store to provide a DRS facility to allow customers to return plastic beverage bottles to a reverse vending machine in store; (b) The removal of the existing entrance/exit pod; (c) The removal of the existing trolley bay; (d) Proposed free-standing trolley bay; (e) Proposed alteration works to store elevation; (f) Alteration works to car park area; (g) All ancillary works required to complete to the required Building Regulations standards.	New Nangor Road, Ballymanaggin, Dublin 22	Grant	01/09/2023
SD21A/0122	Erection of a marquee type structure with a floor area of 618sq.m as an extension to the side and rear of existing warehouse buildings.	Elmfield, 9th Lock Road, Clondalkin, Dublin 22.	Grant	13/07/2021
SD25A/0082W and ACP-322854-25	Change of use from warehouse to self-storage use; The demolition of the existing mezzanine floor (c. 53 sqm); The construction of an additional floor measuring 797 sqm at 1st floor level, increasing the total gross floor area from 874.7 sqm to 1,618 sqm; Associated site signage measuring at 9 sqm; Minor internal and external alterations to facilitate the change of use from warehouse to self-storage use; All associated site development works including cycle parking provision.	Units A1 & A2, Oakfield Industrial Estate, Ninth Lock Road, Clondalkin, D22 WA24	Grant, appeal granted by ACP for amendment of conditions	07/10/2025

24 Digipole: R136 Grange Castle Road, Lucan, Co. Dublin, adjacent to Kishoge Railway Station

Planning Ref.	Development Description	Address	Decision	Decision Date
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SDZ24A/0033W	Clonburris SDZ infrastructure works comprising new link streets and side streets, cycle and pedestrian facilities, junction upgrades, services and utilities infrastructure, public parks/open space, SuDS and drainage works, watermain and foul infrastructure, landscaping, signage, enabling works and associated site development works to support future SDZ development.	Within the townlands of Kishoge, Balgaddy, Neillstown and Cappagh, Clondalkin & Lucan, Dublin 22	Grant	10/02/2025
SDZ25X/0001 and ACP: JH06S.322638	Section 175 application to An Bord Pleanála by South Dublin County Council for development across Sites 3, 4 and 5 within the Kishoge Development Area of the Clonburris SDZ. The proposal comprises 1,252 no. residential units in a mix of houses, duplexes, triplexes and apartments, together with 2 no. childcare facilities, a community building, retail use, refurbishment of Grange House, public open space, communal open space, car and bicycle parking, ESB substations, public lighting, landscaping, boundary works, drainage, attenuation ponds, access arrangements and associated site development works. An EIAR was prepared for the proposed development.	Lands comprising 3 sites Sites 3, 4 and 5, within Kishoge Development Area of Clonburris SDZ in the townlands of, Kishoge, Esker South Grange & Balgaddy, Clonburris, Co. Dublin.	Grant	31/03/2026
SD179A24/0004	Proposed development of 118 Social residential homes and associated landscaped open space, roads and associated site works on South Dublin County Council (SDCC) land located off Lynch's Lane to the east of the R136 Outer Ring Road and south of Thomas Omer Way, in the townland of Kishoge, Lucan, Co. Dublin.	Lynch's Lane to the east of the R136 Outer Ring Road and south of Thomas Omer Way, Kishoge, Lucan, Dublin	Part 8 approved	11/11/2024
SD228/0003	Proposed Social and Affordable housing development comprising of 263 residential units on a site located on lands within Clonburris SDZ, in the subsector known as Kishoge South West which is located on Lynches Lane to the East of the R136 Outer Ring Road.	Kishoge South West, Lynches Lane, East of R136 Outer Ring Road, Dublin	Part 8 approved	11/07/2022
SDZ23A/0043	Mixed-use development on a c.5 ha site within Development Area 6 Kishoge Urban Centre, Clonburris SDZ, comprising the removal of existing hardstanding and construction of 11 no. blocks ranging from 3 to 7 storeys. The scheme provided 495 no. residential units, retail floorspace, employment floorspace, a bike hub, creche, café, public open space including an urban plaza, landscaping, internal roads, cycle and pedestrian routes, parking, bicycle parking, ESB substations, SuDS measures, attenuation ponds, public lighting, services infrastructure and associated site development and excavation works.	Development Area 6 Kishoge Urban Centre, sub sector KUC-S4 (including an area of Development Area, 9 Kishoge South East, sub sector KSE-S1), Clonburris SDZ, within the townland of Kishoge, Clonburris, Dublin 22	Grant	17/04/2024
SDZ25A/0012W	Amendments to permitted development under Reg. Ref. SDZ23A/0043, including revised apartment layouts and mix, roof-level extensions, basement and parking changes, crèche alterations, extended urban plaza, landscaping revisions, bicycle/waste storage changes and associated works, reducing the scheme from 495 to 494 units.	Development Area 6 Kishoge Urban Centre, sub sector KUC-S4, including an area of Development Area 9 Kishoge South East, Sub Sector KSE-S1, Clonburris SDZ, Within the townland of Kishoge, Clonburris, Dublin 22	Grant	25/08/2025
SDZ25A/0036W	Amendments to existing planning permission Ref: SDZ23A/0043 which included a Large 2 storey retail unit (over an undercroft car park) comprising: A. Ancillary off-licence use of the large 2 storey retail unit, including a designated off-licence display area measuring c. 72 sqm; B. Layout / elevational alterations including: additional customer entrance to Northern elevation, reconfiguration of loading bay ramp and roof (to allow service access to first rather than ground floor level) and associated modifications, reconfigured rooftop plant compound and access arrangements, ventilation louvres, and revisions to façade metal cladding arrangements; and, C. Advertising signage including a total of 5 no. internally illuminated building mounted Lidl logo	Kishoge Urban Centre (sub sector KUC-S4), Within the Clonburris Strategic Development Zone, in the townland of Kishoge, Clonburris, Dublin 22.	Grant	7/10/2025

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	signs measuring c. 2.5 m x 2.5 m to the North, South, East and West elevations of the large 2 storey retail unit.			
SDZ24A/0029W	Mixed-use development on c.15.6 ha lands within Development Area 9 Kishoge South East, Clonburris SDZ, comprising 660 no. residential units in a mix of houses, duplexes and apartments, together with a creche and a local community "Park Hub" building providing community floorspace, sports hall/place of assembly, multi-purpose spaces, changing rooms and café. The development also included public open space, including sections of Grand Canal Park, local parks and pocket parks, communal and private open space, internal roads, pedestrian and cyclist routes, landscaping, play areas, surface car parking, bicycle and motorcycle parking, EV charging, ESB substations, SuDS measures, solar panels, public lighting, signage, services infrastructure and associated site development works.	Development Area 9 Kishoge South East, Sub Sectors KSE- S1 and KSE- S2, Clonburris SDZ, within the townland of Kishoge, Clonburris, Dublin 22.	Grant	05/08/2025
SDZ25A/0034W	Provision of 3 no. strategic public parks within the southern part of the Clonburris SDZ, comprising the Stage 3 Griffeen Valley Park Extension, Stage 4A Grand Canal Park and Stage 5 Na Cluainte Park South. The works included landscaped parkland, natural and all-weather sports pitches, tennis and padel courts, basketball courts, cricket facilities, play areas, allotments, attenuation ponds, car and bicycle parking, pedestrian access points, vehicular access arrangements, drainage infrastructure, SuDS/attenuation works, landscaping, planting, construction compounds, signage, Irish Water diversions and all associated ancillary site development works.	Within the townlands of Clonburris Great and, Kilmahuddrick and, Clonburris Little, Clondalkin, Dublin 22.	Grant	25/09/2025
SDZ21A/0013	A 3 storey, 1,000 pupil post primary school (Roll no. 76454S) including a 4 classroom Special Educational Needs Unit with a gross floor area of 11,443sq.m including sports hall and all ancillary teacher & pupil facilities; bicycle parking; staff parking; vehicle drop off/set down areas; internal access roads; hard and soft play areas; piped infrastructure and ducting; plant; landscaping and boundary treatments; PV panels; external courtyards; disabled car parking spaces; ESB substation, ramps & stairs; signage; changes in level and all associated site development and excavation works above and below ground all on a site bounded to the east by the R136 Outer Ring, to the north by the existing site adjacent to south of Griffeen Avenue, to the west to existing site adjacent to Lucan East Educate Together National School and to the south to existing site adjacent to Adamstown Link Road. The proposed development is located within the Clonburris Strategic Development Zone Planning Scheme 2019 area.	Kishoge Cross, Griffeen Avenue, Lucan, Co. Dublin	Grant	21/02/2022
SD20A/0109	2 storey modular classroom building and a single storey toilet building, steel framed covered walkway structure linking to the existing school, relocation of existing bicycle shelters and all associated site development works.	Kishoge Community College, Thomas Omer Way, Lucan, Co. Dublin	Grant	16/07/2020
SD22A/0087	Install a new LPG Safety Installation in a caged enclosure 1.8m x 1.2m x 1.2m (LxWxH) servicing the existing LPG storage installation with all ancillary services and associated site works.	Lynch's Park, Lucan, Co. Dublin	Grant	09/11/2022

25 Digipole: Fonthill Road North, Dublin 22 (south of junction with Lucan Newlands Road (on the western side of road))

Planning Ref.	Development Description	Address	Decision	Decision Date
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SD20A/0226	New stainless steel and glass bus shelter, 5.2m x 1.85m x 2.8m high with 2 internally illuminated advertising panels each of 2.0sq.m area on the public footpath.	Bus Stop No. 7473, Foxdene Housing Estate, Fonthill Road North, Clondalkin, Dublin 22	Grant	30/10/2020
SD24A/0266W	Works outside the Clonburris SDZ associated with the Stage 2 roads, public parks/open space areas and services infrastructure, including junction upgrade and tie-in works to the existing road layout at Fonthill Road/R113.	4 No. sites A) Along Griffeen Road Griffeen Glen Drive, Balgaddy Road and, B) Grange Castle Road Junction Lucan Co. Dublin, C) Thomas Omer Way/Ninth Lock Road, & D) Ninth Lock Road/Neilstown Road, Clondalkin, Dublin 22.	Grant	10/02/2025
SDZ24A/0033W	Clonburris SDZ infrastructure works comprising new link streets and side streets, cycle and pedestrian facilities, junction upgrades, services and utilities infrastructure, public parks/open space, SuDS and drainage works, watermain and foul infrastructure, landscaping, signage, enabling works and associated site development works to support future SDZ development.	Within the townlands of Kishoge, Balgaddy, Neillstown and Cappagh, Clondalkin & Lucan, Dublin 22	Grant	10/02/2025
SDZ25A/0019W	Residential development within the Clonburris SDZ comprising 233 no. dwellings, including houses, duplexes and apartments, with access from Ninth Lock Road and the permitted Northern Link Street, open space, landscaping, parking, bicycle storage, infrastructure and associated site works.	West of the Ninth Lock Road and east of the R113, Fonthill Road, Clonburris, Dublin 22	Grant	23/03/2026
SD25A/0276W	Demolition of existing buildings and construction of a part single-storey, part two-storey community centre and mosque, including prayer/event spaces, retail/service units, medical/community rooms, apartment, enclosed parking, solar PV, minaret/dome, access, parking, landscaping, play space and associated works.	Site accessed from the Balgaddy Road cul-de-sac, off the Lucan Newlands Road, Balgaddy, South Lucan, Dublin, K78 D422	Grant	05/05/2026
SDZ24A/0023W	Temporary inert soil and stone storage facility within the Clonburris SDZ, comprising 2 no. stockpiles for later reuse within the SDZ, access from Fonthill Road/R113, and associated temporary operation, decommissioning and restoration works.	Within the townlands of Neilstown, Clonburris, Dublin 22, all on wider lands bounded by, D22 E2KA	Grant	27/01/2025
SDZ23A/0016	Temporary logistics and storage facility within the Clonburris SDZ, comprising warehouse/storage buildings, ancillary office and staff facilities, access from Fonthill Road/R113, car and HGV parking, bicycle parking, loading areas, attenuation, lighting, landscaping, signage and associated works for a temporary period of up to 10 years.	In the townland of Neillstown, Clonburris, Dublin 22	Grant	04/08/2023

26 Digipole: Long Mile Road, Dublin 12 to the east of the junction with Robinhood Road (on southern side of road)

Planning Ref.	Development Description	Address	Decision	Decision Date
LRD25A/0002W and ACP-323479-25	Mixed-use residential and commercial/employment development comprising demolition of existing commercial/industrial buildings and construction of 4 no. blocks ranging from 6 to 10 storeys. The scheme provides 436 no. apartments, residential amenity space, community library, creche, office/co-working units, medical centre with ancillary pharmacy, café, undercroft and frontage car parking, cycle parking, public and communal open space, landscaping, boundary treatments, plant, waste management areas, ESB substations, services connections and associated site development works. The proposal also includes pedestrian/cyclist access	Units 16-21A-B, Parkmore Industrial Estate, Longmile Road, Walkinstown, Dublin 12	Grant and appeal withdrawn	01/12/2025

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	upgrades along Parkmore Estate Road, Long Mile Road and Robinhood Road, with vehicular access from the Estate Road. A Natura Impact Statement was prepared.			
SD26A/0106W	Replacement of the existing east-facing advertising display (6m wide x 3m high) with a digital advertising display (6m wide x 3m high with a depth of 0.25m) and the permanent removal of the existing west facing advertising display including all associated site works and services.	1a Robinhood Park, Longmile Road, Dublin 22, D22 P5P8	Application under consideration	Application lodged 01/05/2026
SD20A/0257	Retention of erection of fence and gate enclosing lands with vehicular access to the Long Mile Road.	Long Mile Road, Drimnagh, Dublin 12, D12Y11H	Refuse	08/12/2020
SD21A/0081	Retention of constructed fence and boundaries and the relocation of existing access gate.	Long Mile Road, Drimnagh, Dublin 12, D12Y11H	Refuse	26/05/2021
SD21A/0350	Retention of constructed fence and boundaries and the relocation of existing access gate to revised location and proposed use of space as an allotment.	Long Mile Road, Drimnagh, Dublin 12, D12Y11H	Grant	02/07/2022

27 Digipole: Junction of Citywest Drive and Citywest Road, Dublin 24 (adjacent to Citywest Shopping Centre car park and 'The Alder' building)

Planning Ref.	Development Description	Address	Decision	Decision Date
SHD3ABP-305556-19	Mixed use residential scheme (total GFA 26,929sq.m) comprising 6 blocks with balconies/terraces to be provided on all elevations at all levels for each block, to provide 290 apartment units and associated residential amenity facilities, a childcare facility, 4 retail units and 2 café/restaurant units. A total of 153 car parking spaces (including 2 car club spaces) are proposed at surface level and existing basement level of the Citywest Shopping Centre to serve the development to include the reallocation of 37 existing surface level spaces; 67 new surface level spaces and the reallocation of 49 spaces from commercial to residential use at existing basement level of the Citywest Shopping Centre.	Citywest Shopping Centre, Fortunestown, Dublin 24	Grant	20/01/2020
SD22A/0422	Amendments to the residential development permitted under An Bord Pleanála Reference ABP-305556-19 comprising of the omission of a permitted vehicular access ramp from ground to basement level of the existing Citywest Shopping Centre along the southern elevation; The permitted entrance to the ramp is proposed to be replaced at surface level with 5 car parking spaces, with associated amendments to the parking layout, pedestrian paths and landscaping in the immediate vicinity; An increase in the area of a permitted surface to basement level circulation core in the south-eastern corner of the existing Citywest Shopping Centre (to incorporate a lift and revised stairwell design), together with associated amendments to pedestrian paths and landscaping in the immediate vicinity; The relocation of permitted demountable bollards further eastwards along a permitted roadway to the south-east of the Citywest Shopping Centre; The enlargement of a permitted hammerhead circulation area to the south-east of the Citywest Shopping Centre and the provision of a standalone ESB Substation to the south-east of Block D; These amendments are provided to improve the operational efficiency of the vehicle circulation and parking arrangement to service the permitted apartment buildings and to meet the requirements of ESB to serve the site.	Citywest Shopping Centre, Fortunestown, Dublin 24	Grant	11/01/2023

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LRD24A/0009W	Planning permission and retention permission for a Large-scale Residential Development (LRD) consisting of amendments to a Strategic Housing Development (SHD) permitted under ABP Ref. 305556-19, as subsequently amended under SDCC Planning Ref's SD22A/0299 and SD22A/0422 at a site at Citywest Shopping Centre. Including changes to Block F, balconies, bin storage, plant/staircore structures, ESB substation/switchroom, landscaping and minor parking layout changes, with no change to the permitted residential unit numbers	Citywest Shopping Centre, Fortunestown, Dublin 24, D24 TDR3	Grant permission and grant retention	19/02/2025
SD25A/0248W	Retention and permission for Block F amendments, comprising amalgamation of permitted retail and café/restaurant units into one c.220 sq.m unit, external/plant room alterations, and change of use to a medical clinic/group practice.	Ground Floor of Block F (The Alder), Carrigmore Woods, Citywest Road, D24 T6HE	Grant permission and grant retention	03/12/2025
SD24A/0135	Change of use of part of the ground and first floor levels of Citywest Shopping Centre from a children's play facility to public library use, together with associated internal conversion and refurbishment works. The development also includes a new second-floor extension with sedum roof, ancillary plant, PV panels, a west-facing roof terrace, bicycle parking and associated external works.	Part of the ground & first floor levels, (previously Unit No's 27M, 28M & 29M), City West Shopping Centre, Citywest, Dublin 24	Grant	19/07/2024
SHD3ABP-310570-21	Construction of a residential scheme comprising 421 units, offices, retail units x3 and residential amenity areas x2, within 9 blocks ranging in height from 1-13 storeys. The proposal will include 289 car parking spaces along with 650 cycle parking spaces. The development will provide public and communal open spaces throughout including a public plaza adjoining Fortunestown Luas stop. Provision of vehicular, pedestrian, and cyclist accesses to the site, including pedestrian bridge to the public park (under construction) to the east. The application includes for all landscaping, ESB substations, plant areas, bin storage, surface water attenuation and all other site development works, and site services required to facilitate the proposed development. The proposed development seeks to amend SHD permission ABP-302398 -18 (under construction to the west), replacing 32 permitted duplex apartments along with associated amendments to internal roads and open spaces. The current proposal also replaces permission SD16A/0078 previously granted on this site.	Site at Cooldown Commons & Fortunestown, Citywest, Dublin 24	Grant	06/10/2021
SD22A/0133	Amendment to Block D4 of the Strategic Housing Development permitted under ABP-310570-21. The proposed amendment to Block D4 is for a reduction in height to 9 storeys (from 13 storeys) and associated reduction in the number of units to 44 (from 60 units); Block D4 will have 4 one beds (no change), 34 two beds (down from 46) and 6 three beds (down from 10) all with associated private balconies/terraces to the north/south/east/west elevations; This will result in the reduction in the total number of residential units across the entire development site from 421 residential units to 405 residential units; Block D4 will also provide 564sq.m residential amenity space at ground floor level (an increase of 9sq.m); Minor amendments to the southern elevation are also proposed. The application includes for all site services required to facilitate the amendment to Block D4.	Cooldown Commons and Fortunestown, Citywest, Dublin 24	Grant	28/06/2022

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LRD23A/0007 LRD23A/0012	<p>The development will consist of amendment to Unit B of "Tramway Lane" (Block E1 of the permitted Strategic Housing Development (SHD) (Ref. ABP-310570-21). Unit B (c.257.2 sq.m) has permission for commercial/retail use. The proposed amendment to Unit B consists of the incorporation of an off-licence area within the permitted retail unit (c.13.3 sq.m). The proposed amendment includes all associated site services and development works required to facilitate the amendment to the "Tramway Lane" block (on lands located north of the Luas red line and Fortunestown Luas stop. Amendments to Unit B of "Tramway Lane" (Block E1 of the permitted Strategic Housing Development (SHD) (Ref. ABP-310570-21) and Large Scale Residential Development (SDCC Ref. LRD23A/0007) to include a single storey plant area to the rear, beside the permitted cycle stores. The proposed amendment includes all associated site services and development works required to facilitate the amendment to the "Tramway Lane" block.</p>	Unit B, Tramway Lane, Citywest View, Citywest, Dublin 24.	Grant Grant	11/09/2023 17/01/2024
LRD23A/0013	<p>Amendment to Unit A of Tramway Lane (Block E1 of the permitted Strategic Housing Development (SHD) (Ref. ABP-310570-21). Unit A has permission for commercial / retail use. The proposed amendment is for change of use to Dentist. The development will also include a single storey plant area located to the rear / north side of the premises. The proposed amendment includes all associated site services and development works required to facilitate the proposed change of use.</p>	Unit A, Tramway Lane, Citywest View, Citywest, Dublin 24.	Grant	29/01/2024
SD26A/0116W	<p>Change of use of the ground floor permitted café/ retail unit to a veterinary practice. The proposed unit will include a reception area, 6 consultation rooms, and treatment area including theatre, x-ray room, laboratory, holding areas and all other ancillary rooms/ staff facilities. Signage is also proposed in the form of two projecting lightboxes and signage on the fascia board over the front door.</p>	Unit A Block 3 Tramway Lane, Citywest View, Dublin 24	Application under consideration	Due decision date 14/07/2026
SHD3ABP-306602-20	<p>Residential development comprising 463 no. dwellings, including 353 apartments, 89 houses and 21 duplex apartments, together with a creche, community building, ESB substations, bicycle/bin stores, car and bicycle parking, public and communal open space, playground, areas, landscaping, lighting, boundary treatments, footpaths and cycle paths. The scheme also included vehicular access from Citywest Road/N82, pedestrian crossings, access works including bridges over a stream/ditch, secondary access to adjoining lands, pedestrian access to Magna Drive, surface water drainage, underground attenuation and associated site development works.</p>	Citywest Road and Magna Drive, Citywest, Dublin 24	Grant	26/05/2020
SD24A/0024 and ABP-319624-24	<p>Planning Permission for modifications to the granted permission (planning reg ref SD16A/0210) at the site west of Citywest Road (N82) South of Garter Avenue/Citywest Avenue, Citywest Dublin 24., The development site is bounded to the east by the N82 Citywest Road, to the North East by Garter Avenue and to the south by lands. The modifications include the change of use of the granted community floor space on the ground Floor of the granted 4 Storey Apartment Building to 1no 2 bed apartment unit and 1no 1 bed apartment unit. All with associated siteworks</p>	Site at junction of Citywest Road and Garter Avenue, Citywest, Dublin 24	Refused and appeal refused	24/10/2024

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SD24A/0279W	<p>Modifications to the granted permission (planning reg. ref. SD16A/0210). The proposed Modifications will consist of the addition of 6 No. apartment units (1 No. 1-bed unit, 5 no. 2-bed units) on the third floor and set back floor plan on the Fourth Floor, Increasing the overall Apartment Block from 4-storeys to 5-storeys, and from 20 No. apartment units to 26 No. apartment units (consisting of 4 no. 1-bed units, 22 no. 2-bed units) and 1 community floor space of 160 sqm. No modifications to as-granted 90 no. houses, The overall total no. of units in this development is now increased to 116. All with associated site works, Bin and Bike storage, the site layout has been modified slightly to accommodate additional surface car parking and other ancillary works.</p>	Site at junction of Citywest Road and Garter Avenue, Citywest, Dublin 24	Grant	13/02/2025
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28 Digipole: Nangor Road, Dublin 12 opposite Diageo Baileys complex

Planning Ref.	Development Description	Address	Decision	Decision Date
SD20A/0240	The replacement of the existing blacklit '96 sheet' advertising panel (12m x 3m) with a 6m x 3m digital advertising panel mounted on a 'green wall' structure (mesh panel with climbing plants), along with all associated site works and services.	Lands adjacent to the junction of New Nangor Road & Killeen Road, Dublin 12	Grant	12/11/2020
SD20A/0120	2 industrial storage buildings to the west of the main complex; Building no. 1 - 460sq.m with a height of 8.8m; Building no. 2 - 244.4sq.m with a height of 7.0m; all associated site works and utility connections.	Nangor House, New Nangor Road, Gallanstown, Co. Dublin, D12 F726	Grant	30/11/2020
SD26A/0144W	The development will consist of: the change of use of Buildings Nos. 1 and 2 from vacant warehouse units to a car service garage; the demolition of part of Building No. 1 at ground floor (43 sq. m), and first floor (to provide a double-height space) (213 sq. m) and the provision of an extension to the northern elevation, overall reducing the floor area by 93 sq. m, from 1,021 sq. m to 928 sq. m; the demolition of part of Building No. 2 (4 sq. m) and the provision of a first floor mezzanine (115 sq. m), increasing the floor area from 726 sq. m to 837 sq. m; the provision of a new auto carwash, 2 No. valet bays and plant (137 sq. m); and a new inspection pod (20 sqm). The development will also include: 7 No. car parking spaces (including accessible parking spaces); 61 No. car storage spaces; 4 No. electric vehicle charging spaces; bicycle parking; elevational changes; flues; illuminated signage; bin stores; and all associated works above and below ground.	A 0.6291 Ha site at, Knockmitten Lane, Dublin, D12 V447	Application under consideration (registered 15/06/2026)	

Appendix 3: OPR Concluding an AA Screening (2021)

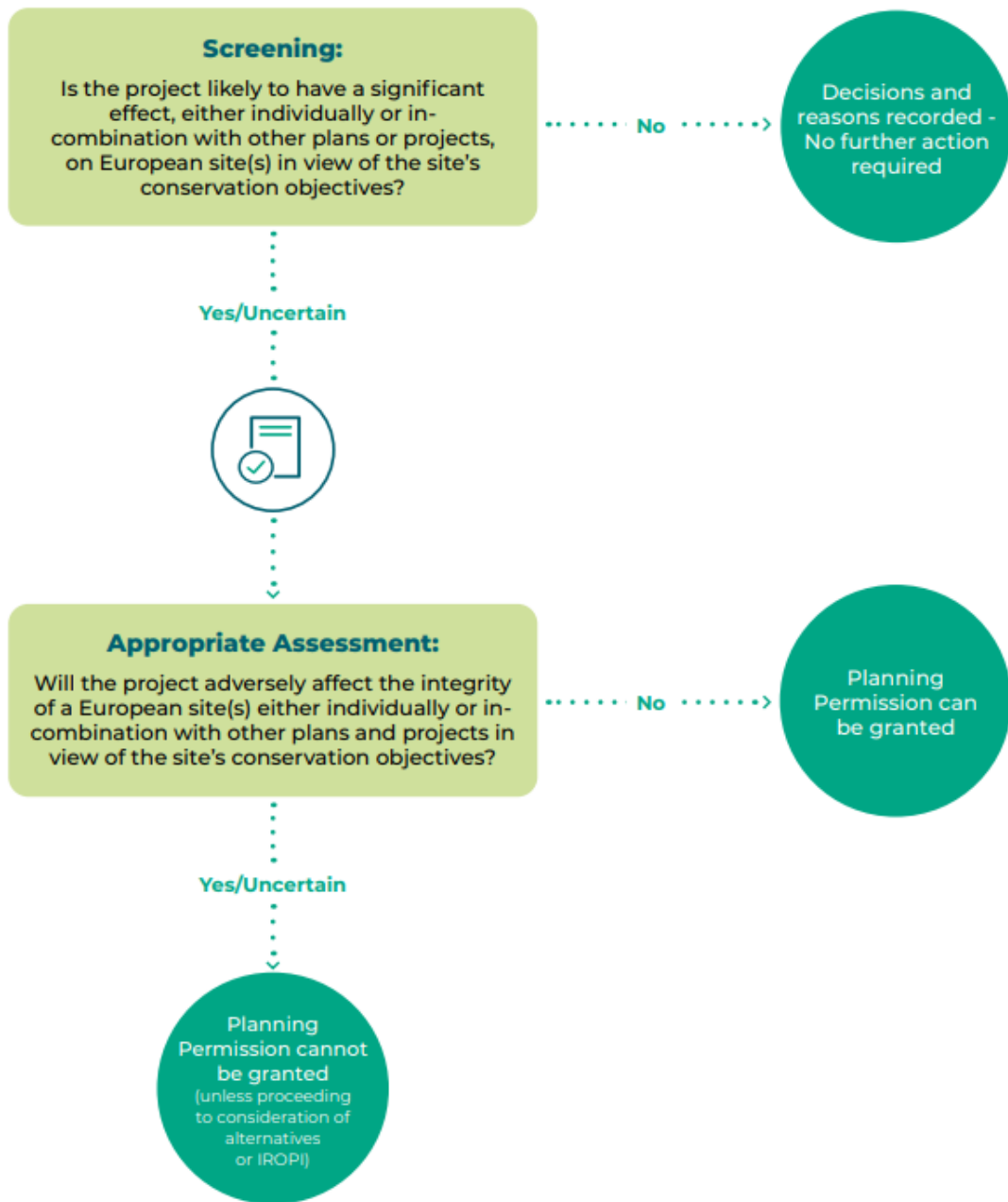
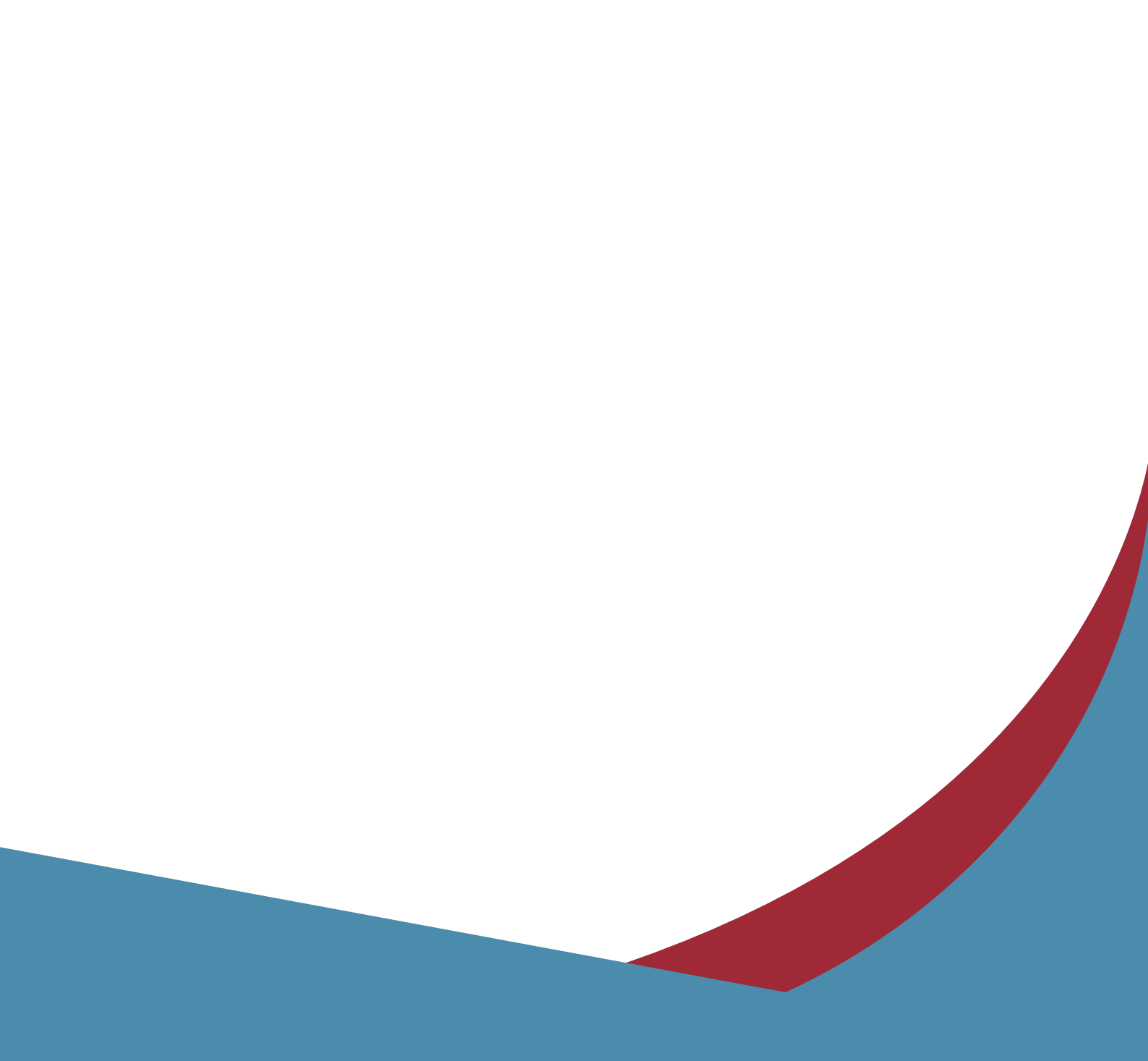


Figure 10: OPR Practice Note PN01 (2021) - Concluding an AA Screening





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