

# PLANNING DEPARTMENT

## Appeals Decided - Long List from 17/04/2023 to 21/04/2023

Planning No	Application Type	L.A. Decision Date	L.A. Decision	Appeal Lodged Date	Appeal Decision Date	Appeal Type	Appeal Decision
20221603-LRD	Permission	03 Feb 2023	Granted subject to conditions	02 Mar 2023	21 Apr 2023	Written Evidence	Withdrawn

Applicant : Wexford Harbour Developments Limited

Location : Tincone/Burgess, Ardavan

Proposal : A 10 year planning permission for a Large-scale Residential Development (LRD) with a gross application site area of circa 10.21 hectares, (developable area of circa 5.65 hectares). The proposed development will include the erection of 191 residential units in total comprising: 11 no. four bed detached houses, 8 no. four bed semi-detached houses, 1 no. three bedroom detached house, 54 no. three bed semi-detached houses, 19 no. three bed terraced houses, 4 no. two bed semi-detached houses, 6 no. two bed terraced houses, (total no. of houses = 103 no.). 8 no. three bed apartments, 12 no. two bed apartments, 40 no. two bed own door apartments, 8 no. one bed apartments, 20 no. own door one bed apartments, (total no. of apartments = 88 no.). In addition to the residential units, the following works are also proposed: A Child Care Facility of 341 square metres (51 child spaces) with ancillary outdoor play area of 127 square metres. A neighbourhood scale retail unit of 107 square metres. A total of 306 no. dedicated residential and visitor car parking spaces, 13 no. car parking spaces to facilitate visitors to the proposed public lineal coastal park and 25 no. car parking spaces dedicated for use by the proposed creche facility and retail unit (total no. of car parking spaces = 344no.). 2.05 hectares of a public lineal coastal park along the eastern boundary. The proposed development will also include provision of private, communal and public open space; internal roads and pathways; pedestrian access points; hard and soft landscaping; boundary treatments; refuse storage; ESB substations; public lighting; bicycle parking; motorcycle parking; coastal protection works; a signalled pedestrian crossing on R741 adjacent to junction of R741 with Tincone Lane, and all associated and ancillary site development and drainage works. The application will be accompanied by a Natura Impact Statement (NIS). The application may be inspected at the following website [www.TinconeWexfordLRD.com](http://www.TinconeWexfordLRD.com)

**Total number of Appeals Decided within period : 1**