

LIMERICK CITY & COUNTY COUNCIL
PLANNING AND ENVIRONMENTAL SERVICES
City & County Council Offices,
Dooradoyle Road (061)496556

Planning and Development Acts 2000-2015
Planning & Development Regulations 2001 -
2015

PROPOSED DEVELOPMENT BY, ON BEHALF OF OR IN PARTNERSHIP WITH LIMERICK CITY & COUNTY COUNCIL

N.B. 6 COPIES OF DRAWINGS TO BE SUBMITTED.

OFFICE USE ONLY

CHECKED BY:

DATE RECEIVED:

PART 8 FILE NO:

LOCATION OF PROPOSAL:

Address of site of proposed development (e.g. street, townland etc):

Sycamore Crescent, Gortboy, Newcastle West, Co. Limerick.

DETAILS OF PROPOSAL:

Nature and extent of development proposed:

The proposed development will be completed in two phases and will consist of:

- a) Phase 1: The provision of 21 no. residential units comprised of two storey and three storey dormer buildings, with a unit mix comprised of 6 no. 1 Bed units, 6 no. 2 Bed units, 6 no. 3 Bed units, 3 no. 4 Bed units;*
- b) Phase 2: The provision of 10 no. residential units comprised of single storey and two storey buildings, with a unit mix comprised of 4 no. 1 Bed units, 6 no. 2 Bed units;*
- c) New road running north-west connecting the existing Sycamore Crescent estate with the proposed development, then returning around from the north to run south-east to service proposed units to the rear, including all associated footpaths and 37 no. car parking spaces;*
- d) Hard landscaping including; bin stores, privacy strip to front gardens, rear garden walls, bicycle stands, installation of street lighting;*
- e) New public open space including soft landscaping, tree planting, street furniture, street lighting, footpaths;*
- f) Soft landscaping including planting and trees throughout;*
- g) Construction of and / or remedial works to boundaries with adjacent sites;*

- h) Construction of new water main, new foul and storm sewers to connect into existing drainage system, and surface water drainage systems including Suds measures;
- i) Connection to public utilities;
- j) All associated site works.

In the case of applications for a material change of use or for retention of such material change of use please state:

(a) Existing Use: *N/A*

(b) Proposed Use: *N/A*

(c) Nature and extent of any such proposed use: : *N/A*

No. of residential units proposed (if applicable): *31 no.*

Total: Houses *23 no.* Apartments: *8 no.*

Area of site: Hectares *1.2 Ha* Acres: *2.96 acres*

(1 Hectare = 2.471 acres)

LEGAL INTEREST::

Legal Interest of applicant in site of the proposed development

Owner Yes No Other _____ (Please specify)

If applicant is not the owner, state name and address of owner and include documentary evidence of consent of the owner to make the application

N/A

PUBLIC NOTICES:

Name of Newspaper in which public notice was published: *Limerick Leader*

Date of publication: *12th November 2022*

Date of erection of Site Notice: *13th November 2022*

FLOOR AREA: Residential

**Please refer to attached schedule of unit areas.*

(a) New Building(s) Residential - Floor Area per unit Refer to Architectural Drawings
Gross Floor Area *2606.7 sq. metres*

(b) Extension to dwelling Gross Floor Area *N/A* sq. metres

(c) Other domestic (sheds, garages Garden shed) *N/A*

Floor Area per Unit _____ sq. metres

Gross Floor Area _____ sq. metres

FLOOR AREA : Other

(d) Other Development i.e. Car Parks etc. Floor Area per unit *N/A* sq. metres

Gross Floor Area *N/A* sq. metres

(e) Change of Use Floor Area per unit *N/A* sq. metres

Gross Floor Area *N/A* sq. metres

ENVIRONMENTAL IMPACT STATEMENT:

Is an E.I.S. submitted with this application: Yes _____ No

Signed on behalf of Limerick City & County Council:



Date: 14th November 2022

