

## **SOUTH DUBLIN COUNTY COUNCIL**



### **Form 18**

## **Form of request to South Dublin County Council to enter into consultations in relation to a proposed Large-scale Residential Development**

**Land Use Planning & Transportation Directorate, County Hall, Tallaght, Dublin 24**  
**Telephone: 01 4149000 Email: [preplanning@sdblincoco.ie](mailto:preplanning@sdblincoco.ie)**

## **BEFORE FILLING OUT THIS FORM PLEASE NOTE THE FOLLOWING**

Failure to complete this form or attach the necessary documentation, or the submission of incorrect information or omission of required information, will lead to the planning authority refusing to deal with your request. Therefore, ensure that each section of this request form is fully completed and signed, entering n/a (not applicable) where appropriate, and that all necessary documentation is attached to the request form.

### **HOLDING OF PRE-APPLICATION CONSULTATIONS WITH THE PLANNING AUTHORITY**

Under section 32E of the Planning and Development Act 2000, as amended, neither the taking place of an LRD meeting nor the provision of an LRD opinion shall prejudice the performance by the planning authority of its functions under this Act or any regulations under this Act or any other enactment and cannot be relied upon in the formal planning process or in legal proceedings.

### **DATA PROTECTION**

It is the responsibility of persons or entities wishing to use any personal data on this form for direct marketing purposes to be satisfied that they may do so legitimately under the requirements of the Data Protection Acts 1988 to 2018. The Office of the Data Protection Commissioner states that the sending of marketing material to individuals without consent may result in action by the Data Protection Commissioner against the sender including prosecution.

In accordance with Section 4(6) of the Planning and Development (Large-Scale Residential Development) Regulations 2021, the request to enter into a LRD meeting may be made in electronic format.

### **RETURN OF COMPLETED FORMS**

Completed forms should be returned:

- by email to [preplanning@sdublincoco.ie](mailto:preplanning@sdublincoco.ie)
- or by post Planning Registry, SDCC, County Hall, Tallaght, Dublin 24, D24 YNN5

Should you require any assistance in completing this form, please contact  
01-4149000

Request for formal pre-application consultation or LRD meeting with **South Dublin County Council** regarding the proposed development of a

### **Large-scale Residential Development**

<b>1) Prospective Applicant's Name:</b>	
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<b>2) Request for Section 247 Consultation or LRD meeting</b>			
	<b>Section 247 Consultation</b>	<input type="checkbox"/>	<b>LRD Meeting (Section 32B)</b>
<b>Section 247 Consultation Reference:</b>			
A request for an LRD meeting can only be requested once a Section 247 Consultation is complete			

<b>3) Contact details of person authorised to operate on behalf of the Prospective Applicant (Applicant or Agent): (Not for Public release)</b>	
<b>Name:</b>	
<b>Correspondence Address:</b>	
<b>Telephone:</b>	
<b>Email:</b>	

#### **4) Declaration:**

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I hereby declare that, to the best of my knowledge and belief, the information given in this form is correct and accurate and fully compliant with the Planning and Development Act 2000, as amended, and the Regulations made thereunder.

I undertake that no audio/video recording or voice-to-text transcript of pre planning consultations including the LRD meeting will be made or kept.

<b>5) Signature of person authorised to operate on behalf of the Prospective Applicant:</b>		
<table border="1" style="width: 100%;"><tr><td style="width: 15%;"><b>Date:</b></td><td></td></tr></table>	<b>Date:</b>	
<b>Date:</b>		

<b>6) Formal Request</b>
In accordance with sections 32B and 247 of the Planning and Development Act 2000, as amended, and article 16A of the Planning and Development Regulations 2001, as amended, formally requests to enter into a Section 247 consultation /LRD meeting with South Dublin County Council regarding the development of a Large-scale Residential Development of residential units at

**7) Information to be included where relevant with a LRD Meeting Request under section 32B of the Planning and Development Act 2000, as amended and article 16A of the Planning and Development Regulations 2001, as amended**

Information	Enclosed with Request		
A site location map sufficient to identify the land on which the proposed development would be situated	Yes:	No:	
A brief description of the nature and purpose of the proposed development and of its possible effects on the environment	Yes:	No:	
A draft layout plan of the proposed development	Yes:	No:	
A brief description of any proposals to provide for water services infrastructure, including, in the case where it is proposed to connect the proposed development to a public water or wastewater network or both, evidence that Irish Water has confirmed that it is feasible to provide the appropriate service or services and that the relevant network or networks have the capacity to service the proposed development	Yes:	No:	N/A:
Details of any consultations that have taken place with prescribed bodies or the public	Yes:	No:	N/A:
Such other information, drawings or representations as the prospective LRD applicant may wish to provide or make available	Yes:	No:	N/A:
A statement setting out how the proposed LRD has had regard to the relevant objectives of the development plan or local area plan in whose area or areas the proposed LRD would be situated	Yes:	No:	

A brief description of the proposed numbers and types of houses or numbers of student accommodation units and bedspaces, or both, as appropriate, and their design, including proposed gross floor spaces, internal floor areas and principle dimensions, housing density, plot ratio, site coverage, building heights, proposed layout and aspect	Yes:	No:	
A brief description of proposed public and private open space provision, landscaping, play facilities, pedestrian permeability, vehicular access and parking provision, where relevant	Yes:	No:	N/A:
A brief description of the proposed provision of ancillary services, where required, including child care facilities	Yes:	No:	N/A:
Where relevant, any other proposed use in the development, the zoning of which facilitates such use, including the proposed gross floor space for each such use	Yes:	No:	N/A:
A brief description of any proposals to address or, where relevant, integrate the proposed development with surrounding land uses	Yes:	No:	N/A:
A description of the capacity of existing or planned infrastructure to serve the proposed development, of the impact of the proposed development on existing /planned infrastructure and of any proposals to provide for other services infrastructure (including cabling such as broadband provision) and any phasing proposal	Yes:	No:	N/A:
A brief description under Part V of the Planning and Development Act 2000, where relevant	Yes:	No:	N/A:
Details of protected structures, national monuments or other monuments included in the Record of Monuments and Places, where relevant	Yes:	No:	N/A:
Details of traffic and transport assessment where relevant and of traffic, cycle and pedestrian safety	Yes:	No:	N/A:
Details relating to residential amenity including the assessment of sunlight, daylight shadow, overlooking and overbearance, where relevant; for existing properties and proposed residential unit	Yes:	No:	N/A:

Flood risk, risk of major accident and ecological impacts	Yes:	No:	N/A:
Landowner consent	Yes:	No:	
The appropriate fee	Yes:	No:	

<b>Planning Authority Official Use only:</b>	
<b>8) Planning Reference:</b>	
<div><b>Planning Authority Stamp:</b></div>	

## Schedule of fees

Column 1 Class of Development	Column 2 Amount of Fee	Column 3 Amount of Fee for Retention Permission
<p>14. The provision of a large-scale residential development:</p> <p>(a) Pre-Application Consultation</p> <p>(b) Basic fee structure: Each Housing Unit</p> <p><b>Note:</b> In respect of an application comprising student accommodation, or shared accommodation the above structure range and fee per unit should be applied on the pro rata basis of the fee for 1 housing unit = the fee for 2 bed spaces of student accommodation.</p> <p>(c) Fee Structure for other uses on the land, the zoning of which facilitates such use: per square metre of gross floor space to a maximum of 30% of floor space of the entire development.</p> <p>(d) Submission of an EIS/NIS Fee Structure:</p> <p>Submission of EIS</p> <p>Submission of NIS</p>	<p>€1,500</p> <p>€ 130 per housing unit</p> <p>€ 7.20 per square metre to a maximum of € 32,4000</p> <p>€ 10,000</p> <p>€ 10,000</p>	<p>€ 390 per housing unit</p> <p>€ 15 per square metre to a maximum of € 65,000</p> <p>€ 10,000</p> <p>€ 10,000</p>