

South Dublin County Council

Site Notice

ARP 4.2 Sustainable Communities (Ireland) Fund intends to apply for permission for the development of a 'Large-Scale Residential Development' (LRD) at this site of approximately 1.32 Ha principally located at Whitestown Way, Dublin 24. The site is generally bound: to the east by Whitestown Way; to the south by Riverside Business Park; to the west by Whitestown Road / Whitestown Industrial Estate, undeveloped lands and the Vita Actives premises; and to the north by the Vita Actives premises and The Arena mixed-used development. It also extends to include part of Whitestown Way for junction, road infrastructure and landscape works.

The proposed development principally comprises the construction of a mixed-use development in 2 No. blocks (Block A to the east and Block B to the west) with a gross floor area of 14,976.5 sq m (excluding undercroft car parking area of 1,975.8 sq m) and ranging in height from 1 No. storey to 6 No. storeys. The blocks are connected via a single-storey undercroft/podium level. The development includes: 169 No. residential units (80 No. 1-bed, 85 No. 2-bed and 4 No. 3-bed); 2 No. class 1 / class 2 commercial units (totalling 356.5 sq m); and a crèche (162.8 sq m) with external play area.

The development also comprises: new street and turning head at the site's southern side and junction with Whitestown Way to the east; 77 No. car parking spaces, with 66 No. within the undercroft car parking area and 11 No. on-street; 5 No. motorcycle parking spaces; 2 No. set-down bays; cycle parking; hard and soft landscaping, including public open space, communal amenity space and incidental spaces; private amenity spaces (as balconies and terraces facing all directions); boundary treatments; sub-station; plant/operational rooms; bin stores; public lighting; green roofs; rooftop plant, PV arrays, lift overruns, telecommunications infrastructure and automatic opening vents; and all associated works above and below ground.

The Planning Application may be inspected or purchased at the offices of South Dublin County Council, County Hall, Town Centre, Tallaght, Dublin 24 during its public opening hours of Monday to Friday from 10am to 4pm, and may also be viewed on the Council's website – www.sdcc.ie. The Planning Application may also be inspected online at the following website set up by the applicant: www.whitestownwaylrd.ie

A submission or observation in relation to the Application may be made in writing to South Dublin County Council on payment of a fee of €20 within 5 weeks of receipt of the Application by South Dublin County Council and such submissions or observations will be considered by the Planning Authority in making a decision on the Application. The Planning Authority may grant permission subject to or without conditions or may refuse to grant permission.

Signed: Patricie Thornton

(Patricia Thornton (Agent) – Thornton O'Connor Town Planning, No. 1 Kilmacud Road Upper, Dundrum, Dublin 14)

Date of erection of site notice: 25th May 2026