

Comhairle Contae Chill Dara Kildare County Council



05 March 2025

AY02/0125

Part 8 Report for 1484, Castle Park, Kildangan

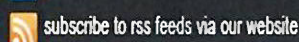
The members considered the Chief Executives Part 8 report for the Proposed Residential Development at 1484, Castle Park, Kildangan, Co. Kildare, W34X008. Planning Reference No.: P82024.12".

Mr Cosgrove gave a presentation to the members outlining the following:

- This property was a Housing Maintenance vacant dwelling.
- The project would be funded by Housing Maintenance.
- The house had been designed to universal design standards for a person with mobility issues.
- Proposed works included a single storey extension to the side and rear of an existing single storey bungalow.
- Extensive alterations to the internal layout for the benefit of a local family with special needs
- There were 3 submissions
 - Two from Kildare County Council internal departments
 - One from Public Representative -Councillor Chris Pender
- The dwelling was within an Existing Residential Infill zoned area
- The dwelling had rear access via a rear laneway
- The house required an entire fabric retrofitted upgrade to be brought up to today's Part L thermal performance and BER requirements
- The proposal would provide for a 4-bedroom, 7-person house.

The members raised the following points:

- Thanked Mr C Cosgrove for the presentation.
- At the rear of the building it was part flat roof, part pitched, what was the reasoning behind that.
- What was the timeline.
- Was this house adaptable for the young persons future needs/requirements.
- What was the budget for this development.



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- What was the cost going to be for the extension.

Mr Cosgrove informed the members of the following:

- The works could take between six to nine months.
- The house was wheelchair accessible but could be further adapted down the line.
- The roof was dictated by the shape of the site, practical and looked better.
- There was no budget this would be done by Housing Maintenance
- Due to the estimated costs of the project reaching an excess of €120,000 this project needed to be submitted as a Part 8 submission by Kildare County Council Architectural Services.
- The new extension floor area would be 66.5m² and would approximately cost €206,000

Resolved on the proposal of Councillor Behan, seconded by Councillor Leigh and agreed by all members present that the Chief Executives Part 8 report for the Proposed Residential Development at 1484, Castle Park, Kildangan, Co. Kildare, W34X008 be approved.

(END OF EXTRACT)

I hereby certify that the foregoing is a true extract from the minutes of the special meeting of Athy Municipal District held on 28 January 2025.

Letitia Hanratty

Senior Executive Officer

Corporate Services



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