

Economic, Enterprise & Tourism Development Department

Ms Margaret Commane MIPI Associate Hughes Planning & Development Consultants 70 Pearse Street Dublin 2

Date: 6 Oct 2020

WITHOUT PREJUDICE SUBJECT TO CONTRACT/CONTRACT DENIED

Proposed Grant of Consent to include lands in the ownership of the Council in a planning application to An Bord Pleanála to facilitate a Strategic Housing Development at 66/67 Fourth Avenue., Cookstown Industrial Estate, Tallaght, Dublin 24

Dear Margaret

I refer to your request, on behalf of your client, Steelworks Property Developments Limited, for the consent of the Council to lodge a planning application in respect of lands named above.

I recommend that a Letter of Consent be issued to Hughes Planning & Development Consultants to allow them to include lands hatched in red on attached Indicative Drawing No. PE15058-CWO-ZZ-ZZ-DR-A-000201 in a proposed application for the purposes outlined above.

Hughes Planning & Development Consultants have confirmed that their clients' plans for the Proposed SHD Development at Units 66 & 67 Fourth Avenue will not interfere with the Council planned construction at this location

Please note that this consent does not convey to Hughes Planning & Development Consultants or their client, Steelworks Property Developments Limited, any interest whatsoever in the subject lands and is for the sole purpose of allowing a planning application to be made.

This consent is valid for a period of twelve months from date of this letter.

The consent is conditional on no development taking place until full planning permission has been granted and the Council is in a position to enter into an appropriate agreement with Steelworks Property Developments Limited, in respect of the lands.

Yours sincerely

Amanda Martin Senior Staff Officer

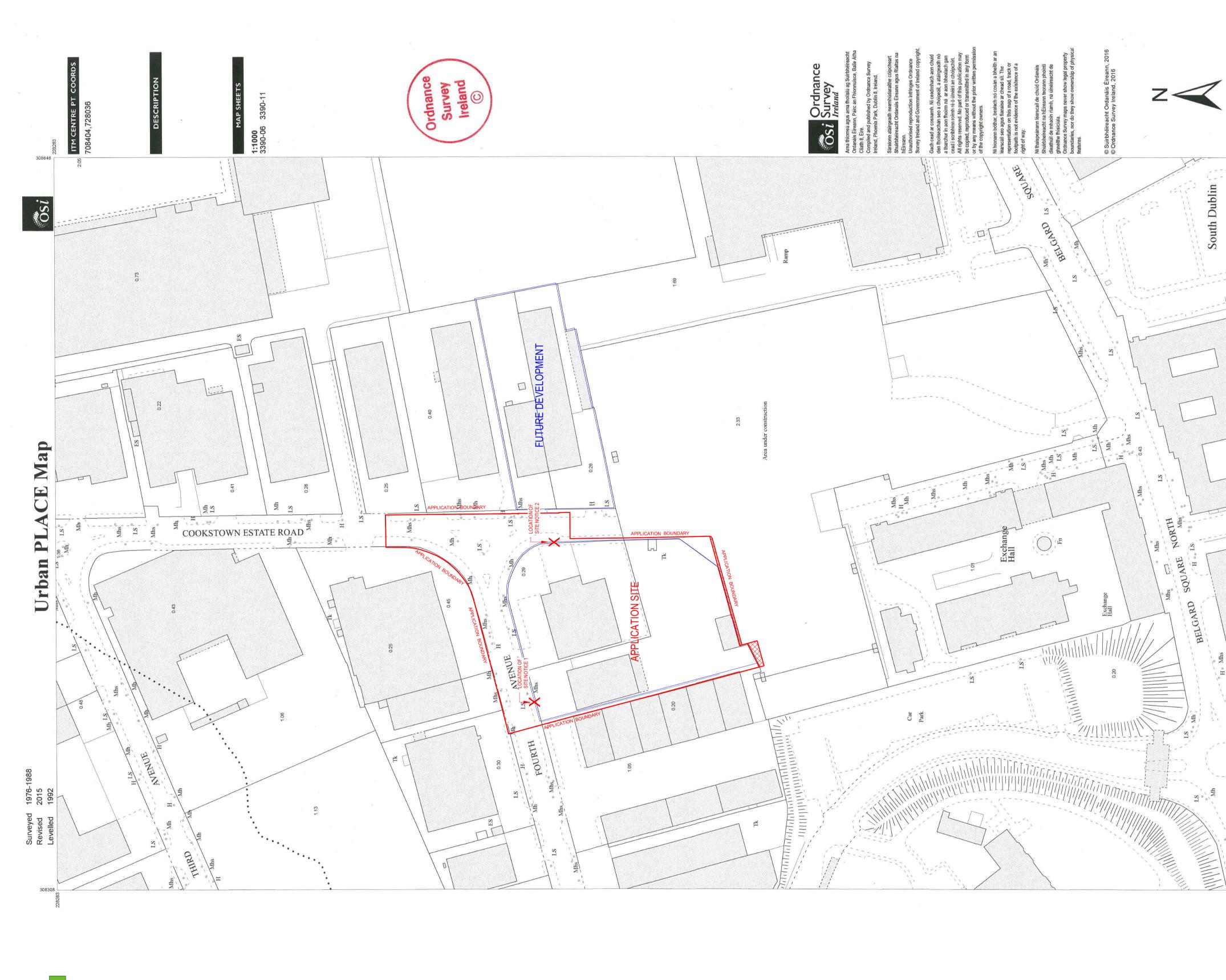
Encl

Comhairle Contae Átha Cliath Theas, Halla an Chontae, Tamhlacht, Baile Átha Cliath 24, D24YNN5

South Dublin County Council, County Hall, Tallaght, Dublin 24, D24YNN5

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SITE LOCATION OS MAP 1 : 1000

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ALL CONTRACTORS MUST VISIT THE SITE AND BE RESPONSIBLE FOR CHECKING ALL SETTING OUT DIMENSIONS AND NOTIFYING THE ARCHITECT OF ANY DISCREPANCIES PRIOR TO ANY MANUFACTURE OR CONSTRUCTION WORK.

NOTES:

DESIGN INTENT DRAWING

ORDNANCE SURVEY KEY:

OUTLINE OF SITE APPLICATION



 OUTLINE OF LANDS IN THE APPLICANTS OWNERSHIP (AREA OUTSIDE THIS WITHIN THE APPLICATION BOUNDARY OWNED BY SOUTH DUBLIN COUNTY COUNCIL)



57571 -2016

2526 JUN-

No.

Plot Ref. Plot Date

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ADDITIONAL PARCEL OF LAND SOUGHT TO BE INCLUDED IN PLANNING APPLICATION

STATUTORY PLANNING NOTICE:

THIS OS MAP HAS BEEN PURCHASED AS PART OF A PLANNING PACK FROM ORDNANCE SURVEY **IRELAND FOR THE PURPOSES OF MAKING THIS** PLANNING APPLICATION. THE MAP IS REPRODUCED UNDER LICENCE FROM OSI ORDNANCE SURVEY IRELAND LICENSE NO. SU0000416



Steelworks Property Developments Limited

Project: Cookstown Cross

Units 66 & 67, Fourth Avenue, Cookstown Industrial Estate

Drawing Title:

SITE LOCATION OS MAP

Checked Paper Size Scale 1:1000 @A1 Date Drawn 08/09/2020 DP СМ A1 Project No. Drawing No. Classification Revision PE15058 000201 File Name PE15058-CWO-ZZ-ZZ-DR-A-000201 Status: S2 - Suitable for Information

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