

## 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



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.

## DESIGN INTENT DRAWING

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