

Economic, Enterprise & Tourism Development Department

Mr John Murphy
Kilnamanagh Association Football Club
Ned Kelly Park
24 Treepark Road
Kilnamanagh
Tallaght
Dublin 24

Our Ref: LD 1190

Date: 10 May 2021

**WITHOUT PREJUDICE
SUBJECT TO CONTRACT/CONTRACT DENIED**

Proposed new clubhouse and external activity area at Kilnamanagh Association Football Club, Ned Kelly Park, Tree Park Road, Kilnamanagh, Dublin 24 - Grant of Consent to lodge application for planning permission

Dear John

I refer to your request, on behalf of Kilnamanagh Association Football Club, for the consent of the Council to lodge a planning application in respect of lands already the subject of a 35-year Lease to the Club from the Council - Folio DN152199L refers.

I recommend that a Letter of Consent be issued to Kilnamanagh Association Football Club to allow them to include lands coloured red on attached Drawing No. SL(00) in the proposed planning application subject to "Condition 11 Planning and Development" of the above mentioned 35-year Lease as follows:-

PLANNING AND DEVELOPMENT

- 11.1 The Lessee must observe and comply with the provisions and requirements of the Planning and Development Act as amended affecting the Demised Premises and their Permitted Use.
- 11.2 The Lessee must observe and comply with the provision and requirement of the Building Control Act as amended and all regulations made thereunder.
- 11.3 The Lessee shall not make any application for planning permission without the prior consent of the Council.
- 11.4 Notwithstanding any consent or approval that may be granted by the Council under this Lease, the Lessee must not after the date of this Lease carry out any development on or at the Demised Premises until all necessary notices

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under the Planning and Development Act as amended, have been erected and published and all necessary statutory permissions, approvals and certificates have been obtained.

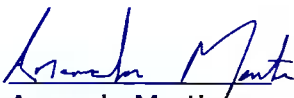
- 11.5 In any case where a planning permission in respect of the Demised Premises is granted after the date of this Lease subject to conditions and if the Council so requires, the Lessee must provide sufficient security for their compliance with the conditions and must not implement the planning permission until that security has been provided.
- 11.7 The Lessee must on the request in writing of the Council or its agent forthwith pull down and remove any building erected alteration or addition erected placed or made in breach of any of the foregoing covenants.

The consent is valid for a period of twelve months from date of this Chief Executive's Order.

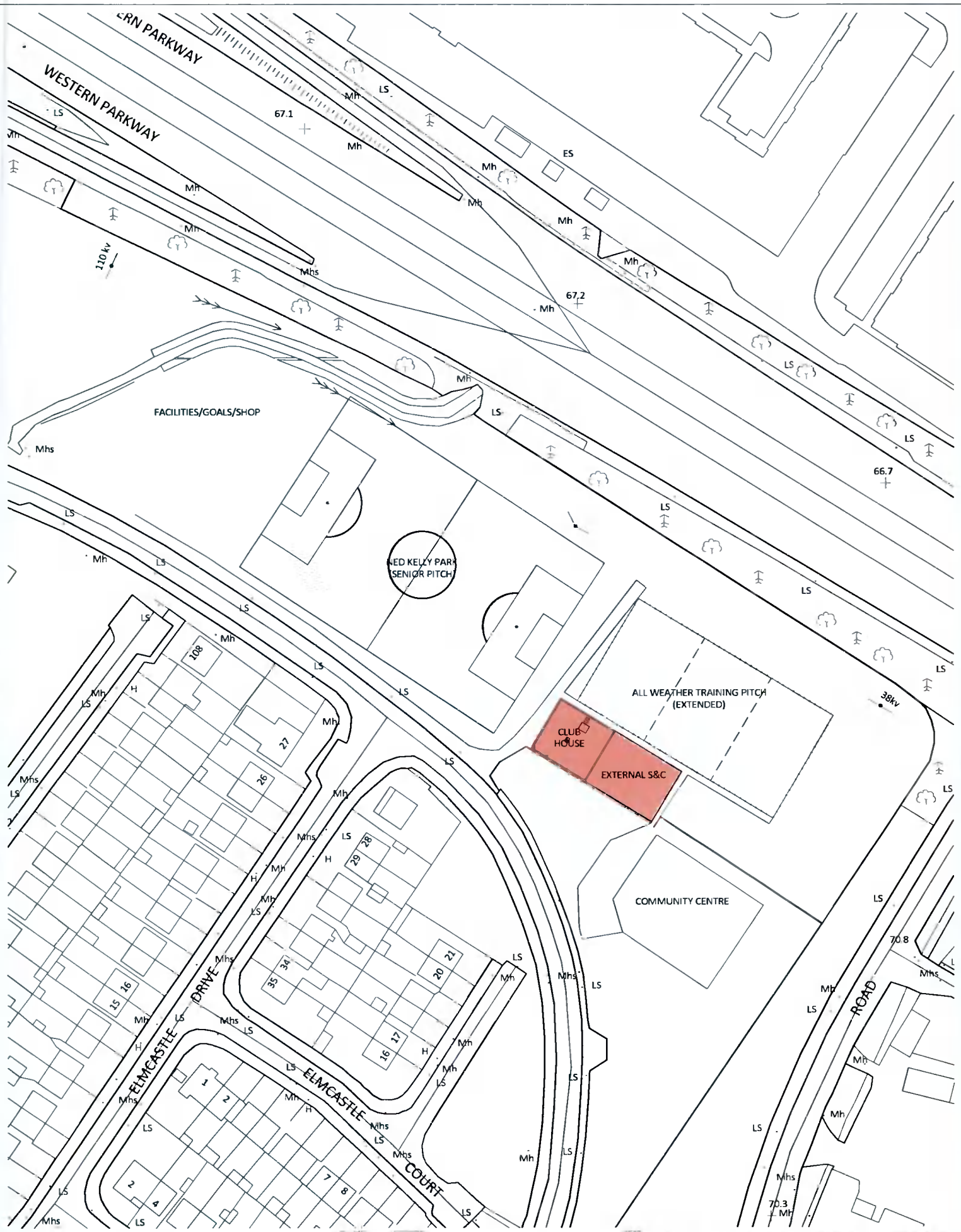
The consent is conditional on no development taking place until full planning permission has been received and the Council is in a position to enter into an appropriate agreement with Kilnamanagh Association Football Club in respect of the lands.

The consent does not convey to Kilnamanagh Association Football Club, any interest whatsoever in the lands and is for the sole purpose of allowing a planning application to be made.

Yours sincerely


Amanda Martin
Senior Staff Officer

Encl



DRAFT - FOR REVIEW

NOTES
 FIGURED DIMENSIONS ONLY TO BE TAKEN FROM THIS DRAWING
 ALL DIMENSIONS TO BE CHECKED ON SITE PRIOR TO
 MANUFACTURE. CONSULTANTS TO BE INFORMED IMMEDIATELY OF
 ANY DISCREPANCIES BEFORE WORK PROCEEDS. THIS DRAWING TO
 BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS, FIRE
 AND M&E DWGS. & SPECIFICATION.
 ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE
 CURRENT BUILDING REGULATIONS AND THE SPECIFICATION.

NO.	DATE	DESCRIPTION

CLUNY ARCHITECTURAL DESIGN SERVICES Anthony Quinn 69, Main Ave, Tralee 25 Elmcastles Green, Tralee, Co. Kerry T: 051 8541985 aquinn.ad@clunyd.com	PROJECT Proposed Training Facility	DRAWING PURPOSE REVIEW	DRAWING STATUS S0
LOCATION Ned Kelly Park, Tree Park Road, Kilnamanagh	CLIENT Kilnamanagh AFC	DRAWING TITLE Site Location Draft Issue	SCALE @ A1 1:1000 CHECKED

FIGURED DIMENSIONS ONLY TO BE USED

