

Planning Compliance
Land Use, Planning & Transportation Department
South Dublin County Council
County Hall
Tallaght
Dublin 24

By email

18th November 2022

Dear Sir/Madam,

RE: CONDITION 10 – DEVELOPMENT OF 569 DWELLINGS AT CLONBURRIS SOUTH WEST DEVELOPMENT AREA WITHIN THE CLONBURRIS SDZ AT TOWNLANDS OF CAPPAGH, CLONBURRIS LITTLE AND KISHOGE, CO. DUBLIN.

REG REF: SDZ21A/0022

I write on behalf of Cairn Homes Properties Ltd in respect of Reg Ref: SDZ21A/0022. It is our intention to commence the development permitted under Reg Ref: SDZ21A/0022 and to discharge the following condition as required prior to commencement.

Condition 10:

Tree and Hedgerow Retention

Prior to the submission of Commencement Notice within the meaning of Part II of the Building Control Regulations 1997 and prior to the commencement of any works on site, the applicant, owner or developer shall have lodged with the Planning Authority for agreement by Public Realm, a hedgerow management plan that shows the amount of hedgerow being removed (mapped and linear metres) and the amount of compensatory/replacement hedgerow being planted (mapped and linear metres) as part of the proposals.

Response

Please see enclosed the following drawings and Tree & Hedgerow Management Plan prepared by Murray & Associates Landscape Architecture in respect of the permitted development site:

- 1738_PLC_TPP_01 Hedgerow & Tree Protection Plan;
- 1738_PLC_TPP_01.1 Hedgerow & Tree Protection Plan Zoom Area;

The following draft landscape drawings are also referred to in the Tree & Hedgerow Management Plan and are enclosed for reference:

- 1738_PLC_P_00 Masterplan;
- 1738_PLC_P_01.1 Masterplan - 01/02;

- 1738_PLC_P_01.2 Masterplan - 02/02;
- 1738_PLC_P_02.1 Boundary Treatment Plan & Details | Residential Boundaries;
- 1738_PLC_P_02.2 Boundary Treatment Plan & Details | Open Space Boundaries;
- 1738_PLC_P_03 Play Areas;
- 1738_PLC_P_04.1 Soft Landscape Plan - 01/02;
- 1738_PLC_P_04.2 Soft Landscape Plan - 02/02;
- 1738_PLC_P_05 Removed/Retained/Compensatory Planting Plan;
- 1738_PLC_D_01 Soft Landscape and SuDS | Details;
- 1738_PLC_ExViews_01 Pre Development Photos and Location Map.

Please note we have recently moved office. Could you please address all compliance correspondence to the following address:

Cairn Homes Properties Limited,
45 Mespil Road,
Dublin 4,
D04 W2F1.

Yours Sincerely



Lianna Slowey
Town Planner