

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

By email

17th November 2023

Dear Sir/Madam,

RE: CONDITION 6 – DEVELOPMENT OF 157 DWELLINGS AT CLONBURRIS SOUTH WEST DEVELOPMENT AREA WITHIN THE CLONBURRIS SDZ AT TOWNLANDS OF CAPPAGH, CLONBURRIS, DUBLIN 22.

REG REF: SDZ22A/0017

I write on behalf of Cairn Homes Properties Ltd in respect of Reg Ref: SDZ22A/0017. It is our intention to commence the development permitted under Reg Ref: SDZ22A/0017 and to discharge the following condition as required prior to commencement.

Condition 6:

Street Naming and Dwelling Numbering

Prior to the commencement of any works on site the applicant, owner or developer shall submit the following for the written agreement of the Planning Authority:

(i) A street naming and dwelling/unit numbering scheme, for the development as approved that is in accordance with the Planning Authority's policy and requirements for such schemes, along with associated proposed signage for the scheme.

The agreed number shall be placed on each house upon completion so as to be clearly legible from the proposed access road or the public realm, and the agreed street name in both Irish and English, or Irish only shall be erected at the beginning of each street in a manner to be clearly legible, and in accordance with Planning Authority's requirements.

The development name should:

- 1. Avoid any duplication within the county of existing names, and*
- 2. Reflect the local and historical context of the approved development, and*
- 3. Comply with;*
 - (a) Development Plan policy, and*
 - (b) The guidelines on naming and numbering of the Department of the Environment, Heritage and Local Government, and*
 - (c) Have regard to the Guidelines issued by the Place Names Commission (An Coimisiún Logainmneacha) and*

(d) Preferably make exclusive use of the Irish language.

Proposals for an apartment name and numbering scheme and associated signage shall be lodged with the Planning Authority prior to the date of any 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, developer, or owner is advised to consult with Naming and Numbering section of the Planning Authority in advance of lodging the required scheme.

Response

Please see attached naming and numbering submission for the apartment block located in the west of the subject site. Enclosed drawing COM-06-1 "Site Layout Plan Naming & Numbering" prepared by MCORM Architects details the proposed naming and numbering. In considering a name for these 76 apartments, we wanted to achieve a number of things:

1. Location emphasis: it highlights the unique and convenient location of the apartments, making it a selling point for its connectivity.
2. Highlighting infrastructure: The bridge is a significant piece of infrastructure for the wider project so this name aims to celebrate its importance.
3. Memorability: experience has shown that simple and descriptive names can be easier for people to remember, especially when they associate the name with a notable nearby landmark.
4. Distinctiveness: It distinguishes the apartments from the other homes in the area and provides a clear sense of place.

Yours Sincerely,



Nicky Casey
Planning Project Manager