

Senior Administrative Officer,
South Dublin County Council,
County Hall,
Tallaght,
Dublin 24,
D24 YNN5

Our Ref. 21080

20 March 2024

RE: PLANNING PERMISSION REG. REF. SDZ22A/0007

**CONSTRUCTION OF PHASE ONE OF THE ADAMSTOWN BOULEVARD DEVELOPMENT AREA; A
RESIDENTIAL DEVELOPMENT CONSISTING OF 423 RESIDENTIAL UNITS.**

COMPLIANCE SUBMISSION - CONDITION NO. 21 PART V.

Dear Sir/Madam,

We are instructed by our client, (the Developer), Quintain Ireland, Fitzwilliam Court, Leeson Close, Dublin 2, D02 YW24 to lodge this compliance submission in relation to the development outlined above.

This compliance submission refers to Condition 21 of Planning Reg. Ref. SDZ22A/0007.

We would be grateful for written confirmation of the Planning Authority's acceptance of the content of this submission as soon as possible.

Should you have any queries in relation to this compliance submission, please do not hesitate to contact this office. We would be happy to discuss same or meet with you to clarify any issues arising.

Yours sincerely,



Niamh Robinson

STEPHEN LITTLE & ASSOCIATES

COMPLIANCE - PLANNING REG REF. SDZ22A/0007- CONDITION 21

For the convenience of the Planning Authority, this compliance submission sets out below the text of Condition 21 followed by the Applicant's compliance response.

CONDITION 21: Part V.

The applicant, owner or developer, or any other person with an interest in the land to which the development as approved relates shall, prior to the lodgement of a commencement notice within the meaning of Part II of the Building Control Regulations 1997:

(i) enter into an agreement with the Housing Authority for compliance with the Part V of the Planning and Development Act 2000 (as amended) as referred to in the South Dublin County Council Development Plan 2022-2028, providing, in accordance with that section, for the matters referred to in paragraph (a) or (b) of subsection (3) of section 96, and

(ii) when the agreement with the Housing Authority for compliance with the Part V of the Planning and Development Act 2000 is finalised to the satisfaction of the Housing Authority, a certified copy of the agreement shall be lodged with the Planning Authority To promote social integration consistent with policies/objectives of the Councils Housing Strategy as contained in the South Dublin County Council Development Plan 2022-2028.

Applicant's Response:

Discussions between Quintain and South Dublin County Council Housing Department in respect of Part V units are ongoing. Land valuations are completed and are with the County Valuer and South Dublin County Council Housing Department.

We refer the Planning Authority to the enclosed floor plans for Part V units and Part V allocation layout plan, prepared by McCauley Daye O'Connell Architects which were agreed at Planning Stage.

CONCLUSION

We would be grateful for written acknowledgement by the Planning Authority of compliance material submitted at its earliest possible convenience.

STEPHEN LITTLE & ASSOCIATES

20 March 2024

ENCLOSURES

The following documentation is enclosed with this submission, in compliance with Condition 21:

1. Part V Drawings prepared by McCauley Daye O'Connell Architects Limited (refer to enclosed schedule).

Document Control: -

Author	Checked by	Purpose	Date
CMG	<i>Niamh Robinson</i>	Draft	13.03.2024
	<i>Niamh Robinson</i>	Final for Submission	20.03.2024