

Planning Department  
 South Dublin County Council  
 County Hall  
 Tallaght  
 Co Dublin

25<sup>th</sup> March 2024

**RE: Allocation of units by the joint landowners against Clonburris SDZ Phasing Table**

To whom it may concern,

The joint landowners, operating collectively through Clonburris Infrastructure Ltd for the joint delivery of Clonburris and the required infrastructure, are currently in the process of agreeing a Development Agreement. The Development Agreement will allocate the delivery of units by each developer to each phase of the SDZ to ensure the co-ordinated delivery of housing units and infrastructure.

In the interim while this agreement is being finalised, it has been agreed that the occupation of the new homes to be delivered by the landowners (Quintain Developments Ireland Limited, Cairn Homes Properties Limited, Kelland Homes Limited and South Dublin County Council) up to the end of shall be on the following basis:

SDZ Planning Scheme Phasing Bands (Table 4.3 Phasing Table)	Cumulative Landowner Unit Allocation (No. of units constructed and occupied)			
	SDCC	Cairn	Kelland	Quintain
Overall Phase 1A: 0-1,000	132	727	109	32
Overall Phase 1B: 1,001-2,000 <sup>1</sup>	381	1279	273	169
Overall Phase 2: 2,001-4,000	980	2351	273	396

**Planning Permission Achieved to date within the Clonburris SDZ Landbank**

Reg. Ref.	Landowner	No. of Units	Cumulative No. of Units
SD228/0001	SDCC	118	118
SD228/0003	SDCC	263	381
SDZ21A/0022	Cairn Homes Properties Ltd.	569	950
SDZ22A/0010	Kelland Homes Ltd.	256	1,206
SDZ22A/0017	Cairn Homes Properties Ltd.	157	1,363
SDZ22A/0018	Cairn Homes Properties Ltd.	594	1,957
SDZ23A/0004	Quintain Developments Ireland Limited	395	2,352
SDZ23A/0043	Cairn Homes Properties Limited	495	2,847
SDZ23A/0018	Cairn Homes Properties Limited	565	3,412
			<b>3,412</b>

All above units have planning permission in place and we understand they have either commenced or are due to commence imminently. For the balance of units included in the planning grants, but not accounted for in the above delivery numbers, it is the intention of the landowners to revert on these in the first half of 2024 when the Development Agreement has been concluded and when timeframes are confirmed for the delivery of the outstanding units.

The Phase 0 'prior to commencement' requirements of the Planning Scheme are completed and agreed by the Planning Authority under CE Orders PD82/21, PD83/21 and PD125/22, as such, units for Phase 1A can be occupied.

Yours Sincerely,



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John Stack  
Project Co-ordinator  
Clonburris Infrastructure Ltd