

6. The objection letter from owner and
acknowledged response.

AN COIMISIÚN PLEANÁLA	
22 SEP 2025	
LTR DATED _____	FROM _____
LDG- _____	
ACP- 32 37 29 - 25	



RL 6884 4705 21E
Comhairle Cathrach
& Contae Luimnigh

Limerick City
& County Council

Forbairt Tuaithe, Pobail, Cultúir agus Turasóireachta
Comhairle Cathrach & Contae Luimnigh
Ceanncheathrú Chorparáideach
Cé na gCeannaithe
Luimneach
V94 EH90

Rural, Community, Culture & Tourism Development
Limerick City and County Council
Corporate Headquarters
Merchant's Quay
Limerick
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Tipperary
Co. Tipperary
E34 WK33

t: +353 (0) 61 556 000

4th September 2025

YOUR REF: 94T/1/IF/CO'S

OUR REF. DS-124-18

YOUR CLIENT: KRZYSZTOF WARCHOLEK

RE: DERELICT SITE AT 11 SAINT MARY'S TERRACE, CAPPAMORE, CO. LIMERICK

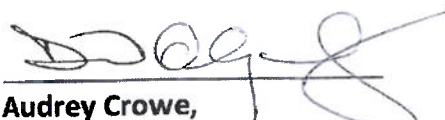
Dear Sirs,

I acknowledge receipt of your letter dated 14th August 2025 (copy attached) and your client's objection to the proposed compulsory acquisition by Limerick City and County Council of the derelict site at 11 Saint Mary's Terrace, Cappamore, Co. Limerick, bearing Derelict Sites case reference DS-124-18, as outlined on map with Notice served pursuant to section 15 of the Derelict Sites Act, 1990 (as amended).

The objection was duly made to Limerick City and County Council by the owner(s) within the statutory period specified on the Notice.

As required by legislation, Limerick City and County Council will now make an application to An Coimisiún Pleanála for consent to the compulsory acquisition of the said site.

Yours sincerely,


Audrey Crowe,
Administrative Officer,
Property Management Department



Kieran T. Flynn & Co. L.L.P.
SOLICITORS

RAYMOND FLYNN B.C.L.
IAN FLYNN B.C.L.

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Director of Services
Rural Community Cultural & Tourism Development
Limerick City and County Council
Corporate Headquarters
Merchants Quay
Limerick, V94 EH90

14 August 2025

Our Ref: 94T/1/IF/CO'S
Your Ref: DS/124/18



Re: Property - 11, St. Mary's Tce., Cappamore, Co. Limerick
Our Client - Krzysztof Warcholek, 50, Rosanna Close, Tipperary

Dear Sirs.

We refer to yours of 23rd July 2025 addressed to the above named Krzysztof Warcholek.

Our Client would wish to submit to the Local Authority an **objection** to the proposed **compulsory acquisition** of the above proposed derelict site.

Our Client purchased this property some years ago, but unfortunately has had significant health issues, including two broken legs, over the past period.

Our Client confirms he had received Derelict Sites Notice and Derelict Site Levies and same have been paid as recently as 1st August 2025 in the sum of €1,837.52.

Our Client intends to renovate the property and can confirm that the front portion of the property would be cleared up from its derelict nature within a period of **three months**.

In the circumstances, we would ask the Council to put this matter back for a period of three months to allow our Client to do his works.

Our Client fully appreciates the Council's position to get this matter dealt with and in this regard we feel that the three month period is reasonable to allow our Client to do works.

Our Client will continue to do works to renovate the house which he intends to restore to good condition.

You might confirm if the Council is willing to consider the above.

Page 2

14 August 2025

Our Ref: 94T/1/IF/CO'S
Your Ref: DS/124/18

We look forward to hearing from you.

Yours faithfully,



KIERAN T. FLYNN & CO. LLP

IAN FLYNN

E-mail: ian@ktflynn.ie

Property Management Dept.

21 AUG 2025