

A5 (A2-26)

Carol Glynn

From: Kathy McNally <kathy@brockmcclure.ie>
Sent: Tuesday 25 March 2025 17:33
To: Nicola Lawler
Cc: PlanningDevMan
Subject: Re: Fwd: Brown Street development

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Hi Nicola

I am following up on the previous correspondence below and would like to arrange a pre planning meeting to discuss a significant mixed use development with both residential and commercial and retail being considered for the scheme.

We wish to confirm that the lands are currently being considered for a wholesale redevelopment opportunity. The assembly of this proposal has been complicated. A number of factors, beyond the control of our client, have been in play which have hampered any meaningful progress of this proposal. However, we are pleased to report that these matters have now been successfully resolved and our client is now in a position to move forward with a proposal for the regeneration and development of the sites.

Can you let me know when a pre planning meeting would suit you or indeed if we need to contact the planning department?

Please don't hesitate to give me a call if you wish to discuss.

Regards,
Kathy

Kathy McNally

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From: Stephen O'Leary
Date: November 29, 2023 at 2:49:50 PM GMT
To: Stephen O Leary
Subject: Re: Brown Street development

Hi Nicola,

Can you give me a call when you're free to discuss the properties in the Carlow portfolio?
Regards,
Stephen O Leary.

Sent from my iPhone

On 15 Nov 2023, at 21:03, Stephen O Leary wrote:

Hi Nicola,

Just a quick update.

The sale of site behind the Ritz ballroom created a problem as the leasehold had to be purchased. This piece of ground was pivotal to the whole development. We could not close the sale until the freehold was purchased. This took some time to track down the owners and complete the purchase. We are now in a position to proceed.

Regards,
Stephen O Leary.

Sent from my iPhone

On 15 Nov 2023, at 10:41, Nicola Lawler wrote:

Hi Stephen,

I'm following up on previous meeting and correspondence regarding the above development.

There are a number of properties within the complex which are falling under vacancy and dereliction status and I am under pressure to move on or to be able to at least advise our Chief Executive as to what the current status is. I would be obliged if you could give me an update by return.

Kind regards,

Nicola.

Nicola Lawler
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County Buildings, Athy Road, Carlow, R93E7R7

From: Nicola Lawler
Sent: Wednesday, August 2, 2023 4:39 PM
To: soleary1@gmail.com
Subject: Brown Street development
Importance: High

Hi Stephen,

I am just checking in to see if you have an update in relation to the Brown Street/Charlotte Street development site?

As part of a county wide survey no's 10 and 11 Brown Street have been identified as vacant and derelict and are being considered for potential Compulsory Acquisition.

I would be obliged if you could revert with an update, incorporating 10 and 11 Brown Street, at your earliest possible convenience.

Kind regards,

Nicola.

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