

Planning Department  
South Dublin County Council,  
County Hall,  
Tallaght,  
Dublin 24,  
D24 YNN5

4 September 2019

**Re: Strategic Housing Development Application Made to An Bord Pleanála  
Newcastle South & Ballynakelly, Newcastle, Co. Dublin**

Dear Sir/Madam

Please be advised that Cairn Homes Properties Ltd., intend to apply to An Bord Pleanála for a proposed residential development at Newcastle South & Ballynakelly, Newcastle, Co. Dublin.

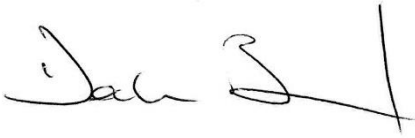
Pursuant to Article 297(6) of the Planning and Development (Strategic Housing Development) Regulations 2017, and Section 8(1)(b) of the Planning and Development (Housing) and Residential Tenancies Act 2016, 6 no. copies of the application, including the Environmental Impact Assessment Report, is enclosed for your information. An electronic copy of the application is also provided herewith. The application may also be inspected online at the following website set up by the Applicant: [www.newcastleplanningshd.com](http://www.newcastleplanningshd.com)

In summary, the application will consist of demolition of all existing structures on site and construction of 406 no. residential units; a childcare facility (518sqm); a commercial unit (67.7sqm); a new public park (2ha), pocket parks and greenway; reservation of a School Site; new vehicular, pedestrian and cycle access from Main Street; continuation of Newcastle Boulevard (including dedicated cycleways and footpaths); additional vehicular access from existing road infrastructure at Lyons Avenue; together with all associated and ancillary infrastructure, landscaping, boundary treatments and development works on a total site of approximately 16 hectares.

The proposed development also provides for a temporary, single storey marketing suite and associated signage (including hoarding) during the construction phase of development only.

We trust the enclosed is in order, if you have any queries please do not hesitate to contact us.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'Declan Brassil', with a long horizontal stroke extending to the right.

Declan Brassil

**Declan Brassil & Co.**