# Strategic Housing Development (SHD) at Charlestown Place & St. Margaret's Road, Charlestown, Dublin 11

APPLICANT: PUDDENHILL PROPERTY LIMITED

## ENVIRONMENTAL IMPACT ASSESSMENT REPORT

## APPENDIX 14A – LANDSCAPE AND VISUAL IMPACT ASSESSMENT VERIFIED VIEWS

May 2021

MODEL WORKS

*project:* Charlestown Place

*viewpoint:* **View Location Map**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 15:07
Canon 5D Mark II
24 mm Lens

*location:*
E 712404.839 N 740714.774

*viewpoint:* **View 01** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 15:07
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712404.839 **N** 740714.774

*viewpoint:* **View 01** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 14:46
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712399.745 **N** 740444.288

*viewpoint:* **View 02** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 14:46
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712399.745 **N** 740444.288

*viewpoint:* **View 02** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 14:37
Canon 5D Mark II
24 mm Lens

*location:*
E 712577.248 N 740540.310

*viewpoint:* **View 03** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 14:37
Canon 5D Mark II
24 mm Lens

*location:*
E 712577.248 N 740540.310

*viewpoint:* **View 03** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 10:53
Canon 5D Mark II
24 mm Lens

*location:*
E 712751.640 N 740570.260

*viewpoint:* **View 04** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 10:53
Canon 5D Mark II
24 mm Lens

*location:*
E 712751.640 N 740570.260

*viewpoint:* **View 04** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:59
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712814.916 **N** 740565.707

*viewpoint:* **View 05** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens ) | Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:59
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712814.916 **N** 740565.707

*viewpoint:* **View 05** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:24
Canon 5D Mark II
24 mm Lens

*location:*
**E** 713003.440 **N** 740889.598

*viewpoint:* **View 06** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:24
Canon 5D Mark II
24 mm Lens

*location:*
**E** 713003.440 **N** 740889.598

*viewpoint:* **View 06** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:21
Canon 5D Mark II
24 mm Lens

*location:*
E 712926.527 N 740670.818

*viewpoint:* **View 07** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:21
Canon 5D Mark II
24 mm Lens

*location:*
E 712926.527 N 740670.818

*viewpoint:* **View 07** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:16
Canon 5D Mark II
24 mm Lens

*location:*
E 712968.483 N 740599.124

*viewpoint:* **View 08** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:16
Canon 5D Mark II
24 mm Lens

*location:*
E 712968.483 N 740599.124

*viewpoint:* **View 08** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 10:34
Canon 5D Mark II
24 mm Lens

*location:*
**E** 713109.272 **N** 740665.064

*viewpoint:* **View 09** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 10:34
Canon 5D Mark II
24 mm Lens

*location:*
E 713109.272 N 740665.064

*viewpoint:* **View 09** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 10:26
Canon 5D Mark II
24 mm Lens

*location:*
**E** 713273.644 **N** 740603.165

*viewpoint:* **View 10** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 10:26
Canon 5D Mark II
24 mm Lens

*location:*
**E** 713273.644 **N** 740603.165

*viewpoint:* **View 10** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 10:18
Canon 5D Mark II
24 mm Lens

*location:*
**E** 713364.858 **N** 740528.998

*viewpoint:* **View 11** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 10:18
Canon 5D Mark II
24 mm Lens

*location:*
**E** 713364.858 **N** 740528.998

*viewpoint:* **View 11** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:41
Canon 5D Mark II
24 mm Lens

*location:*
**E** 713233.935 **N** 740408.902

*viewpoint:* **View 12** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:41
Canon 5D Mark II
24 mm Lens

*location:*
**E** 713233.935 **N** 740408.902

*viewpoint:* **View 12** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens ) Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:31
Canon 5D Mark II
24 mm Lens

*location:*
E 712946.462 N 740515.617

*viewpoint:* **View 13** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens ) Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 17-02-2021 11:31
Canon 5D Mark II
24 mm Lens

*location:*
E 712946.462 N 740515.617

*viewpoint:* **View 13** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:29
Canon 5D Mark II
24 mm Lens

*location:*
E 712846.222 N 740189.318

*viewpoint:* **View 14** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:29
Canon 5D Mark II
24 mm Lens

*location:*
E 712846.222 N 740189.318

*viewpoint:* **View 14** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens ) | Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:17
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712862.475 **N** 740348.067

*viewpoint:* **View 15** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:17
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712862.475 **N** 740348.067

*viewpoint:* **View 15** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:37
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712751.015 **N** 740204.454

*viewpoint:* **View 16** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:37
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712751.015 **N** 740204.454

*viewpoint:* **View 16** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:44
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712680.542 **N** 740273.157

*viewpoint:* **View 17** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:44
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712680.542 **N** 740273.157

*viewpoint:* **View 17** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:46
Canon 5D Mark II
24 mm Lens

*location:*
E 712651.283 N 740305.372

*viewpoint:* **View 17a** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 13:46
Canon 5D Mark II
24 mm Lens

*location:*
E 712651.283 N 740305.372

*viewpoint:* **View 17a** **Proposed**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 15:42
Canon 5D Mark II
24 mm Lens

*location:*
**E** 712303.685 **N** 740280.171

*viewpoint:* **View 18** **Existing**

*issued:* 18-05-2021

MODEL WORKS

Angle of View 73° Horizontal ( 24 mm Lens )

Angle of View 39° Horizontal ( 50 mm Lens )

*project:* Charlestown Place

*photography:* 16-02-2021 15:42
Canon 5D Mark II
24 mm Lens

*location:*
E 712303.685 N 740280.171

*viewpoint:* **View 18** **Proposed**

*issued:* 18-05-2021

MODEL WORKS