

Mr. Matthew McRedmond,  
Brock McClure Consultants  
63 York Road  
Dun Laoghaire  
A96 T0H4  
Co. Dublin

21 April 2022

**Developer:** Garyaron Homes

**Location:** Unit 1 & 2 Broomhill Industrial Estate, Tallaght, Dublin 24.

Dear Mr. McRedmond,

I note that it is your intention to lodge a planning application on behalf of the Developer Garyaron Homes for the above development of 242 apartments consisting of 96x1bed, 141x2bed & 5x3bed apartments at Unit 1 & 2 Broomhill Industrial Estate, Tallaght, D. 24.

I can confirm that the Housing Department is satisfied to release this validation letter in order to facilitate the lodging of the application as a Part V proposal has been made. I acknowledge the Part V proposal of 4x1bed, 15x2bed & 5x3bed apartments in Block A. However we are not in a position to confirm acceptance of the proposal as currently set out at this stage.

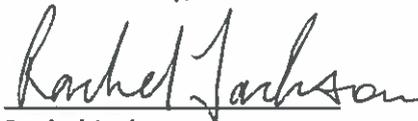
The Part V percentage liability is dependent on the date the applicant purchased the subject site and the applicant is required to provide proof of same to the Housing Department

Further proposals are subject to review and consideration by the Housing Department, subject to planning approval.

South Dublin County Council's preferred option is to acquire units on site and is bound by the planning permissions granted. Therefore South Dublin County Council can only agree in respect of the actual permitted development subject to costing approval from the Department of Housing, Local Government & Heritage. These negotiations will commence following any grant of planning permission. Please note that the Council would require a fully completed Part V submission prior to commenting on costs.

Should you have any queries regarding this letter please do not hesitate to contact me.

Yours faithfully,



**Rachel Jackson**  
**Administrative Officer**  
**Housing Department**