

Tara Spain
Land Use & Planning Section
Transport Infrastructure Ireland
Parkgate Business Centre
Parkgate Street
Dublin 8

25th February, 2022

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RE: PROPOSED STRATEGIC HOUSING DEVELOPMENT (SHD) OF 143NO. DWELLINGS AND A CRECHE AT MONACNAPA, BLARNEY, CORK

We, Coakley O'Neill Town Planning Ltd, NSC Campus, Mahon, Cork, act on behalf of Eoin Sheehan, who is applying for planning permission to An Bord Pleanála for a proposed Strategic Housing Development (SHD) involving the construction of 143 no. residential units (105 no. houses and 38no. apartments), a creche, and all associated development at Monacnapa, Blarney, Cork.

In accordance with Article 285(5)(a) of the Planning and Development (Strategic Housing Development) Regulations, 2017, An Bord Pleanála, in their Notice of Pre-Application Consultation Opinion informed the applicant that you should be notified to inform you that this application in accordance with Section 8(1)(b) of the Planning and Development (Housing) and Residential Tenancies Act, 2016 has been submitted.

Please find a digital copy of the full SHD application as submitted to An Bord Pleanála enclosed with this letter. If you require any further copies, please do not hesitate to contact us.

Details of the proposed SHD application are also available to view at the following URL:
<http://www.monacnapashd.ie/>

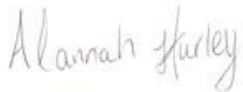
Any person may, within the period of 5 weeks beginning on the date of receipt by An Bord Pleanála of the application and on payment of the prescribed fee of €20 (except for certain prescribed bodies), make a submission or observations in writing to An Bord Pleanála, 64 Marlborough Street, Dublin 1, relating to the implications of the proposed development, if carried out, for proper planning and sustainable development in the area or areas concerned, and the likely effects on the environment or the likely effects on a European site, as the case may be, of the proposed development, if carried out. Submissions or observations duly made will be considered by An Bord Pleanála in making a decision on the application. Such submissions or observations must

also include the following information: (a) the name of the person, authority or body making the submission or observations, the name of the person, if any, acting on behalf of that person, authority or body, and the address to which any correspondence relating to the application should be sent, (b) the subject matter of the submission or observations, and (c) the reasons, considerations and arguments on which the submission or observations is or are based. An Bord Pleanála may grant permission for the strategic housing development as proposed, or may grant permission subject to such modifications as it specifies in its decision, or may grant permission in part only, with or without any other modifications it may specify in its decision, or may refuse to grant permission for the proposed development. An Bord Pleanála may attach to a grant of permission such conditions as it considers appropriate.

Any enquiries relating to the application process should be directed to the Strategic Housing Development Section of An Bord Pleanála (Tel. 01-8588100).

Please do not hesitate to contact us if you have any queries.

Yours sincerely



Alannah Hurley
Planner
Coakley O'Neill Town Planning Ltd