

Adamstown SDZ Quarterly Update Lucan ACM June 2018

Preplanning

The landowners are actively engaging in preplanning consultation with the Planning Department regarding future planning applications for the remaining parts of Somerton, Tandy's Lane, Aderrig, Tobermaclugg, St. Helens Development Area. Planning Applications are anticipated to be lodged for the local centre at Tobermaclugg in early Q3 2018.

Phasing and Construction

Construction is currently underway in Adamstown Square 3 where permission was granted for 177 housing units. This area is almost at full resident occupation. Construction is also underway in Tobermaclugg where permission was granted for 267 housing units and in Somerton where 246 housing units were permitted. The first occupants moved into Tobermaclugg before Christmas 2017. Construction is currently underway in St Helens where permission was granted for 135 housing units. Loop Road 1 is also fully under construction; this is the north-south link between The Paddocks/Airlie Stud in the north of the lands and Adamstown Square/Station in the south.

Q1 2018 Housing Task Force Returns:

Total Number of Dwelling Units Completed: Houses: 739, Apartments: 971 **Total: 1710**

Total No. Of Active Planning Permissions granted to date: 1029 houses, 233 apartments **Total: 1262 units**

Development is currently in Phase 2- 1,001 to 1,800 dwellings.

Relevant Planning Applications

July 2017 to December 2017:

SDZ17A/0004 Planning permission was granted for an All Weather Multi-Purpose Sports Pitch on 18th July 2017.

SDZ17A/0006 Tierra Ltd were granted permission for 169 residential units on 23 August 2017.

SDZ17A/0007 Adamstown Infrastructure DAC were granted permission for Loop Road 1 on 6 September 2017.

SDZ17A/0008 Castlethorn Developments were granted temporary 2 year planning permission for retention of marketing suite at Somerton on 13 November 2017.

SDZ17A/0009 Adamstown Infrastructure DAC were granted permission for development of a section of the Celbridge Link Road on 26 February 2018

January 2018- to date:

SDZ18A/0001- Castlethorn Developments granted permission for change of house types at St Helens on 6th March 2018

SDZ18A/0002- Permission granted to Cairn Homes for 268 dwellings in Tobermaclugg on 15th March 2018

SDZ18A/0003- Permission granted to Adamstown Infrastructure DAC for 7.7ha public park incl. playing pitches at Tandy's Lane Park on the 4th April 2018.

SDZ18A/0004: Permission granted to Cairn Homes for 237 dwelling units at Airlie Stud (The Paddocks).

SDZ18A/0005: Permission sought by Tierra Ltd for amendments to previously permitted (SDZ17A/0006). Decision due 17 July 2018.

Local Infrastructure Housing Activation Fund (LIHAF)

On 28 March 2017 the DHPLG approved €20 million for Celbridge Link Road, Tandy's Lane Park and Airlie Park. Preplanning discussions are underway in relation to the submission of future planning application for Airlie Park. The application has been granted for Tandy's Lane (SDZ18A/0003), with the application for Airlie Park due Q3 2018.

The Celbridge Link Road application was dealt with in two parts-an application (SDZ17A/0009) was granted for part of the Celbridge Link Road inside the SDZ lands. The section of the Celbridge Link Road outside of the SDZ lands went through the Part 8 process. Tender documents for detailed design have been issued, with consultants anticipated to be appointed before end of Q2 2018/early Q3 2018.

Community/Sports Hall and All Weather Pitch

Planning permission was granted in 2016 for a Community Centre with Sports Hall, adjacent to the existing secondary school site. Constructed is now completed on the community centre with sports hall and all-weather pitch. It has been handed over to South Dublin County Council and is expected to open at the end of June 2018.