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Senior Executive Officer,
Forward Planning Section,
Land Use Planning and Transportation Dept,
South Dublin County Council,
County Hall,
Tallaght,
Dublin 24,
D24 A3XC

15 September 2021

Dear Sir or Madam

**Re: Draft South Dublin County Council Development Plan (2022-2028)
Stage 2: Public Consultation
Kelland Homes**

We write on behalf of our client, Kelland Homes, to make a submission on Stage 2 of the new South Dublin County Council (SDCC) Development Plan (2022-2028). As outlined in the enclosed Land Rezoning Request document, our client requests that the zoning of its lands is amended to Objective RES-N. This land is immediately south of Kelland Homes' existing Elder Heath residential development.

The enclosed document also outlines the benefits of this rezoning, which includes the provision of additional Tier 1 zoned land; supporting sustainable growth; embracing a more reconciled suburban edge; a landscape led design approach; and building upon an existing well-connected neighbourhood.

Kelland Homes have been building communities and homes in Tallaght and west Dublin for almost 50 years. Following the completion of its development at Elder Heath, Kelland Homes feel the lands to the immediate south are a natural progression for homes in the area. Killinarden / Kiltipper makes for the perfect place for next phase of affordable homes in the Tallaght area. The Site presented benefits from the natural beauty of the mountains further to the south and its proximity to Tallaght and the Luas. Future residents will benefit from the abundance of sporting and natural amenities in the surrounding area. The Site is also very well connected, in the sense that all necessary utility services are immediately available.

Our client would be happy to discuss this opportunity in more detail once the Council has considered this submission. Should you require any additional information or clarification, please do not hesitate to contact Raymond Tutty or Sarah Cullen at these offices.

Yours faithfully

Savills
Planning

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