

Date | 29 March 2022
Our ref | 01432567
Your ref |

An Bord Pleanála
64 Marlborough St
Rotunda
Dublin 1
D01 V902

**Ravensbrook Limited - 31 and 31a, Ravens Rock Road, Sandyford, Dublin 18 (the Properties)
Part V obligations under section 96(3)(a) and 96(3)(j) of the Planning and Development Act 2000 (as amended)**

To Whom It May Concern:

The purpose of this letter is to evidence the applicability of section 96(3)(j) of the Planning and Development Act 2000 (as amended) (the **PDA 2000**) in respect of 31a Ravens Rock Road Sandyford Dublin 18 (Folio 74677L of the Register County Dublin) and 31 Ravens Rock Road Sandyford Dublin 18 (Folio 146110L of the Register County Dublin) (collectively the **Properties**).

Sections 96(3)(a) and 96(3)(j) of the PDA 2000 provide that where planning permission is granted between 1 August 2021 and 31 July 2026, a 10% Part V requirement for the provision of social housing will apply, where land to which the application relates was purchased between 1 September 2015 and 31 July 2021 (the **Applicable Time Period**).

We acted for Ravensbrook Limited (company number 668182) (the **Company**) in the acquisition of the Properties during the Applicable Time Period. The details of the transfers are as follows:

- 31a Ravens Rock Road was acquired by the Company by way of deed of transfer dated 19 February 2021. This transfer (folio DN146110L) has been registered with the Property Registration Authority ; and
- 31 Ravens Rock Road was acquired by the Company by way of deed of transfer dated 31 March 2021. Registration of this transfer is currently pending with the Property Registration Authority.

Accordingly, we certify that ownership of the Properties were transferred to the Company during the Applicable Time Period.

Yours faithfully

A&L Goodbody LLP

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