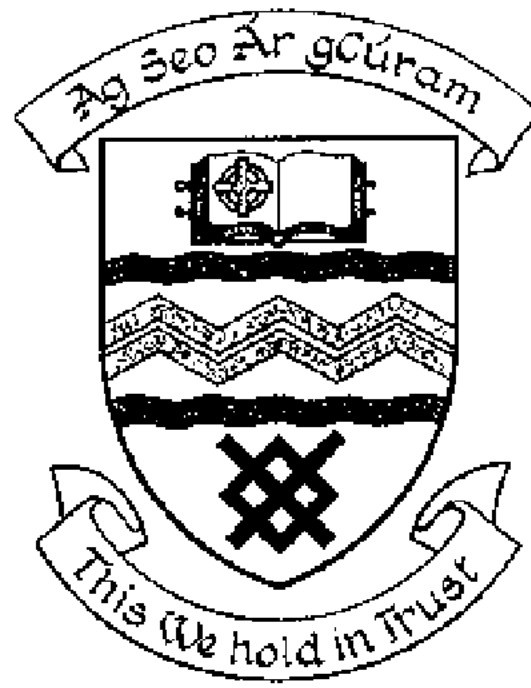


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S98A/0754	
1. Location	29 St. Finbarr's Close, Walkinstown, Dublin 12.		
2. Development	detached bungalow at rear		
3. Date of Application	05/11/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Outline Permission	1.  2.	1.  2.
4. Submitted by	Name: Eamonn Weber Architect, Address: 26 Aranleigh Mount, Rathfarnham,		
5. Applicant	Name: F. O'Connor, Address: 29 St. Finbar's Close, Walkinstown, Dublin 12.		
6. Decision	O.C.M. No. 2596  Date 21/12/98	Effect RO REFUSE OUTLINE PERMISSION	
7. Grant	O.C.M. No.  Date	Effect RO REFUSE OUTLINE PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement	Compensation	Purchase Notice	
0	0	0	
12. Revocation or Amendment			
13. E.I.S. Requested	E.I.S. Received	E.I.S. Appeal	
14. .... Registrar	..... Date	..... Receipt No.	

**SOUTH DUBLIN COUNTY COUNCIL  
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



Bosca 4122,  
Lár an Bhaile, Tamhlacht,  
Baile Átha Cliath 24.

Telefon: 01-414 9000  
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**PLANNING  
DEPARTMENT**  
P.O. Box 4122,  
Town Centre, Tallaght,  
Dublin 24.

Telephone: 01-414 9000  
Fax: 01-414 9104

**NOTIFICATION OF DECISION TO REFUSE OUTLINE PERMISSION  
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993**

Decision Order Number 2596	Date of Decision 21/12/98
Register Reference S98A/0754	Date 5th November 1998

**Applicant** F. O'Connor,  
**Development** detached bungalow at rear  
**Location** 29 St. Finbarr's Close, Walkinstown, Dublin 12.

**Floor Area** Sq Metres

**Time extension(s)** up to and including

**Additional Information Requested/Received** /

In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a decision to **REFUSE OUTLINE PERMISSION** in respect of the above proposal.

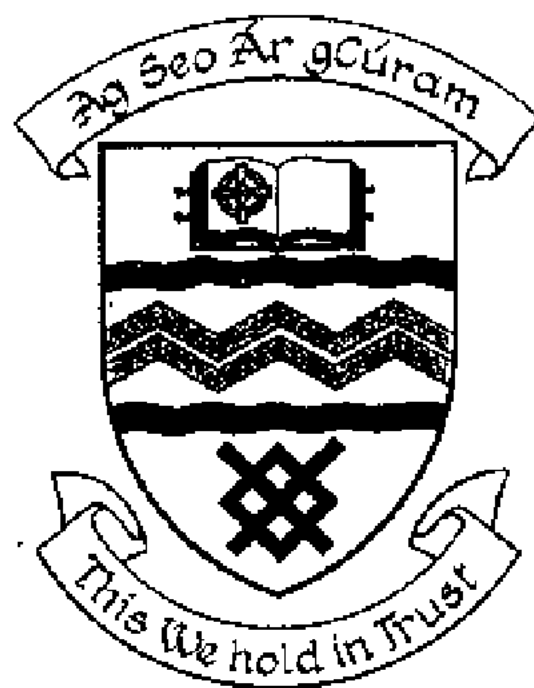
for the (3) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

*144*  
..... 21/12/98  
for SENIOR ADMINISTRATIVE OFFICER

Eamonn Weber Architect,  
26 Aranleigh Mount,  
Rathfarnham,  
Dublin 14.

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REG REF. S98A/0754

Reasons

- 1 The proposed development would represent backland development with an inadequate building line set back from the adjoining laneway and an inadequate depth of set back from the garden of the adjoining property owner. The proposed development would result in serious overlooking and overshadowing of adjoining properties and would be contrary to the zoning objective for the area and contrary to the proper planning and development of the area and would seriously injure the amenities and depreciate the value of property in the vicinity.
- 2 The proposed development would have inadequate vehicular access and circulation arrangements and would tend to create traffic congestion on this laneway which was intended to provide access to the rear of houses in the neighbourhood. In this regard it is noted that the existing rear garden of this property extends further into the laneway than adjoining properties.
- 3 The proposed development would set an undesirable precedent for similar backland development in this area.