

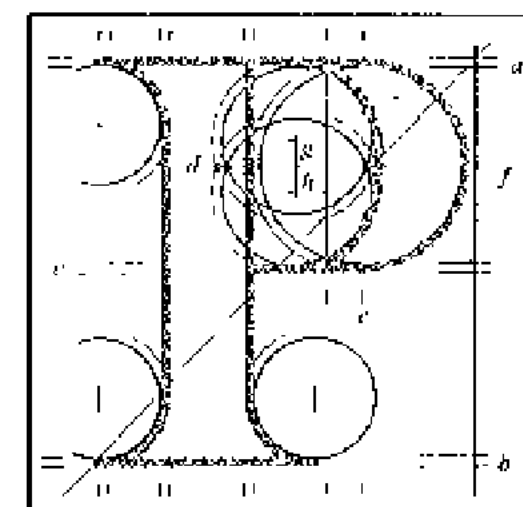
	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98A/0363	
1. Location	Cappagh, Neilstown, Clondalkin, Dublin 22.		
2. Development	Construct a supermarket of circa 7,500 sq.m , a restaurant with drive-through facilities circa 470 sq.m. and a petrol filling station, together with the necessary infrastructural services, including roads, car parking, drainage, water and surface water on a site of circa 11 acres.		
3. Date of Application	08/06/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Outline Permission	1. 01/07/98 2.	1. 06/07/98 2.
4. Submitted by	Name: James Horan, Address: Design Strategies, 3 Bath Place, Blackrock,		
5. Applicant	Name: Twynholm Limited, Address: 1 Stokes Place, Dublin 2.		
6. Decision	O.C.M. No. 1772 Date 03/09/98	Effect RO REFUSE OUTLINE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RO REFUSE OUTLINE PERMISSION	
8. Appeal Lodged	02/10/98	Written Representations	
9. Appeal Decision	12/10/98	Appeal Withdrawn	
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.	

Our Ref: PL 06S.108611
P.A.Reg.Ref: S98A/0363

The Secretary,
Planning Section,
South Dublin County Council,
P.O. Box 4122,
Town Centre,
Tallaght,
Dublin 24.



513
An Bord Pleanála



12th October 1998

Appeal Re: Supermarket of circa 7,500sq.m., restaurant with drive-through facilities, petrol filling station, services, car parking.
Cappagh, Neilstown, Clondalkin, Dublin 22.

Dear Sir/Madam,

The above-mentioned appeal under the Local Government (Planning and Development) Acts, 1963 to 1998, has been withdrawn.

Yours faithfully,


Patricia Fitzpatrick
Administrative Assistant

NA 51
(LP)

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Irish Life Centre
Lower Abbey Street
Dublin 1

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Úrlár 3, Bloc 6
Lárionad Irish Life
Sráid na Mainistreach Íochtarach
Baile Átha Cliath 1

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.

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

Decision Order Number 1772	Date of Decision 03/09/98
Register Reference S98A/0363	Date 8th June 1998

Applicant Twynholm Limited,

Development Construct a supermarket of circa 7,500 sq.m , a restaurant with drive-through facilities circa 470 sq.m. and a petrol filling station, together with the necessary infrastructural services, including roads, car parking, drainage, water and surface water on a site of circa 11 acres.

Location Cappagh, Neilstown, Clondalkin, Dublin 22.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 01/07/98 /06/07/98

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.

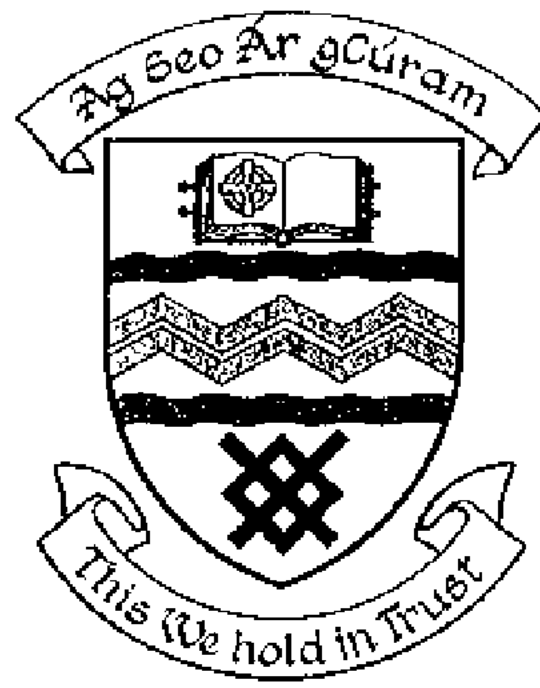
for the (3) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

[Signature]
..... 03/09/98
for SENIOR ADMINISTRATIVE OFFICER

James Horan,
Design Strategies,
3 Bath Place,
Blackrock,
Co. Dublin.

**SOUTH DUBLIN COUNTY COUNCIL
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REG REF. S98A/0363

Reasons

- 1 The proposed development which includes a supermarket of circa 7,500sq.m. materially contravenes the Local Government (Planning and Development) General Policy Directive (Shopping) 1998, which requires that planning permission should not be granted for a supermarket, the retail floor space of which exceeds 3,000sq.m.
- 2 It is considered that the proposed access onto the Fonthill Road would result in a reduction in the carrying capacity of this road and would thus tend to create a serious traffic congestion. In this regard it is not clear from the lodged plans whether or not the applicant has a right of access over lands between his site and the proposed Fonthill Road.
- 3 The proposed development would be premature in view of the fact that the access to it is from a road which has not yet been constructed and completed. It is considered that the primary access to these lands should be from lands to the north as envisaged in the Action Plan for the area.