

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0688	
1. Location	Site adjacent to No.52 Wood Dale View, Daletree Road, Ballycragh, Dublin 24.		
2. Development	2 storey 4 bed detached house and associated site works.		
3. Date of Application	22/10/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 12/11/97 2.	1. 17/11/97 2.
4. Submitted by	Name: Fenton Simons, Address: 29 Fitzwilliam Place, Dublin 2.		
5. Applicant	Name: Maplewood Homes Address: 222-224 Harolds Cross Road, Dublin 6W.		
6. Decision	O.C.M. No. 0086 Date 15/01/98	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE 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.



PLANNING
DEPARTMENT
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

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

Decision Order Number 0086	Date of Decision 15/01/98
Register Reference S97A/0688	Date 22nd October 1997

Applicant Maplewood Homes

Development 2 storey 4 bed detached house and associated site works.

Location site adjacent to No.52 Wood Dale View, Daletree Road,
Ballycragh, Dublin 24.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 12/11/97 /17/11/97

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 PERMISSION in respect of the above proposal.

for the (5) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

.....
for SENIOR ADMINISTRATIVE OFFICER

15/01/98

Fenton Simons,
29 Fitzwilliam Place,
Dublin 2.

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REG REF. S97A/0688

Reasons

- 1 The proposed development would infringe an existing building line established by existing houses in Wood Dale View.
- 2 The design of the proposed house is not in-keeping with the design of existing houses in Wood Dale View and as such would seriously injure the amenities of the area.
- 3 The proposed development would be prejudicial to public health as the proposed house is located over a watermain with the potential of being taken-in-charge by the Planning Authority.
- 4 The proposed development would be prejudicial to public health and contrary to the proper planning and development of the area as all sewers and watermains with the potential of being taken-in-charge by the Planning Authority should be located in roads or public open space to facilitate maintenance and repair.
- 5 The proposed house by reason of its location would be seriously injurious to the amenities of adjacent property.

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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Order Number 4035	Date of order 12/11/97
Register Reference S97A/0688	Date 22nd October 1997

Applicant Maplewood Homes

Development 2 storey 4 bed detached house and associated site works.

Location Site adjacent to No.52 Wood Dale View, Daletree Road,
Ballycragh, Dublin 24.

Dear Sir/Madam,

An inspection carried out on 07/11/97 has shown that the site notice erected in respect of your planning application does not comply with the requirements of the Local Government (Planning and Development) Regulations, 1994 as the Site Notice was not legible. Before this application can be considered, you must erect a new notice on the site or structure, and submit the following to this Department:

- (a) two copies of the text of the notice
- (b) two plans showing the position of the notice on the land or structure
- (c) a statement of the date on which the notice is erected

The notice must be maintained in position for at least one month and must fulfill the following conditions:-

1. Must be durable material
2. Must be securely erected in a conspicuous position easily visible and legible by persons using the public road
3. Must be headed "Application to Planning Authority".
4. Must state:

- (a) Applicant's name
- (b) whether application is for Permission, Outline Permission, or Approval.

Fenton Simons,
29 Fitzwilliam Place,
Dublin 2.

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- (c) nature and extent of development including number of dwellings (if any)
- (d) that the application may be inspected at the Planning Department, South Dublin County Council, Town Centre, Tallaght, Dublin 24.

No further consideration will be given to this application until you comply with these requirements.

Yours faithfully,

.....
for Senior Administrative Officer.

12/11/97