

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0566	
1. Location	12A Orlagh Grove, Scholarstown Road, Dublin 16.		
2. Development	A garage conversion and extension to form new detached dormer bungalow to the side.		
3. Date of Application	03/09/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Philip Staunton Architects, Address: 46 Grafton Street, Dublin 2.		
5. Applicant	Name: B. Kinsella, Address: 12A Orlagh Grove, Scholarstown Road, Dublin 16.		
6. Decision	O.C.M. No. 3040 Date 30/10/97	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



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

Decision Order Number 3040	Date of Decision 30/10/97
Register Reference S97A/0566	Date 3rd September 1997

Applicant B. Kinsella,
Development A garage conversion and extension to form new detached
dormer bungalow to the side.
Location 12A Orlagh Grove, Scholarstown Road, Dublin 16.
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 PERMISSION** in respect of the above proposal.

for the (4) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

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for SENIOR ADMINISTRATIVE OFFICER

30/10/97

Philip Staunton Architects,
46 Grafton Street,
Dublin 2.

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REG REF. S97A/0566

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Reasons

- 1 The proposed development, by reason of its 4m setback from the motorway reservation line for the Southern Cross Route, inadequate provision for private open space, site layout and relationship with adjacent property and pattern of development constitutes substandard development and is not acceptable. The proposed development would contravene materially the objective for the area as designated in the County Development Plan 'to protect and improve residential amenity in the area' and would seriously injure the amenities and depreciate the value of property in the vicinity.
- 2 The proposed development is not consistent with the provision of the County Development Plan in respect of building line setbacks and constitutes disorderly development which would not be consistent with the proper planning and development of the area.
- 3 Occupants of the proposed house would be subjected to excessive noise levels from the traffic on the Southern Cross Route Motorway which is likely to be constructed shortly.
- 4 Site notice and newspaper advertisement refer to Orlagh Grove whereas the proposed development accesses onto Orlagh Rise as does the existing house.