

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0488	
1. Location	"Readeen", 1 Main Road, Tallaght, Dublin 24.		
2. Development	Change of use of the ground floor to office use.		
3. Date of Application	24/07/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Crean Salley Architects, Address: 8 Bridge Court, City Gate,		
5. Applicant	Name: Mr. Joe McCarron, Address: 11 Orlagh Green, Knocklyon, Dublin 16.		
6. Decision	O.C.M. No. 1891 Date 22/09/97	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE PERMISSION	
8. Appeal Lodged	15/10/97	Written Representations	
9. Appeal Decision	13/02/98	Refuse Permission	
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.	

AN BORD PLEANÁLA

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

County South Dublin

Planning Register Reference Number: S97A/0488

APPEAL by Joe McCarron care of Harry Lawlor of 10 Beech Walk, Brookwood, County Dublin against the decision made on the 22nd day of September, 1997 by the Council of the County of South Dublin to refuse a permission for development comprising the change of use of the ground floor to office use at 'Keadeen', 1 Main Road, Tallaght, County Dublin:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1993, permission is hereby refused for the said development for the reason set out in the Schedule hereto.

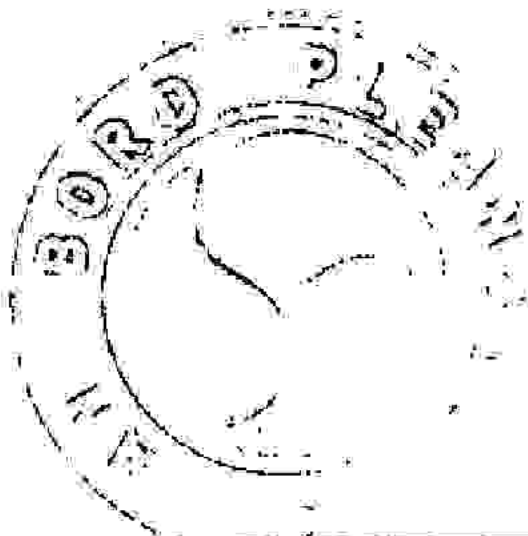
SCHEDULE

The site of the proposed development is located in an area where the zoning objective in the current Dublin County Development Plan is to protect and/or improve residential amenity. This objective is considered to be reasonable. The proposed development would contravene materially this objective, would seriously injure the residential amenities of property in the vicinity and would establish an unacceptable precedent for the change of use of similar residential properties in the immediate vicinity. The proposed development would, therefore, be contrary to the proper planning and development of the area.



Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.

Dated this 13th day of February 1998.



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

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

Telefon: 01-462 0000
Facs: 01-462 0104



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

Telephone: 01-462 0000
Fax: 01-462 0104

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

Decision Order Number 1891	Date of Decision 22/09/97
Register Reference S97A/0488	Date 24th July 1997

Applicant Mr. Joe McCarron,
Development Change of use of the ground floor to office use.
Location "Keadeen", 1 Main Road, Tallaght, Dublin 24.
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 (1) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

.....
for SENIOR ADMINISTRATIVE OFFICER 22/09/97

Crean Salley Architects,
8 Bridge Court,
City Gate,
Dublin 8.

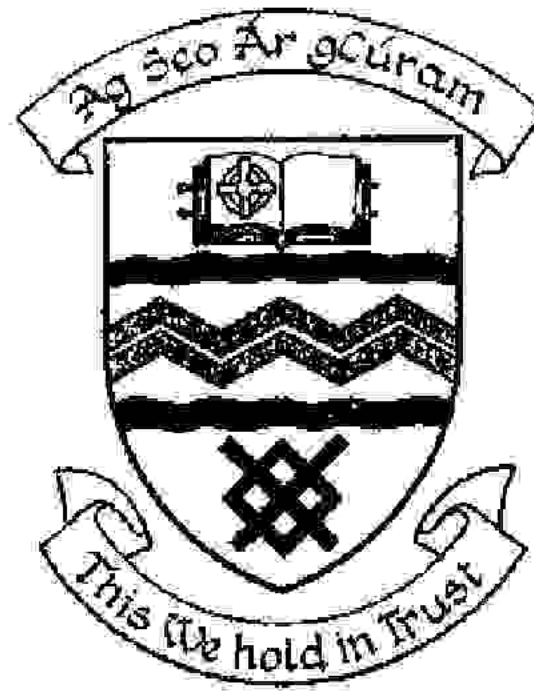
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REG REF. S97A/0488



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Reasons

- 1 The proposal to change the use of the ground floor of this house would be contrary to the zoning objective in the 1993 Dublin County Development Plan 'to protect and improve residential amenity' and would be detrimental to the residential amenities of the area and would set an undesirable precedent for other similar residential properties in the immediate vicinity.