COMHAIRLE CHONTAE ATHA CLIATH

| P. C. Reference | LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER YA/428 | | |
|----------------------------------|--|--|--|
| 1. LOCATION | Hermitage Est., Grange Road, Rathfarnham, Co. Dublin. | | |
| 2. PROPOSAL | 86 dwellings on 9 acre site adj. Marley Grange National School and between and with access to Hermitage Court, | | |
| 3. TYPE & DATE OF APPLICATION | TYPE Date Received (a) Requ | | |
| | OP 3rd March, 1983 incl., | ext. up to & 1. 30/5/83 2. | |
| 4. SUBMITTED BY | Name O'Malley & Bergin, Address 33, Fitzwilliam Place, Dublin 2. | | |
| 5. APPLICANT | Name Gallagher Group Ltd., (in receivership) Address Donaghmede Shopping Centre, Donaghmede, Dublin 13. | | |
| 6. DECISION | O.C.M. No. PA/1450/83 Date 27th May, 1983 | Notified 27th May, 1983 Effect To refuse o. permissio | |
| 7. GRANT | O.C.M. No. | Notified Effect | |
| 8. APPEAL | Notified 4th August, 1983 Type 1st Party | Decision 0 Permission refused by An Bord Pleanala Effect 11th Dec., 1984 | |
| 9. APPLICATION SECTION 26 (3) | Date of application | Decision Effect | |
| 10. COMPENSATION | Ref. in Compensation Register | | |
| 11. ENFORCEMENT | Ref. in Enforcement Register | | |
| 12. PURCHASE NOTICE | | | |
| 13. REVOCATION or AMENDMENT | | | |
| 14. | | | |
| 15. | | | |
| Prepared by | Copy issued by | Regis | |

Future Print 475588

Date

Co. Accts. Receipt No

AN BORD PLEANÁLA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1983

County Dublin

Planning Register Reference Number: Y.A. 428

APPEAL by Gallagher Group Limited (in receivership) of Donaghmede Shopping Centre, Donaghmede, Dublin, against the decision made on the 27th day of May, 1983, by the Council of the County of Dublin to refuse outline permission for the erection of 86 houses on land at Hermitage Estate, Grange Road, Rathfarnham, Dublin:

<u>DECISION:</u> Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1983, outline permission is hereby refused for the erection of the said 86 houses for the reasons set out in the Schedule hereto.

SCHEDULE

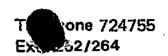
- 1. The site forms part of an overall holding of 17 acres in respect of which there are three current proposals before An Bord Pleanála. As all of the proposals overlap in a manner which makes them substantially incompatible the proposed development would, accordingly, prejudice the overall comprehensive development of the holding.
- 2. The proposed development would be premature in the absence of a layout for the overall holding in respect of access, satisfactory circulation pattern for the existing and proposed housing developments, the existing primary school and church and open space situation and configuration.
- 3. The proposed development would endanger public safety by reason of traffic hazard because of the additional through traffic which would be generated by it through adjoining housing estates.

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

seal of the Board.

Dated this day of Security 1984.

DUBLIN COUNTY COUNCIL



PLANNING DEPARTMENT Block 2 Irish Life Centre Lower Abbey Street

Dublin 1

NOTIFICATION OF A DECISION TO REFUSE:

OUTLINE PERMISSION: PERSONAL PERSONAL PROPERTY AND PROPERTY AND

LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACTS, 1963-1982

| То; | • | | | | |
|--|--|--|---|--|--|
| O'Malley & Bergin, | | . Register Reference No. | Register Reference No | | |
| 33 Fit | william Place. | . Planning Control No | 16926 | | |
| DUBLIN | . ? | . Application Received. | 3.3.83 | | |
| APPLICANT | Gallagher Group Ltd. (in re | Additional Inf. Recd | et upt + mel 35/5/83. 8 | | |
| County Health D | its functions under the above mentioned A district of Dublin, did by order, P/A/.1A50. | cts the Dublin County Counc | il, being the Planning Authority for the | | |
| decide to refuse: | OUTLINE PERMISSION | PERMITSIONX | ARREMONXX | | |
| for the following 1. Part of Plan, 1 2. Having | llings on hime-acre site adjoint th access to Hermitage Court of reasons: the site is affected by a rouinking Nutgrove Avenue to Grant regard to the particular required provide for adequate co-ordinate for the existing and proposes | and Marley Ave., Grand of reservation shown age Road. Trements of the area; ination or for a sati | in the County Development the proposed development sfactory circulation | | |
| school | and church and the proposed pe hemfore seriously injers the | ost-primary School. : | the brobosed descrobment | | |
| Signed on beha | If of the Dublin County Council | for PRINCIPAL OFFICER | | | |

An appeal against the decision may be made to An Bord Pleanala by the applicant within one month from the date of by the applicant of this notification or by any other person within twenty-one days of the date of the decision. The appeal shall be in writing and shall state the subject matter of the appeal and grounds of the appeal and should be addressed to An Bord Pleanala, Irish Life Centre, Dublin 1, and accompanied by a deposit of 2.18. When an appeal has been duly made and has not been withdrawn, An Bord Pleanala will determine the application for permission as if it had been made to them in the first instance.

27th May, 1983.

FUTURE PRINT

28th April, 1983.

O'Malley & Bergin, 33 Fitzwilliam Place, DUBLIN 2.

RE: Proposed 86 dwellings on nine-acre site adjoining Marley Grange
National School, between and with access to Hermitage Court and
Marley Avenue, Grange Road, Rathfarnham, for Gallagher Group Ltd.,
(in receivership).

Dear Sir,

With reference to your planning application received here on 3rd March, 1983 (letter for extension period received 26th April, 1983), in connection with the above, I wish to inform you that:-

In accordance with Section 26(4A) of the Local Government (Planning and Development) Act, 1963, as amended by Section 39(F) of the Local Government (Planning and Development) Act 1976, the period for considering this application within the meaning of subsection (4A) of Section 26 has been extended up to and including the 30th May, 1983.

Yours faithfully,

for Principal Officer.