

COMHAIRLE CHONTAE ÁTHA CLIATH

R

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER	REGISTER REFERENCE YA.324
1. LOCATION	White Gables, Shankill, Loughlinstown, Co. Dublin	
2. PROPOSAL	Housing development	
3. TYPE & DATE OF APPLICATION	TYPE	Date Received
	P.	25.2.83
	(a) Requested	Date Further Particulars (b) Received
	1.	1.
	2.	2.
4. SUBMITTED BY	Name Nolan & Quimlan, Address 22 Upr. Pembroke Street, Dublin 2	
5. APPLICANT	Name Mr. T. D'Arcy, Address White Gables, Shankill, Co. Dublin.	
6. DECISION	O.C.M. No. PA/889/83	Notified 18th April, 1983
	Date 18th April, 1983	Effect To refuse permission
7. GRANT	O.C.M. No.	Notified
	Date	Effect
8. APPEAL	Notified 15th June, 1983	Decision Permission granted by An Bord Pleanala
	Type 1st Party	Effect 21st Nov., 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.	Modification of planning permission under Section 8 of the Local Government (Roads and Motorways) Act, 1974	

Prepared by	Copy issued by Registrar.
Checked by	Date
	Co. Accts. Receipt No

AN BORD PLEANALA

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

County Dublin

Planning Register Reference Number: Y.A. 324

APPEAL by Thomas D'Arcy, of "White Gables", Shankill, County Dublin, against the decision made on the 18th day of April, 1983, by the Council of the County of Dublin to refuse permission for the erection of 16 houses on a site at "White Gables", Shankill, County Dublin, in accordance with plans and particulars lodged with the said Council:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1983, it is hereby decided, for the reason set out in the First Schedule hereto, to grant permission for the erection of the said houses in accordance with the said plans and particulars, subject to the conditions specified in column 1 of the Second Schedule hereto, the reasons for the imposition of the said conditions being as set out in column 2 of the said Second Schedule and the said permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

Provided the conditions set out in the Second Schedule hereto are complied with, it is considered that the proposed development would be in accordance with the proper planning and development of the area.

SECOND SCHEDULE

Column 1 - Conditions

Column 2 - Reasons for Conditions

1. The layout of plot number 1 shall be revised to facilitate the major road works proposed by Dublin County Council in connection with both the Shankill by-pass and the proposed service road serving the house known as "White Gables" and its front lodge.

1. In the interests of orderly development and traffic safety, and to facilitate proposed road works in the area.

In particular the house proposed for the plot shall be moved westwards 3.05 metres and the eastern fence line shall be realigned to run parallel with the new service road; in addition, the fence line shall be curved at the northern corner to provide for adequate sight lines at the adjoining road junction leading to the hospital. The land between the plot, as revised, and the existing Bray Road shall be reserved for road works. On completion of the proposed service road, the existing direct access from "White Gables" and its front lodge on to the national primary route shall be closed and access to these properties shall be gained only from the said service road.

-2-
SECOND SCHEDULE

Column 1 - Conditions

Column 2 - Reasons for Conditions

- | Column 1 - Conditions | Column 2 - Reasons for Conditions |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>2. The developer shall pay a sum of money to the Dublin County Council as a contribution towards the provision of a public water supply and piped sewerage facilities in the area. The amount to be paid and arrangements for payment shall be as agreed between the developer and the said Council or, failing agreement, shall be as determined by An Bord Pleanála.</p> | <p>2. The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.</p> |
| <p>3. Before the development is commenced, the developer shall lodge with the Dublin County Council a cash deposit, a bond of an insurance company or other security to secure the provision and satisfactory completion, and maintenance until taken in charge by the said Council of roads, footpaths, sewers, water mains, drains, public open space, public lighting and other services required in connection with the development, coupled with an agreement to apply such security or part thereof for the satisfactory completion or maintenance, as aforesaid, of any part of the development. The form and amount of the security shall be as agreed between the planning authority and the developer or, failing such agreement, shall be as determined by An Bord Pleanála.</p> | <p>3. To ensure the satisfactory completion of the development.</p> |
| <p>4. Details of the arrangements for the provision of a water supply and of foul and surface water drainage facilities to serve the development shall be in accordance with the requirements of the planning authority.</p> | <p>4. To ensure the satisfactory provision of these services.</p> |
| <p>5. All public services for the proposed development, including electrical and telephone cables and equipment, shall be located underground throughout the site.</p> | <p>5. In the interests of the visual amenities of the area.</p> |
| <p>6. Public lighting shall be provided in accordance with the planning authority's standard requirements for such a service.</p> | <p>6. To ensure that street lighting of adequate standard is provided.</p> |
| <p>7. Screen walls (in brick or block), at least 2 metres in height and suitably capped and rendered, shall be erected as may be required by the planning authority so as to screen rear gardens from public view.</p> | <p>7. In the interests of visual and residential amenity.</p> |
| <p>8. The area adjoining house plots numbers 6 and 7 which is shown as public open space on the lodged plans shall be reserved for use as such and shall be soiled, seeded, planted and landscaped in accordance with a detailed scheme to be submitted to and agreed with the planning authority or, in default of such agreement, shall be as determined by An Bord Pleanála.</p> | <p>8. In the interests of the amenities of the occupants of the houses.</p> |

-3-
SECOND SCHEDULE

Column 1 - Conditions

Column 2 - Reasons for Conditions

9. Apart from tree and shrub planting on the public open space area, the site generally shall be planted and landscaped in accordance with a scheme to be submitted to and agreed with the Dublin County Council or, in default of such agreement, shall be as determined by An Bord Pleanála.

9. In the interests of the visual amenity of the area.

10. Details of the design and construction of the junction of the estate road with the Bray road shall be as agreed with the planning authority before development commences or, failing agreement, shall be as determined by An Bord Pleanála.

10. In the interests of traffic safety.

11. A strip of land 12 metres in width and running parallel with the northern boundary of the site (the boundary between the site and St. Columcille's Hospital) shall be reserved free from development, including exempted development.

11. It is considered that the proper planning and development of the area requires that access be facilitated to lands situated to the rear (west and south-west) of St. Columcille's Hospital, which lands are intended to be used for the construction of a major community facility.



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

Dated this 31st day of November 1984.

DUBLIN COUNTY COUNCIL

Phone 724755
262/264

PLANNING DEPARTMENT
Block 2
Irish Life Centre
Lower Abbey Street
Dublin 1

NOTIFICATION OF A DECISION TO REFUSE:

~~OUTLINE PERMISSION~~ PERMISSION: ~~REFUSED~~

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

To:

..... T. D'Arcy,	Register Reference No. YA.324
..... White Gables,	Planning Control No. 3131
..... Shankill,	Application Received 25/2/'83
..... Co. Dublin.	Additional Inf. Recd.

APPLICANT **T. D'Arcy**

In pursuance of its functions under the above mentioned Acts the Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by order, P/ **A/889/83**, dated **18/4/'83** decide to refuse:

~~OUTLINE PERMISSION~~ PERMISSION ~~REFUSED~~

For **Proposed housing development of 16 houses at White Gables, Bray Road, Shankill.**

for the following reasons:

1. The proposed development would infringe the building line of 100ft. from the Shankill By-Pass, as determined by the Planning Authority, insofar, as houses No.'s 1, 14, 15, and 16 are located in front of the proposed building line.
2. The reservation for the Shankill By-Pass has not been indicated on the plans submitted.
3. No evidence has been submitted that the proposed to omit the access to the hospital site to the rear of house No.'s 8 - 13 inclusive is satisfactory to the hospital authorities, and the proposed development would materially contravene condition No. 1 of the outline permission granted by the Minister by Order dated 12/1/'76, Reg. Ref. No. F.2855.

Note: The applicant is advised to consult with the Planning and Roads Department before submitting any revised application on this site.

Signed on behalf of the Dublin County Council
for PRINCIPAL OFFICER

Date.....**18th April, 1983**.....

NOTE: An appeal against the decision may be made to An Bord Pleanala by the applicant within one month from the date of receipt 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, ~~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.~~

LOCAL GOVERNMENT (ROADS AND - MOTORWAYS) ACT, 1974
NOTICE OF MODIFICATION OF PLANNING PERMISSION UNDER SECTION 8 OF THE ACT.

Proposed Housing Development of 16 Houses at White Gables, Bray Road,
Shankill, Co. Dublin.

To: Thomas M. D'Arcy,
"White Gables",
Dublin Road,
Shankill, Co. Dublin.

PLANNING PERMISSION ORDER NO. PL6/5/64077 DATED 21st November, 1984
REGISTRY REFERENCE NO. YA. 324

1. The County Council of the County of Dublin have made a Scheme pursuant to Section 4 of the Local Government (Roads and Motorways) Act, 1974 which is about to be submitted to the Minister for the Environment for approval. A copy of the Scheme and the relevant map may be seen at 2/3 Parnell Square, Dublin between the hours of 9.30 am. to 12.30 pm. and 2.00 pm. to 4.30 pm. on the normal working days of the road authority.
2. As the lands which are the subject of the above-mentioned grant of planning permission are affected by the Scheme i.e. Plot Nos. 5.c, and 5.p as indicated on Drawing Nos. MSI/266/84 and MSI/268/84
and as the permitted development has not commenced/is not completed, you are hereby notified that the grant of planning permission is hereby modified as follows:-
Condition No. 1 of Order No. PL6/5/64077 shall be amended as follows:-
The layout shall be revised as shown on the attached Drawing No. D.P. 9829 dated November, 1984, prepared by the Council's Planning Department.
Condition No. 7 shall be amended to include the following:-
In particular, this condition applies to Plots 8 to 14 inclusive, as amended by Condition No. 11 hereafter.
Condition No. 8 shall be amended by deleting reference to Plot 6 -
An additional condition (Condition No. 12) shall be added as follows:-
A screen wall (in brick or block) at least 2-metres in height and suitably capped and rendered, shall be erected along the boundary separating Plot No. 7 from the public open space.
3. The Minister may not approve the Scheme until he has caused a public local inquiry to be held into all matters relating to it and has considered the report of the inquiry and any objections made to the Scheme which have not been withdrawn.
4. Written objections to the Scheme may be lodged with the Minister for the Environment and should be addressed to the Minister for the Environment at the Custom House, Dublin so as to reach him before the 15th day of February 1985

DATED THIS 21st DAY OF December 1984

A. J. Conroy
SENIOR ADMINISTRATIVE OFFICER

LOCAL GOVERNMENT (ROADS AND MOTORWAYS) ACT, 1974
NOTICE OF MODIFICATION OF PLANNING PERMISSION UNDER SECTION 8 OF THE ACT.

Proposed Housing Development of 16 Houses at White Gables, Bray Road,
Shankill, Co. Dublin.

To: Geraldine Lennon,
"White Gables",
Dublin Road,
Shankill, Co. Dublin.

PLANNING PERMISSION ORDER NO. PL6/4/64077 DATED 21st November, 1984
REGISTRY REFERENCE NO. YA. 324

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2. As the lands which are the subject of the above-mentioned grant of planning permission are affected by the Scheme i.e. Plot No. 5.c as indicated on Drawing No. MSI/267/84

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DATED THIS 21st DAY OF December 1984

Aileen Costello
SENIOR ADMINISTRATIVE OFFICER.

LOCAL GOVERNMENT (ROADS AND MOTORWAYS) ACT, 1974.

NOTICE OF MODIFICATION OF PLANNING PERMISSION UNDER SECTION 8 OF THE ACT.

Proposed Housing Development of 16 detached Houses at White Gables, Shankill.

To: Geraldine Lennon,
"White Gables".
Dublin Road,
Shankill, Co. Dublin.

PLANNING PERMISSION ORDER NO. PL6/5/58775..... DATED 9th August, 1983.....
REGISTRY REFERENCE NO. WA. 1971.....

1. The County Council of the County of Dublin have made a Scheme pursuant to Section 4 of the Local Government (Roads and Motorways) Act, 1974 which is about to be submitted to the Minister for the Environment for approval. A copy of the Scheme and the relevant map may be seen at 2/3 Parnell Square, Dublin 1 between the hours of 9.30 am to 12.30 pm. and 2.00 pm. to 4.30 pm. on the normal working days of the road authority.
2. As the lands which are the subject of the above-mentioned grant of planning permission are affected by the Scheme, i.e. Plot No. 5.c as indicated on Drawing No. MSI/267/84 and as the permitted development has not commenced/is not completed, you are hereby notified that the grant of planning permission is hereby modified to the following extent. Condition No. 1 of Order No. PL6/5/58775 shall be amended as follows:-
The Layout shall be revised as shown on the attached drawing No. D.P. 9787 dated November, 1984, prepared by the Council's Planning Department.
Condition No. 7 shall be amended to include Plot 14.
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4. Written objections to the Scheme may be lodged with the Minister for the Environment and should be addressed to the Minister for the Environment at the Custom House, Dublin so as to reach him before the 15th day of February 1985

DATED THIS 21st DAY OF December 1984

SENIOR ADMINISTRATIVE OFFICER.

LOCAL GOVERNMENT (ROADS AND MOTORWAYS) ACT, 1974

NOTICE OF MODIFICATION OF PLANNING PERMISSION UNDER SECTION 8 OF THE ACT

Proposed Housing Development of 16 detached Houses at White Gables, Shankill.

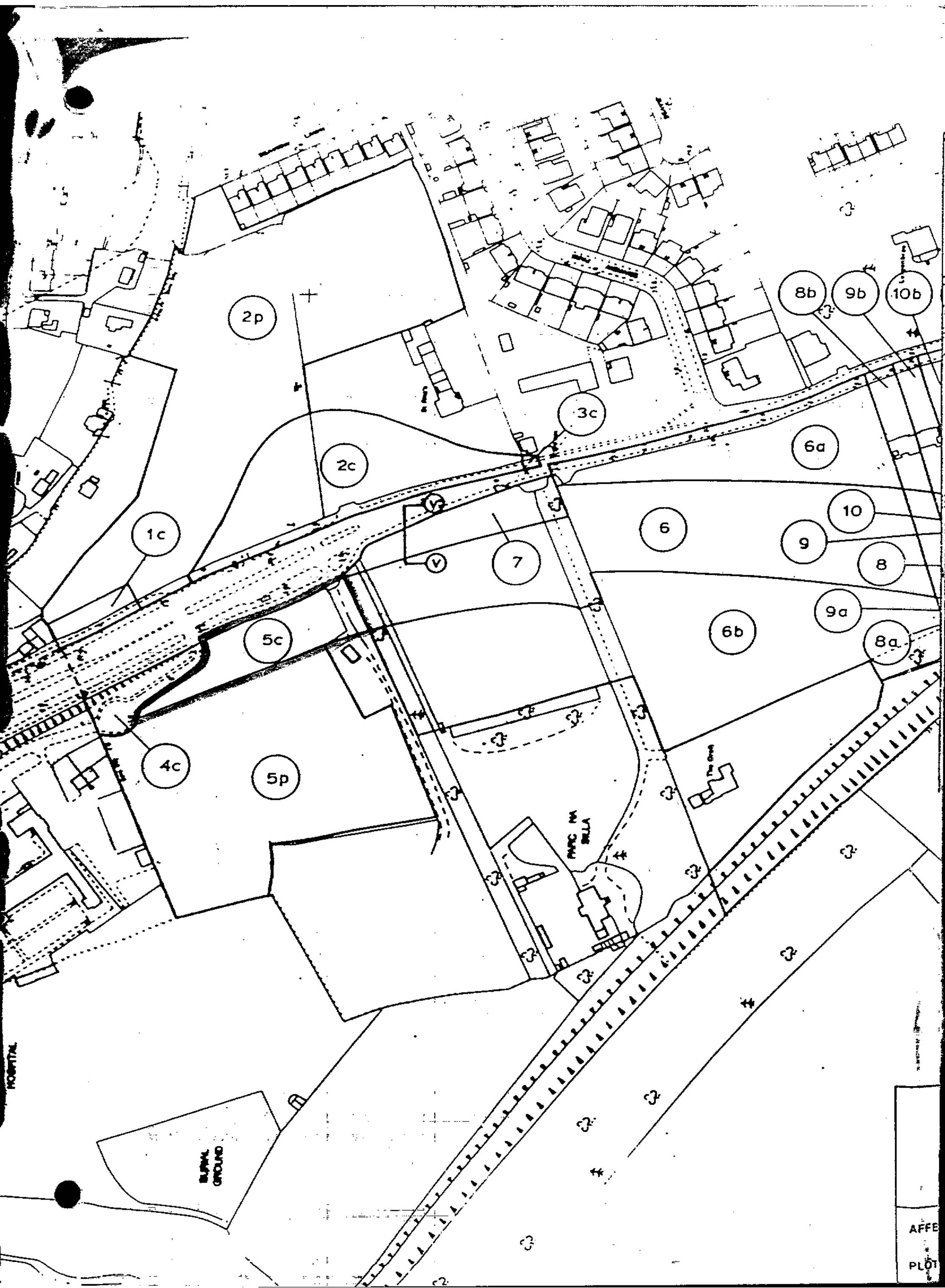
To: Thomas M. D'Arcy,
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Shankill, Co. Dublin.

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3. The Minister may not approve the Scheme until he has caused a public local inquiry to be held into all matter relating to it and has considered the report of the inquiry and any objections made to the Scheme which have not been withdrawn.
4. Written objections to the Scheme may be lodged with the Minister for the Environment and should be addressed to the Minister for the Environment at the Custom House, Dublin so as to reach him before the 15th day of February 1985

DATED THIS 21st DAY OF December 1984

A. J. Conarty
SENIOR ADMINISTRATIVE OFFICER.

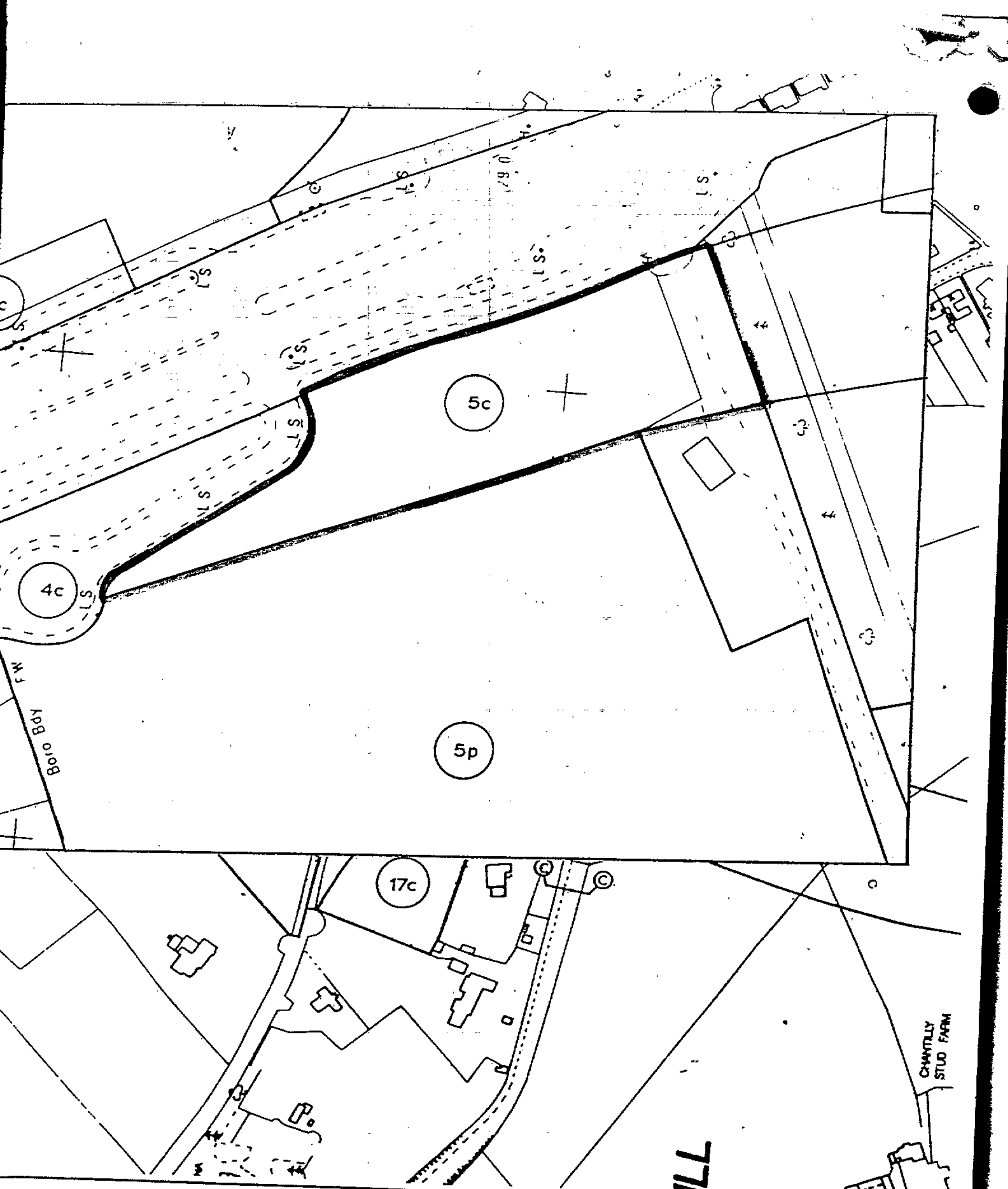


FRONTAL

BURIAL GROUND

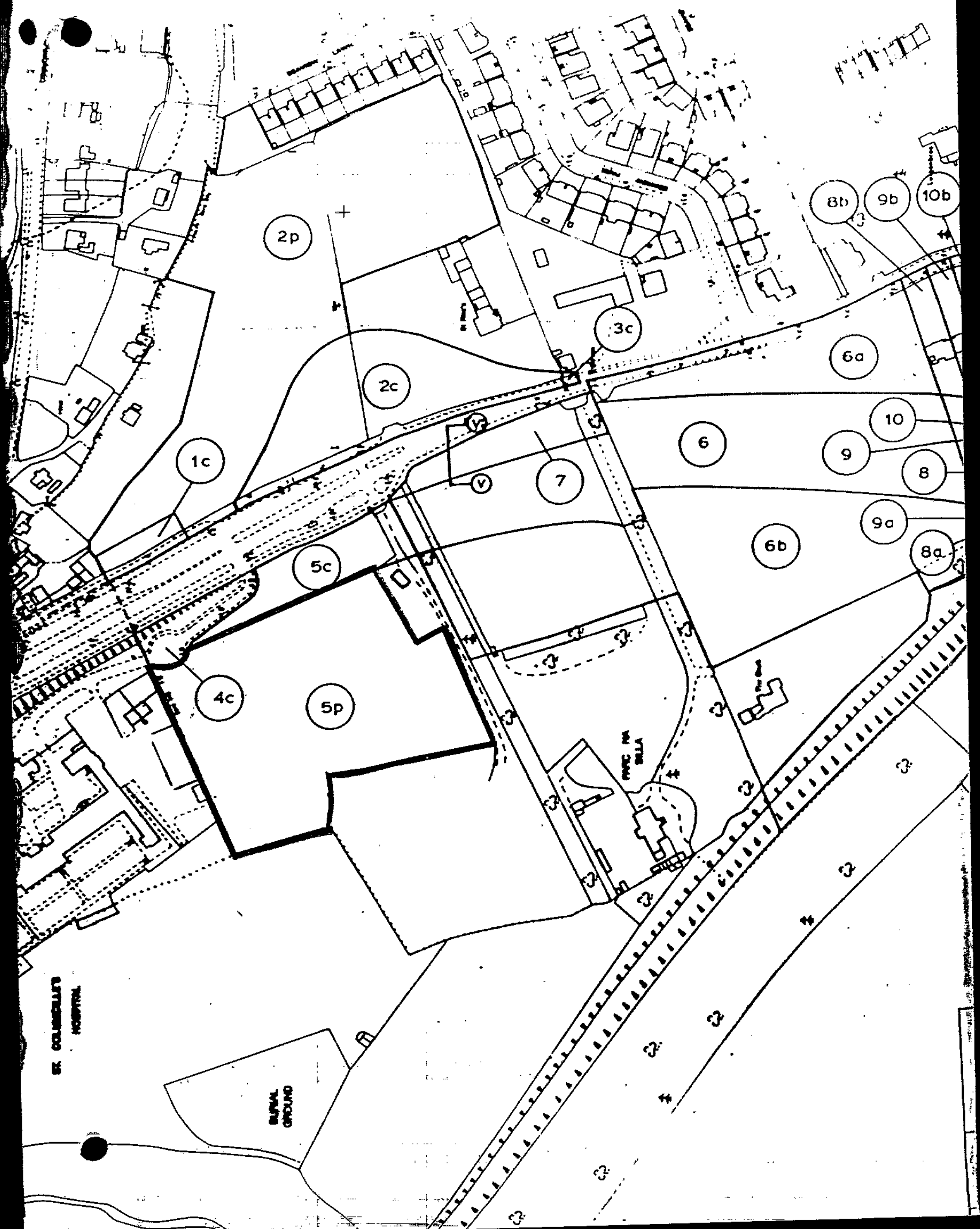
PARC NA BELLA

AFFE
PLOT



DUBLIN COUNTY COUNCIL
 LAND AFFECTED
 SHANKILL - BRAY BY-PASS
 PARTY: Thomas M. D'Arcy
 5c

DRAWING NO.: <u>MSI/266/84</u>	O.S. SHEET NO.: <u>26/7</u>
DATE: <u>26/8/84</u>	DRAWN BY: <u>R IVERS</u>
SCALES: <u>1:2500, 1:1000</u>	APPROVED BY: <u>A. P. W.</u>
GROSS AREA <u>0.298</u>	HECTARES
ROAD AREA _____	HECTARES



ST. COLMELLETT'S
HOSPITAL

BURIAL
GROUND

FIRE STATION

2p

2c

1c

5c

4c

5p

7

6

6a

6b

9

10

8

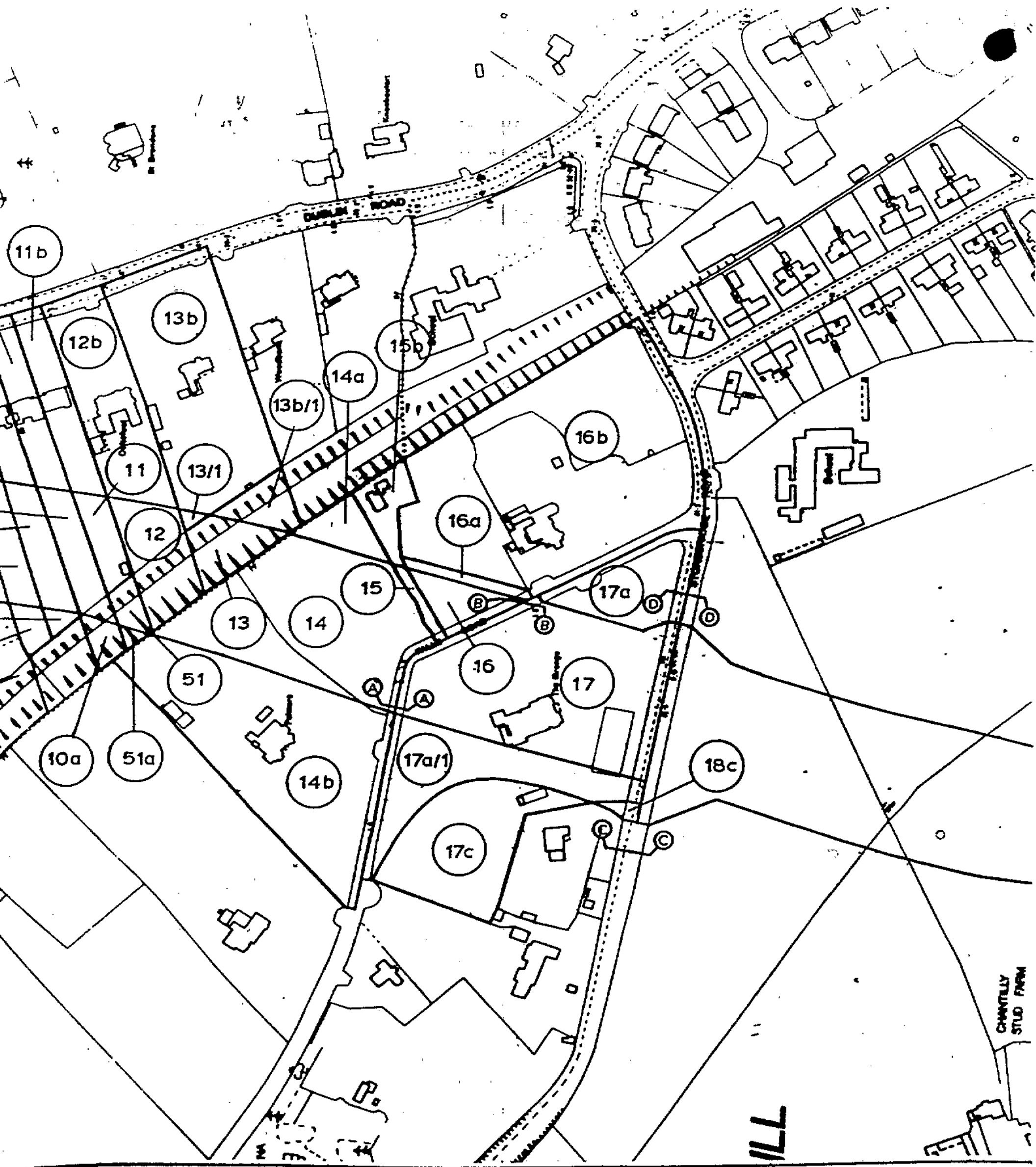
9a

8a

8b

9b

10b



DUBLIN COUNTY COUNCIL

LAND AFFECTED

SHANKILL - BRAY BY-PASS

AFFECTED PARTY: Thomas M. D'Arcy

LOT NO.: 5p

DRAWING NO.: MS1/268/84

O.S. SHEET NO.: 26/7

DATE: 28/8/84

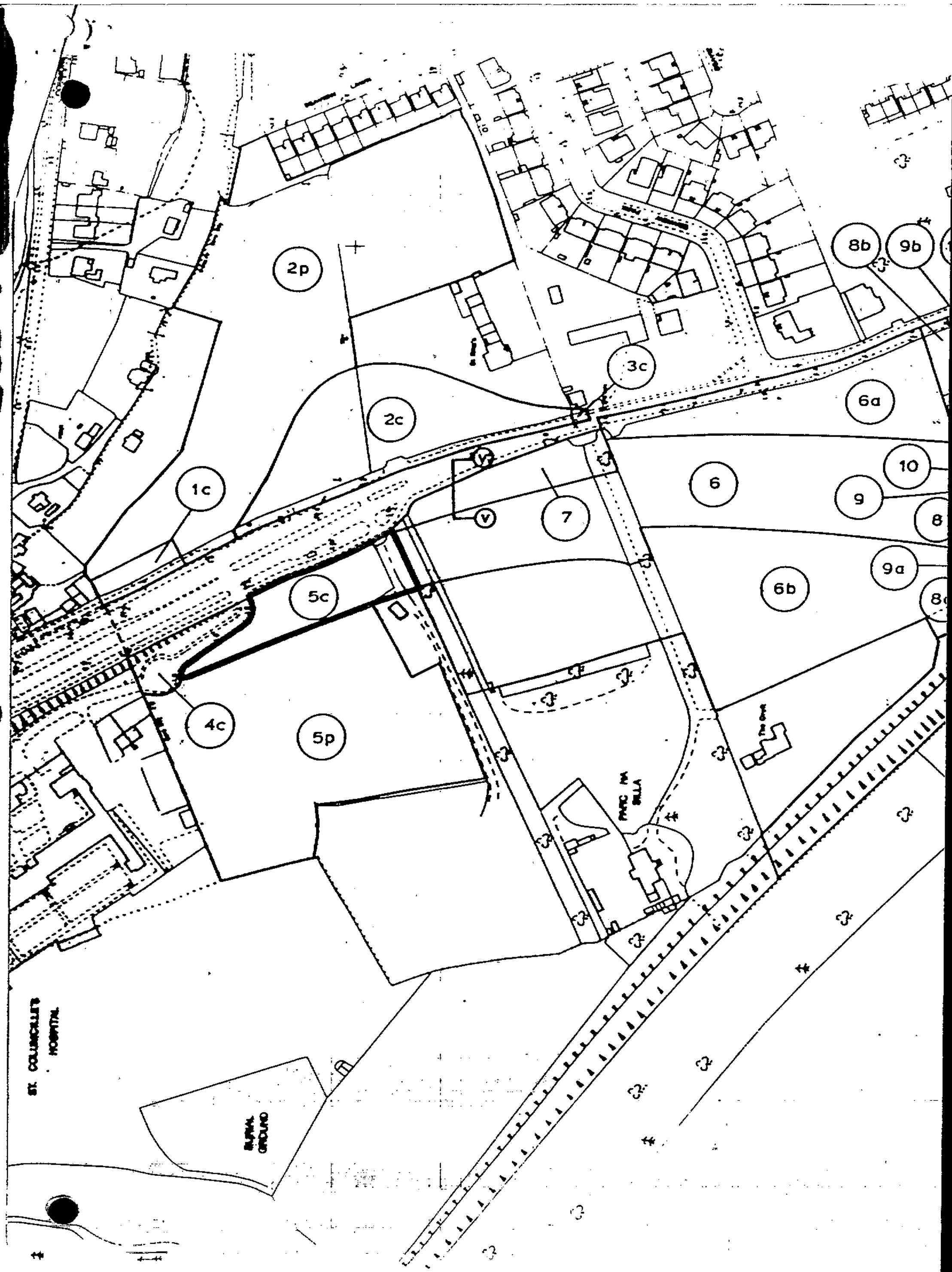
DRAWN BY: H. DONOHAN

SCALES: 1:2500

APPROVED BY: A. PULK

GROSS AREA 1.597 HECTARES

ROAD AREA _____ HECTARES



ST. COLUMBELL'S
HOSPITAL

BURNING
GROUND

PUMP IN
HALL

2p

2c

3c

8b

9b

1c

6a

6

10

7

9

8

5c

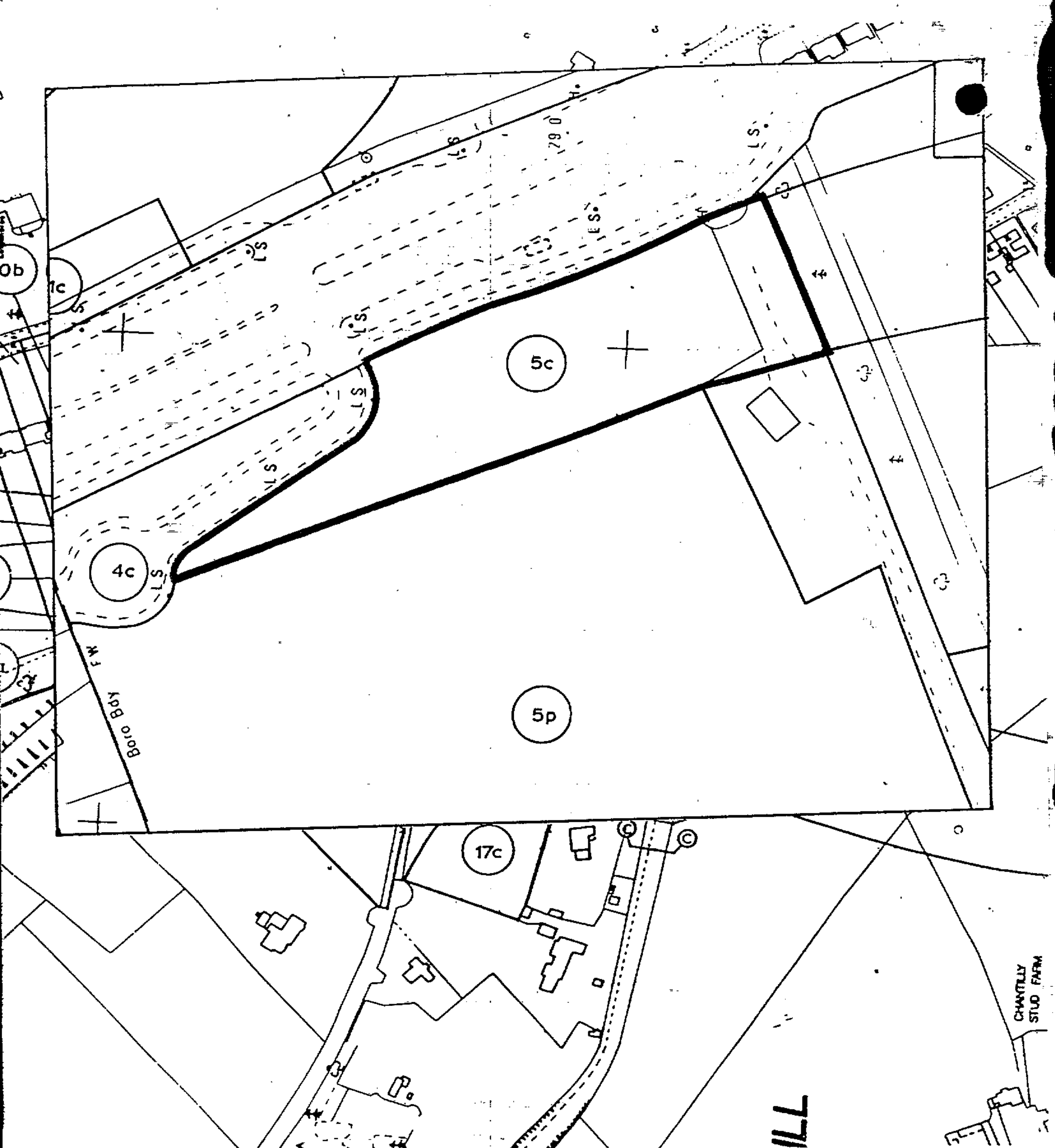
9a

6b

8c

4c

5p



DUBLIN COUNTY COUNCIL
 LAND AFFECTED
 SHANKILL - BRAY BY-PASS

DRAWING NO.: MS1/267/84 O.S. SHEET NO.: 26/7
 DATE: 28/8/84 DRAWN BY: R. IVERS
 SCALES: 1:2500, 1:1000 APPROVED BY:

AFFECTED PARTY: Patrick and Geraldine
 PLOT NO.: 5c Lennon

GROSS AREA 0.298 HECTARES
 ROAD AREA _____ HECTARES

DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

PLANNING DEPARTMENT,
BLOCK 2,
IRISH LIFE CENTRE,
LR. ABBEY STREET,
DUBLIN 1.

Notification of Decision to Grant Permission/Approval

Local Government (Planning and Development) Acts, 1963-1982

To **Design & Construction Services**
Dracondra House,
130 Lr. Dracondra Road,
Dublin 9.
Applicant **W. Hedhouse**

Decision Order Number and Date **PA/1673/83: 23/7/83**
Register Reference No. **YA 337**
Planning Control No. **44**
Application Received on **2/5/83**
Time Ext. up to: **30/6/83**
Nat. Contr. Not. dated: **27/5/83**

In pursuance of its functions under the above-mentioned Acts, the Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a decision to grant Permission/Approval for

Proposed residential and industrial development at Royal Oak, Cecile's Lane, Santry.

SUBJECT TO THE FOLLOWING CONDITIONS

CONDITIONS	REASONS FOR CONDITIONS
<p>29. cont..... site, the necessary pumping arrangements to be at the expense of the developer.</p>	
<p>30. The E.S.B. line which runs north of the site through the industrial unit is to be relocated.</p>	<p>30. In the interest of the proper planning and development of the area.</p>
<p>31. Details of the watermain connection and layout are to be agreed with the Sanitary Services Department prior to commencement of any development on the site.</p>	<p>31. In order to comply with the Sanitary Services Acts 1878-1964.</p>
<p>32. Details of the foul sewer layout and surface water layout are also to be agreed with the Sanitary Services Department prior to commencement of any development on the site.</p>	<p>32. In order to comply with the Sanitary Services Acts, 1878-1964.</p>
<p>33. That the requirements of the Chief Fire Officer are to be ascertained and strictly adhered to in the development.</p>	<p>33. In the interest of the proper planning and development of the area.</p>
<p>34. That the land required for the Sanitary by-pass comprising 13.4 acres approx. be transferred to the Council free of charge as provided for in the letter of application, prior to commencement of development.</p>	<p>34. In the interest of the proper planning and development of the area.</p>

Signed on behalf of the Dublin County Council

For Principal Officer

Date **26th**

IMPORTANT: Turn overleaf for further information

3
LOCAL GOVERNMENT (ROADS AND MOTORWAYS) ACT, 1974
NOTICE OF MODIFICATION OF PLANNING PERMISSION UNDER SECTION 8 OF THE ACT.

Proposed Housing Development of 16 Houses at White Gables, Bray Road,
Shankill, Co. Dublin.

To: Patrick Lennon,
"White Gables",
Dublin Road,
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PLANNING PERMISSION ORDER NO. PL6/5/64077..... DATED 21st November, 1984...

REGISTRY REFERENCE NO. YA. 324.....

1. The County Council of the County of Dublin have made a Scheme pursuant to Section 4 of the Local Government (Roads and Motorways) Act, 1974 which is about to be submitted to the Minister for the Environment for approval. A copy of the Scheme and the relevant map may be seen at 2/3 Parnell Square, Dublin between the hours of 9.30 am. to 12.30 pm. and 2.00 pm. to 4.30 pm. on the normal working days of the road authority.
2. As the lands which are the subject of the above-mentioned grant of planning permission are affected by the Scheme i.e. Plot No. 5.c as indicated on Drawing No. MSI/267/84
and as the permitted development has not commenced/is not completed, you are hereby notified that the grant of planning permission is hereby modified as follows:-
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The layout shall be revised as shown on the attached Drawing No. D.P. 9829 dated November, 1984, prepared by the Council's Planning Department.
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An additional condition (Condition No. 12) shall be added as follows:-
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3. The Minister may not approve the Scheme until he has caused a public local inquiry to be held into all matters relating to it and has considered the report of the inquiry and any objections made to the Scheme which have not been withdrawn.
4. Written objections to the Scheme may be lodged with the Minister for the Environment and should be addressed to the Minister for the Environment at the Custom House, Dublin so as to reach him before the 15th day of February 1985.

DATED THIS 21st DAY OF December 1984

A. J. Curran
SENIOR ADMINISTRATIVE OFFICER.

2/3 Parnell Square,
Dublin 1.
Telephone (01) 727777

LOCAL GOVERNMENT (ROADS AND MOTORWAYS) ACT, 1974

NOTICE OF MODIFICATION OF PLANNING PERMISSION UNDER SECTION 8 OF THE ACT.

Proposed Housing Development of 16 detached Houses at White Gables, Shankill

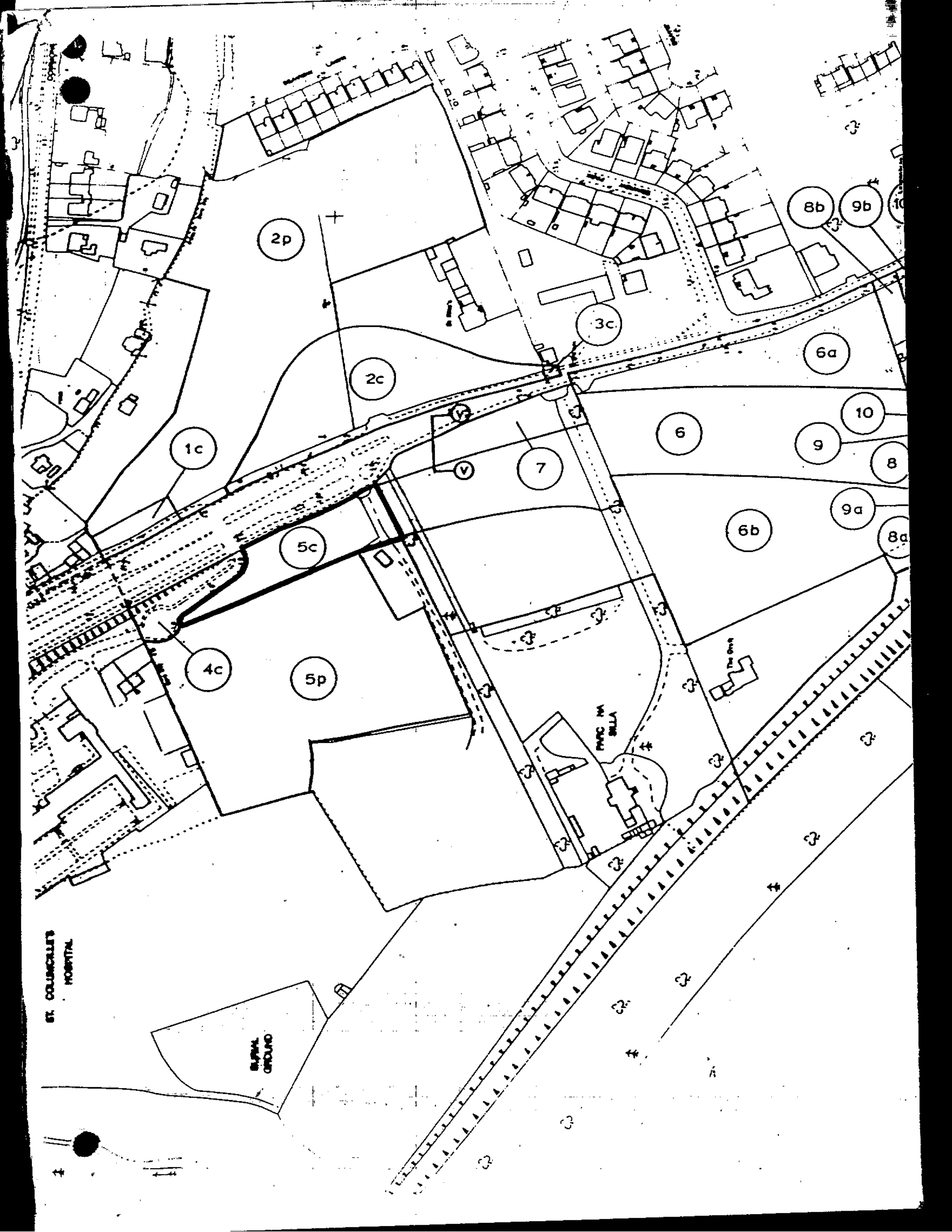
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REGISTRY REFERENCE NO.WA..1971.....

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Condition No. 7 shall be amended to include Plot 14.
Condition No. 8 shall be amended by deleting reference to Plot 6.
An additional condition (Condition No. 11) shall be added as follows: a screen wall (in brick or block) at least 2-metres in height and suitably capped and rendered, shall be erected along the boundary separating Plot No. 7 from the public open space.
3. The Minister may not approve the Scheme until he has caused a public local inquiry to be held into all matter relating to it and has considered the report of the inquiry and any objections made to the Scheme which have not been withdrawn.
4. Written objections to the Scheme may be lodged with the Minister for the Environment and should be addressed to the Minister for the Environment at the Custom House, Dublin so as to reach him before the 15th day of February 1985

DATED THIS 21st DAY OF December 1984

Alan Cortley
SENIOR ADMINISTRATIVE OFFICER.



ST. COLMCILLE'S
HOSPITAL

BURIAL
GROUND

PARC NA
SILLA

2p

2c

3c

8b

9b

6a

1c

6

10

9

8

5c

6b

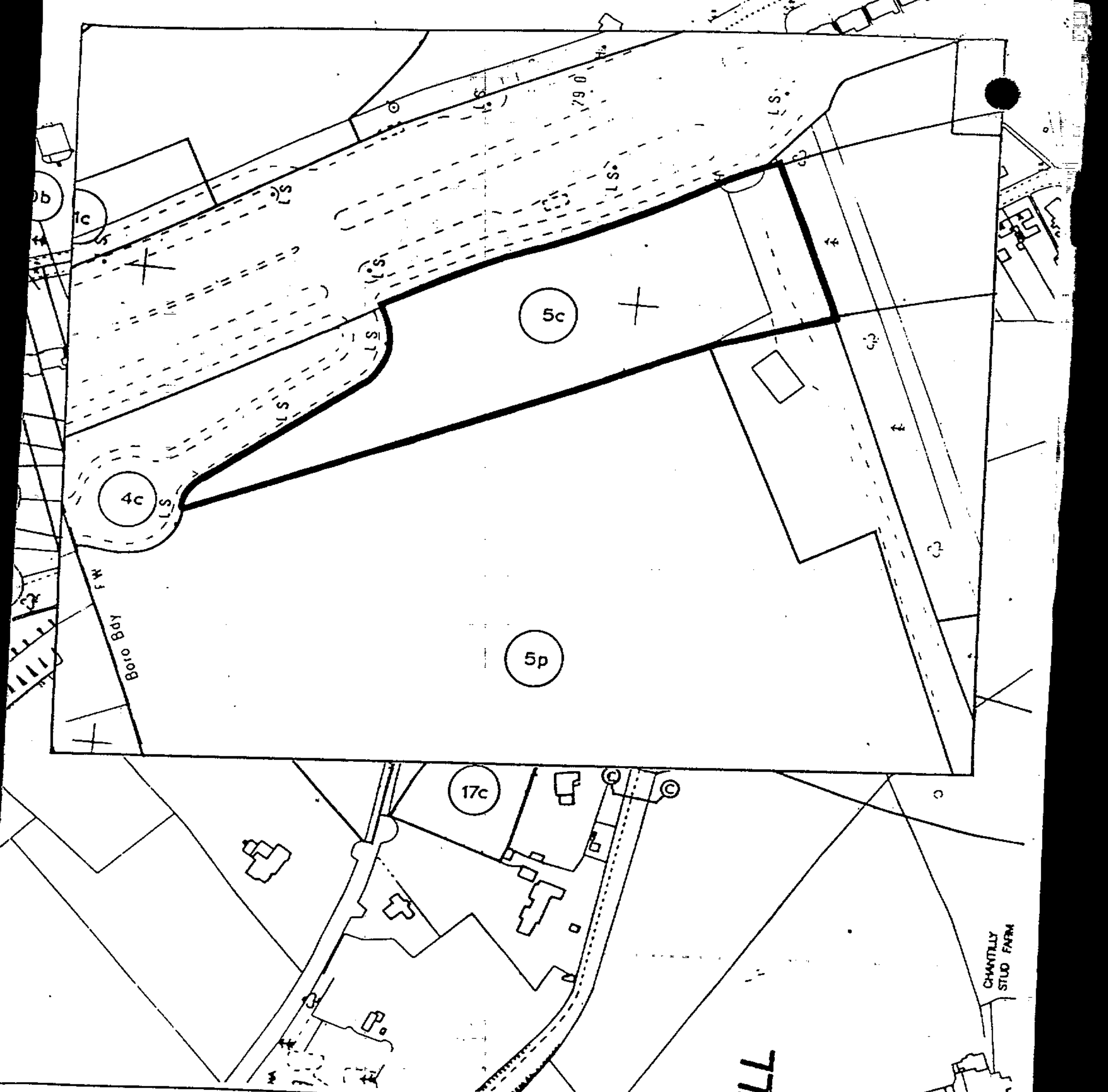
9a

8a

4c

5p

+



DUBLIN COUNTY COUNCIL

LAND AFFECTED

SHANKILL - BRAY BY-PASS

AFFECTED PARTY: Patrick and Geraldine

LOT NO. 5c Lenoon

Prepared by: De Leuw Chadwick O hEocha

DRAWING NO.: MS1/267/84

O.S. SHEET NO.: 26/7

DATE: 26/8/84

DRAWN BY: R. IVERS

SCALES: 1:2500, 1:1000

APPROVED BY:

GROSS AREA 0.298 HECTARES

ROAD AREA _____ HECT.

NETT AREA _____ HECTARES