

COMHAIRLE CHONTAE ÁTHA CLIATH

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P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER	REGISTER REFERENCE YA. 316
1. LOCATION	3 & 4, Clarkeville Terrace, Palmerstown.	
2. PROPOSAL	Shops and offices.	
3. TYPE & DATE OF APPLICATION	TYPE	Date Received
	p	25.2.1983.
		Date Further Particulars
		(a) Requested
		(b) Received
		1.
		2.
4. SUBMITTED BY	Name Hannigan, Whyte & Assoc. Address A.I.B. House, Main St., Leixlip, Co. Kildare.	
5. APPLICANT	Name Clarkeville Properties Ltd. Address 10, Main Street, Blancharestown.	
6. DECISION	O.C.M. No. PA/886/83	Notified 21st April, 1983
	Date 21st April, 1983	Effect To grant permission
7. GRANT	O.C.M. No.	Notified
	Date	Effect
8. APPEAL	Notified 7th June, 1983	Decision Permission granted by An Bord Pleanala
	Type 1st Party	Effect 23rd Jan., 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 Registrar.
Checked by	Date
	Co. Accts. Receipt No

YA 316

9th April, 1984.

Hannigan, Whyte & Assocs.,
Main Street,
Leixlip,
Co. Kildare.

re: Proposed shops and offices at 3 & 4 Clarkville Tce., Palmerstown,
for Clarkville Properties Ltd.

Dear Sir,

I refer to your submission received on 30th January, 1984 to comply with conditions 6 and 9 of the Council's decision to grant permission by Order No. PA/886/83 dated 21st April, 1983 in connection with the above, which was appealed to An Bord Pleanala who subsequently granted permission subject to 5 conditions.

In this regard, I wish to inform you that the proposal cannot be considered relative to the Council's decision but is satisfactory in relation to conditions 2 and 5 of An Bord Pleanala's decision on YA 316 dated 23rd January, 1984.

Yours faithfully,



for Principal Officer.

AN BORD PLEANÁLA

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

County Dublin

Planning Register Reference Number: Y.A. 316

APPEAL by Clarkeville Properties Limited of 10, Main Street, Blanchardstown, County Dublin, against the decision made on the 21st day of April, 1983, by the Council of the County of Dublin to grant subject to conditions a permission for the erection of shops and offices on a site at 3 and 4 Clarkeville Terrace, Palmerstown, 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 shops and offices 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

Subject to compliance with the conditions specified in the Second Schedule hereto, it is considered that the proposed development is consistent with the proper planning and development of the area.

SECOND SCHEDULE

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>1. The developers 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 developers and the said Council before development commences or, failing agreement, shall be as determined by An Bord Pleanála.</p> <p>2. The vehicular access at the side of the proposed structure shall be a minimum of 4 metres in width. Details of a revised layout incorporating this requirement shall be submitted to and agreed with the planning authority prior to commencement of development.</p>	<p>1. The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developers should contribute towards the cost of providing the services.</p> <p>2. In order to provide satisfactory access to the rear.</p>

SECOND SCHEDULE (contd.)

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>3. No shop or office shall be occupied until the Palmerstown/Ballydowd By-Pass has been completed and is in operation.</p> <p>4. Water supply and drainage arrangements shall be in accordance with the requirements of the planning authority.</p> <p>5. A suitably capped and finished dwarf wall with pedestrian openings shall be provided along the line of the existing front garden wall to preclude vehicles parking in front of the shops. Details of the wall shall be submitted to and agreed with the planning authority prior to commencement of development.</p>	<p>3. In the interests of the proper planning and development of the area.</p> <p>4. In the interests of public health.</p> <p>5. In the interests of the proper planning and development of the area.</p>

M. J. Cowan

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

Dated this 23rd day of *January* 1984.

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 **Hannigan, Myra & Assoc.,** Decision Order
Number and Date **PA/885/83 21/4/83**
A.I.D. House, Register Reference No. **YA 316**
Main Street, Planning Control No.
Leixlip, Co. Kildare. Application Received on **25/2/83**
Applicant **Clarkville Properties Ltd.**

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:-

shops and offices at 3 and 4 Clarkville Tce, Palmerstown.

SUBJECT TO THE FOLLOWING CONDITIONS

CONDITIONS	REASONS FOR CONDITIONS
<p>1. The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, save as may be required by the other conditions attached hereto.</p> <p>2. That before development commences, approval under the Building Bye-Laws be obtained and all conditions of that approval be observed in the development.</p> <p>3. That a financial contribution in the sum of £1072, be paid by the proposer to the Dublin County Council towards the cost of provision of public services in the area of the proposed development, and which facilitate this development; this contribution to be paid before the commencement of development on the site.</p> <p>4. That the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.</p> <p>5. That the requirements of the Chief Medical Officer be ascertained and strictly adhered to in the development. In this regard the following to be provided:-</p> <p>a. Ventilation by means of an openable window on an external wall in gents toilet on the 2nd floor;</p> <p>b. Compliance with Office Premises Regulations, 1979.</p> <p>6. The width of the structure to be reduced by approx. 6ft. in order to provide for a vehicular access at the side of a minimum of 16ft. in width. Details of how the reduction is to be achieved to be agreed with the Planning Authority prior to commencement of development.</p>	<p>1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.</p> <p>2. In order to comply with the Sanitary Services Acts 1878-1964.</p> <p>3. 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>4. In the interest of safety and the avoidance of fire hazard.</p> <p>5. In the interest of health.</p> <p>6. In order to provide satisfactory access to the rear.</p>

Contd./....

Signed on behalf of the Dublin County Council

For Principal Officer

Date **21st April, 1983.**