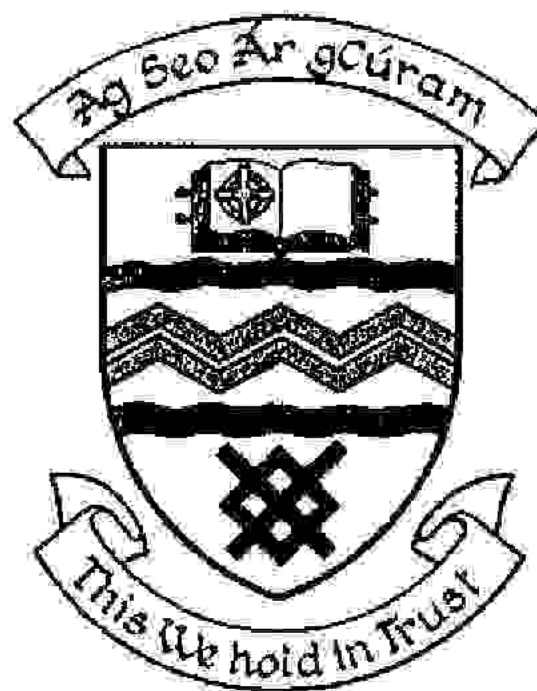


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S96A/0450	
1. Location	Cooldrinagh Lane, Leixlip.		
2. Development	Proposed house and garage.		
3. Date of Application	19/08/96	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 30/08/96 2.	1. 02/09/96 2.
4. Submitted by	Name: Delahunty & Harley Architects, Address: 122 Merrion Road, Ballsbridge,		
5. Applicant	Name: Mr. Hugh Courtney, Address: Courtney's Bar, Main Street, Lucan.		
6. Decision	O.C.M. No. 2048 Date 21/10/96	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE PERMISSION	
8. Appeal Lodged	29/10/96	Written Representations	
9. Appeal Decision	28/02/97	Grant 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.	



SOUTH DUBLIN COUNTY COUNCIL  
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



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

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

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

Decision Order Number 2048	Date of Decision 21/10/96
Register Reference S96A/0450	Date 19th August 1996

Applicant Mr. Hugh Courtney,  
Development Proposed house and garage.  
Location Cooldrinagh Lane, Leixlip.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 30/08/96 /02/09/96

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

..... 21/10/96  
for SENIOR ADMINISTRATIVE OFFICER

Delahunty & Harley Architects,  
122 Merrion Road,  
Ballsbridge,  
Dublin 4.

SOUTH DUBLIN COUNTY COUNCIL  
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REG REF. S96A/0450

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Reasons

- 1 The proposed development would contravene materially a development objective of a Dublin County Development Plan 1993, i.e. Development Objective 'B' & 'G' - "To preserve a green belt between Development Areas".
- 2 The proposed dwelling by reason of its mass and height would be harmful to the visual amenities of the area and contrary to the proper planning and development of the area.
- 3 The proposed dwelling would conflict with the policies of the Dublin County Development Plan 1993 as they relate to development in green belt areas and in the open countryside generally.
- 4 The proposed development would contravene materially conditions attached to an existing permission for development i.e. conditions no.'s 1 and 5 of planning permission Ref. S95A/0284.

# AN BORD PLEANÁLA

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

County South Dublin

Planning Register Reference Number: S96A/0450

**APPEAL** by Hugh Courtney care of Delahunty and Harley of 122 Merrion Road, Ballsbridge, Dublin against the decision made on the 21st day of October, 1996 by the Council of the County of South Dublin to refuse permission for a house and garage at Cooldrinagh Lane, Leixlip in accordance with plans and particulars lodged with the said Council:

**DECISION:** Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1993, it is hereby decided, for the reason set out in the First Schedule hereto, to grant permission for the said house and garage in accordance with the said plans and particulars, subject to the conditions specified in the Second Schedule hereto, the reasons for the imposition of the said conditions being as set out in the said Second Schedule and the said permission is hereby granted subject to the said conditions.

## FIRST SCHEDULE

Having regard to the planning history of the site, it is considered that, subject to compliance with the conditions set out in the Second Schedule, the proposed development would not seriously injure the amenities of property in the vicinity and would be in accordance with the proper planning and development of the area.

## SECOND SCHEDULE

1. The house and garage shall be set back a minimum distance of 30 metres from the boundary of the site with the M4 motorway to the north.

**Reason:** In the interest of visual amenities.

2. No development shall take place until a landscaping scheme has been submitted to and agreed in writing with the planning authority. This scheme shall include details of all existing trees on the site, specifying those proposed for retention, together with measures for their protection during the development period.

**Reason:** In the interest of visual amenity.

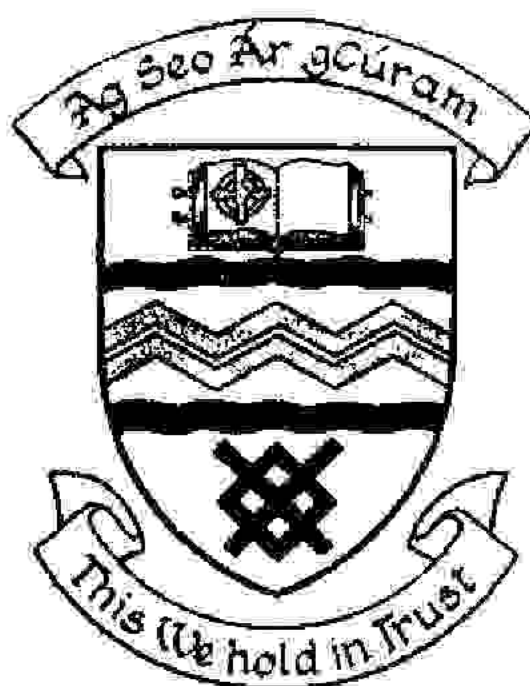
*Dam*



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

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

<b>Order Number</b> 1698	<b>Date of Order</b> 30/08/96
<b>Register Reference</b> S96A/0450	<b>Date</b> 19th August 1996

**Applicant** Mr. Hugh Courtney,  
**Development** Proposed house and garage.  
**Location** Cooldrinagh Lane, Leixlip.

Dear Sir/Madam,

An inspection carried out on 28/8/96 has shown that a site notice was not erected in respect of your planning application. Before this application can be considered, you must erect a notice on the site or structure, and submit the following to the Department:

- (a) a copy of the text of the notice
- (b) a plan showing the position of the notice on the land or structure
- (c) a statement of the date on which the notice is erected

The notice must be maintained in position for at least one month and must fulfil the following conditions:-

1. Must be durable material
2. Must be securely erected in a conspicuous position easily visible and legible by persons using the public road
3. Must be headed "Application to Planning Authority."
4. Must state:
  - (a) Applicant's name
  - (b) whether application is for Permission, Outline Permission, or Approval.
  - (c) nature and extent of development including number of dwellings (if any)

Delahunty & Harley Architects,  
122 Merrion Road,  
Ballsbridge,  
Dublin 4.

SOUTH DUBLIN COUNTY COUNCIL  
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



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REG REF. S96A/0450

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- (d) that the application may be inspected at the Planning Department, South Dublin County Council, Town Centre, Tallaght, Dublin 24.

No further consideration will be given to this application until you comply with these requirements.

Yours faithfully,

.....  
for Senior Administrative Officer.

30/08/96