

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1999 and Planning & Development Act 2000 Planning Register (Part 1)	Plan Register No. S01A/0409	
1. Location	7 Sarsfield Terrace, Lucan, Co. Dublin.		
2. Development	Proposed modifications to listed/protected buildings by (a) the change of use of the ground floor into a dental surgery and the erection of dental surgeons name plate on the front facade, (b) the change of use of the first floor into an apartment and the construction of bedroom extension over existing kitchen.		
3. Date of Application	29/06/01	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: K. M. Mellon & Associates Architects Address: 57 Belgrove Lawn, Chapelizod,		
5. Applicant	Name: Mr Peter Coffey Address: 7 The Crescent, Temple Manor, Celbridge, Co. Kildare.		
6. Decision	O.C.M. No. 2773 Date 28/08/2001	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement		Compensation	Purchase Notice
12. Revocation or Amendment			
13. E.I.S. Requested		E.I.S. Received	E.I.S. Appeal

14.

Registrar

Date

Receipt No.

C

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

Halla an Chontae,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

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**PLANNING
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NOTIFICATION OF DECISION TO REFUSE PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999
AND PLANNING AND DEVELOPMENT ACT 2000

Decision Order Number 2773	Date of Decision 28/08/2001
Register Reference S01A/0409	Date 29/06/01

Applicant Mr Peter Coffey

Development Proposed modifications to listed/protected buildings by (a) the change of use of the ground floor into a dental surgery and the erection of dental surgeons name plate on the front facade, (b) the change of use of the first floor into an apartment and the construction of bedroom extension over existing kitchen.

Location 7 Sarsfield Terrace, Lucan, Co. Dublin.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

Clarification of 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 (2) Reasons on the attached Numbered Pages.

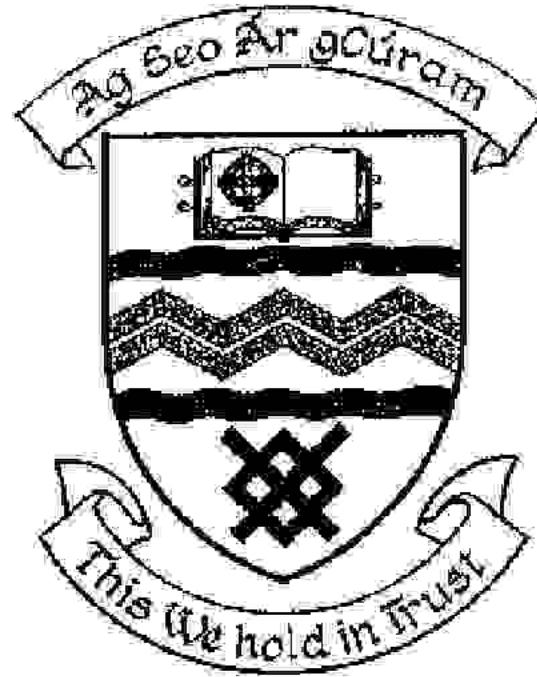
Signed on behalf of the South Dublin County Council

K. M. Mellon & Associates Architects
57 Belgrove Lawn,
Chapelizod,
Dublin 20.

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REG REF. S01A/0409


for SENIOR ADMINISTRATIVE OFFICER

28/08/01

Reasons

- 1 It is the policy of the Council (Policy R3 South Dublin County Development Plan 1998) to conserve the existing housing stock of the county wherever possible and to protect and improve residential amenities in existing residential areas. It is considered that the proposed development would seriously prejudice the continuance in residential use of the neighbouring houses in the terrace by the precedent which a grant of permission for it would set for similar changes of use. It would therefore be contrary to the policy of the Planning Authority to conserve the existing housing stock.
- 2 It is considered that the proposed development, by its non-residential nature and increased intensity of site use, would seriously detract from the existing amenities, character and heritage of the site and of the designated Conservation Area at Lucan Village, and would conflict with the need to conserve the existing residential accommodation within the Conservation Area in accordance with Policy H2 South Dublin County Development Plan 1998. It would therefore be contrary to the proper planning and development of the area.