

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 10035	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER	REGISTER REFERENCE R. A. 301
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1. LOCATION	Junction of Long Mile Road and Naas Road, Fox and Geese
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2. PROPOSAL	Warehouse and Factory and Offices (Amended Plans)
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3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars	
			(a) Requested	(b) Received
			1. _____	1. _____
			2. _____	2. _____

4. SUBMITTED BY	Name J. P. Furlong, Esq., Address Ashgrove, Howth Road, Raheny, Dublin 5.
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5. APPLICANT	Name Kilcar Estates Limited, Address C/o Thorn Electrical Industries Limited, Reuben Street, Dolphins Barn, Dublin 8.
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6. DECISION	O.C.M. No. P/1282/78 Date 21/4/78	Notified 21st April, 1978 Effect To Grant Permission
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7. GRANT	O.C.M. No. P/2022/78 Date 19/6/78	Notified 19th June, 1978 Effect Permission Granted
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8. APPEAL	Notified Type	Decision Effect
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9. APPLICATION SECTION 26 (3)	Date of application	Decision Effect
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10. COMPENSATION	Ref. in Compensation Register
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11. ENFORCEMENT	Ref. in Enforcement Register
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12. PURCHASE NOTICE	
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13. REVOCATION or AMENDMENT	
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14.	
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16.	
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Prepared by _____	Copy issued by _____ Date _____ Co. Accts. Receipt No. _____
Checked by _____	
Grid Ref. _____	
O.S. Sheet _____	

DUBLIN COUNTY COUNCIL

1951 (Ext. 143/145)

PLANNING DEPARTMENT,
46 - 49 DAME STREET,
DUBLIN 2.

Notification of Grant of Permission/Approval Local Government (Planning and Development) Acts, 1963 & 1976

J.P. Furlong,

Ashgrove,

~~North Road, North Rd~~

Bahony, Dublin 5.

Kilcar Estates Ltd.

Decision Order
Number and Date

P/1282/78, 11/4/78.

Register Reference No.

R.A. 101

Planning Control No.

10035

Application Received on

24/2/78.

Applicant A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.

proposed warehouse, factory and offices (situated) at junction of Long Mile Road and
Nans Road, Fox & Coors,

CONDITIONS

1. That the development be carried out and completed strictly in accordance with the plans and specification lodged with the application, save as is in the conditions hereunder otherwise required.
2. That a financial contribution in the sum of £7,500 be paid by the applicant 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.
3. That the requirements, if any, of the Chief Fire Officer be ascertained and strictly adhered to in the development.
4. That the water supply and drainage arrangements including the disposal of surface water be in accordance with the requirements of the County Council.
5. That the necessary land required for road improvement purposes be reserved as such and kept free from building development. The improvement line boundaries must be set out and agreed with the Roads Engineers before any constructional work takes place.
6. That a comprehensive landscape scheme, together with programme for such works be submitted to and approved by the County Council. That the tree planting referred to in condition No. 2 of the grant

REASONS FOR CONDITIONS

1. To ensure that the development be in accordance with the permission and effective control be maintained.
2. The provision of such services in the area of the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.
3. In the interest of public safety and avoidance of fire hazard.
4. In order to comply with the Sanitary Services Acts, 1873-1964.
5. In the interest of the proper planning and development of the area.
6. In the interests of the amenities of the existing residential properties in the vicinity.

(Contd. Over/)

on behalf of the Dublin County Council:

for Principal Officer

Date:

19 JUN 1978

the Council under Building Bye-Laws must be obtained before the development is commenced and the terms complied with in the carrying out of the work.

FUTURE

6. contd./ of permission on appeal by the Minister for Local Government, dated 2/3/77, be provided before any site works are undertaken.
7. That the entrance gates and access drive be re-located exactly in accordance with the condition No. 1 of the grant of permission, on appeal, by the Minister for Local Government, dated 2/3/77.
8. That no part of the west boundary of the proposed structure be less than 52-ft. from the western side boundary that the 1.8-metre screen wall immediately adjoining the existing bungalow, "Mount Carmel", adjoining the main access gates be omitted and a revised boundary treatment for this boundary immediately adjoining the south flank of "Mount Carmel" be fully discussed and agreed with the County Council and the adjoining property owner so as to ensure that the amenities of this existing dwelling-house are preserved.
9. That the proposed carparking spaces immediately adjoining the southern flank boundary of "Mount Carmel" be re-located in a more acceptable position on the site for the purpose of preserving the amenities of the existing dwellinghouse.
10. That Building Bye-laws approval be obtained and any conditions of such approval shall be observed in the development before commences.
11. That the office windows at the west flank of the office structure be omitted.
7. In the interests of the amenities of the existing residential properties in the vicinity.
8. In the interest of residential amenity.
9. In the interest of residential amenity.
10. In order to comply with the Sanitary Services Acts, 1972-1964.
11. In the interest of residential amenity and to prevent overlooking of adjoining residential properties.

P. Tuck
for Principal Officer.