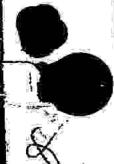
## CORPORATION OF DUBLIN

		CORPORATION OF DUBLI	ĮN,		
{	(3729)589	- LOCAL GOVERNMENT (PLANNIN DEVELOPMENT) ACT 1963	G AND REGISTER REFERENC		
	3730/78.	730/78 PLANNING REGISTER (Part I)			
	1. LOCATION	Rathfarnham Castle, Dubli Rathfarnham Road,	9 0.s. No. S 3391 -4 GRID REF 1470 28.		
-	2. PROPOSED DEVELOPMENT				
			CHECKED BY:  Date Further Particulars:		
	3. TYPE & DATE OF APPLICATION	Date Further Particulars: equested (b) Received  1. // -/ 79. 2.			
Ĺ		3	3		
	4. SUBMITTED BY	Name Lyon Development Consultant Segrave House, 20 Earlsfort Address Dublin 2.			
	5. APPLICANT	Name Rathfarnham Cast] Segrave House, 20 Address 2.	e Developments Ltd., Earlsfort Terrace, Dubl:		
	6. DECISION	TO GRANT PERMISSIO EFFECT SUBJECT TO SIXTEEN 16) CONDITIONS (SEE OPPOS			
	7. GRANT	O.C.M. No. & DATE P597 221-5-79 Date NOTIFIED 221-5-79	EFFECT TO GRANT PERMISSI SUBJECT TO SIXTEEN (16) CONDITIONS (SEE OPPOSITE)		
	8. APPEAL	NOTIFICATION TO	Decision		
	9. APPLICATION SECTION 26 (3)	Date of application	Decision		
Ī	10. COMPENSATION	Ref. in Compensation Register			
	11. ENFORCEMENT	Ref. in Enforcement Register			
	12. PURCHASE NOTICE	=			
8	13. REVOCATION or AMENDMENT				
	*14.	- XX	DATE OF ISSUE OF COPY		
	15.		CERTIFYING OFFICER		
	16.		FINANCE OFFICER VIND		



CORPORATION OF DUBLIN

Order of the Assistant City and County Manager

\* Local Government (Planning & Development) Act, 1963: Local Government (Dublin) Acts 1930-1955 38 . .24 Decision Order No. Page Date .... - 5 1/A MENDATION: I hereby endorse the recommendation of the UT/EN TO GRANT PERMISSION in respect of the Application received on ...... subject to ...... conditions, for the development proposed in Plan No. ...... Reg. No. by Applicant Rathfarnham Tastle Development Ltd Segrave House 20 Farisfort Terrace Dublin 2. namely to: and the contraction of the contr .... Assistant Principal Officer. Date: 2/3/29 Signed: ORDER: In accordance with the recommendation of the Assistant Principal Officer, I decide that having regard to the provisions which are included in the Development Plan, the above proposal would be consistent with proper planning and development and I, therefore, decide TO GRANT therefor under the Local Government (Planning and Development) Act, 1963 subject to the following 16 conditions imposed for the reasons stated: Conditions Reasons for Conditions To one was that the des t. The development to be carried out in eccurionse with him plane, particulars and appolifications ladged with the applicat-Impount will be in secondary ion sere as may be required by the either conditions atteched with the perstanter. mereto. 2, Sefore commercement of developments approved under time To occupiy with the provision of the Sections Seculars building byeless to be chtained and all conditions of the approval to be chestwed in the development. Acts 1875-1984. 3. Each beise shall be used only so a single family desiling. To provide for the proper elembro and devilopment of After ACCURA To miliote a miliofestary 4. The following requirements of the Engineering Department (Roade Section ) To be described with in the developments. standard of devolutions. (a) A new boundary wall at least 6 fact high shall be erected along the road wideming line on Grange Road and the Land between the new boundary wall and existing well shall be reserved for read widening and shall not be incorporated into the lease of any of the houses. This well shall be finished to a high standard and paped. (b) Road widering lime shall in shaked an ground by the Corporation, before the well to constructed, as the read widening lime indicated on the ladged plane is dightly different to tim Casporation's line. (c) All merfoos water from such sits shall be traced and discharged into divine within the centilene of the site and such a discharge shall be made to the surface water desire where the drainage is on the superste system. (d) All membolos, A.J. a. F.A.I. a eta mball be leceted within the mertiliace of the site of each trace. il benedetes between private property and public ting reads as open spaces as well as between public fection and spen apares (atten then fostpaths through each appears) stall primite of while of substantial momentum tion at

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CORPORATION OF DUBLIN
Order of the Assistant City and County Manager
Local Government (Planning & Development) Act, 1963: Local Government (Dublin) Acts 1930-1955

MMENDATION:	Decision Or	rder No. PS97	. Date
The second secon	tion of the ade 1/Planning Assistant Grade 1:	-	0
E-			
	in respect of the Applic		
	for the development proposed in Plan N		
y Applicant Rathfarnham Co	astle Development Ltd Segrave h	louse, 20 Earl	sfort Terrace, Dubo
amely to: Erect 123 houses	(Site 6) at Rathfarmban Castle	, Rathfarma	Roed, Oublin 14.
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			fi
	***************************************		-9/4:/20
gned:	Assistant Pri	ncipal Officer. D	ate:
RDER: In accordance with the reco	mmendation of the Asias ant Principal Uffici	er, I decide that hav	ing regard to the provisions
	Development Plan, the above proposal we		
	e, decide TO GRANT		
×	overnment (Planning and Development) Act,	1963 subject to the	following conditions
imposed for the reasons stat	ed;		* =
Condi	tions	w III	leasons for Conditions
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from the development, and shall be replaced by 15 houses, embered la to 16 (inclusive) and 40 to 51 (inclusive). The lecation of the houses and adjaining specis shall be de indicated on the ettached T.P. No. 2999. Prior to commencement of development, the applicant shall materit to the Planning Authority revised drawings (to a scale of 1/500) indicating the recuired modifications and indicating full details of reads, festpaths, and services and shall obtain the ecrement of the Planning Authority in this regard.

The area of ground resulting from the modified layout shall be multably landscaped and incorporated into the area of public doen spece.

11. Prior to compencement of the development, fence to the epocification of the Perka Superinterment and including a thorn land and trace. hedge, shall be provided slong the boundary of the site to "Loyels wark" from the rear boundary of site no. 13 to the point apposite sits no. 49 where it adjoins the arms of public open space. This fonce may include entrance outer, to 'Loyala Perk'adjaining house no. 13 and house no. 40.

12. All existing trees, shrubs, etc., on the boundary of the site to the Castle Golf Club shall be mtsired as existing.

15. All existing sound trees on the site, to be retained, shall In the interest of ements be pritected during building operations. The marmer of this protection shall be decided by the Parks Superistandent of the Corporation and the applicant is therefore, required to consult with the Parks Superintendent prior to commencement of development.

14. The fellowing requirements of the Engineering Department (Semitary Services Section) to be committed with inthe deral ement !-

(a) drainage shall be on the completely esperate system.

To protect existing was

To protect the emerities of edjoining polf aluba

To achieve a setiofestu standard of seed amond a

ASSISTANT CITY AND COUNTY MANAGER

Amented with 376 am dismeter Class "" exercts pipes laid a constate bed and househed. The invest lavel of M.H.F. 3 is to be 40.75 a instead of 50.13m and time of M.H.F. 23 to be A7.47 m instead of 47.93 (so shown on the authitted place). Comporables will bear the extra cost of laying the district sever over that of laying a 225 am disseter sever which would be needed to seems the applicants site elone i.e. the cost of laying a 375 mm diemoter sever over that of laying a 225 mm diemoter cours plus the cost of the extre excavation. (h) The laying of a 72% mm dismater pips as an cutfail sever from the development and parallel to an existing sever is unecceptable to the Corporation. The Corporation will therefore lay a most ensure from Muli.F. 23 to Muli.F. 47 to replace the exteting newer and ectamocists the semmes from the development. It will be leid at approximately the same depth as is shown in the submitted plans. The developer is to pay to the Corporation the estimated cost of the 225 cm diameter sour over the same length and the Corporation is to pay for the addition of one of the larger district sever. The lengths of the district sever involved we SEO matres of 375 am dimmeter instead of the same length of 225 mm but 1.37 metres desper, to be laid by the developer within his elte. 260 metres of 375 am dissetur to be laid by the Corporation in the Golf Course, the developer bearing the estimated ment of a 225 mm diameter sever which he otherwise would have by had to construct in accordance with the agreement with the Calf Course Authorities. The applicant is advised to consult with the Sanikary Services Section of the Corporation in relation to the overall cost of the foregoing. Alternatively, in the event that acceptable proposals for the carrying out of this work by the agiloent are agreed to in writing, by the Dublin Chief Engineer (Sanitary Services Section) Dublin Corporation, pelor to commencement of development, the 375 mm district never through the Colf Course say be constructed by the applicant

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Date		
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ASSISTANT CITY AND COUNTY MANAGER

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CORPORATION OF DUBLIN
Order of the Assistant City and County Manager
Local Government (Planning & Development) Act, 1963: Local Government (Dublin) Acts 1930-1955

MMENDATION:	Decision Order No. P597 Date
Development Control Assistant Grade 1/Planning Assistant (	Grade 1 :
TO GRANT permission in respect of	The second secon
subject to conditions, for the development propo	
by Applicant fathfarmam Castle Development Ltd	El STATE AND CONTRACTOR OF CON
namely to: Erect 123 houses (51te 6) at Rathfarmh	am Castle: Rathfardam Road: Dublin 14
Signed:	Assistant Principal Officer Date: 9/3/29
ORDER: In accordance with the recommendation of the Assistant I	Principal Officer I decide that house according to
	reproposal would be consistent with proper planning and
	PERMISSION
0 25	lopment) Act, 1963 subject to the following to conditions
imposed for the reasons stated;	= =
Conditions	
(b) All sewers and other drainage work shall b	Reasons for Conditions
duilding Research Station, Ministry of Public and Yorks, and issued by M.M.I.C. they must a with any special conditions or requirements of Section.  (c) All ditches or streams bounding or travers building site shall be piped or otherwise treating-building site shall be piped or otherwise treating-building site shall be piped or otherwise Department of Union such a manner so that a clear space of mointained between the sever and any building well for the installation of other public service essential to provide space adjacent to the subsequent erection of public lighting standar (e) In order to facilitate the future erection the rear of houses, the following provision sade  i. single or combined draim. (both foul and subsequent a completely separate drainings system (i. where a completely separate drainings system ourface water drain shall in all cases, includes, be extended to the rare of each house.  (f) waste pater from clothes end/or dish useful must be discharged to the foul drainage system (g) foul newers within the development to be a on the plane lodged on lith January, 1979 exceptioned as follows:  district sever within the estate, i.e. from the plane lodged on lith January, 1979 exceptions and the plane lodged on lith January, 1979 exceptions and the plane lodged on lith January. This	the Drainage  ing e  ited as  int.  they shall be  '3'.6" is  or boundary  ices. It is  as kerb for the  ids.  of extensions  is effect water)  is metres or  made is specified  iuding terraced  ing appliances  is indicated  spt where  ms N.H.F. 3 to
	Date
ASSISTANT CITY AND COUNTY MANAGER	
to whom the appropriate powers have been delegated by	Order of the City and County Manager datedday

Local Government (Planning & Development) Act, 1963: Local Government (D	Jublin) Acts 1930-1955	3
	P597 D Date	* *
Decision Order No.  Decision Order No.  Propose the recommendation of the  Int Control Assistant Grade 1/Planning Assistant Grade 1:		*****
GRANTPERMISSION in respect of the Application in	5 44 -5	
ubject to conditions, for the development proposed in Plan No		78
opject to conditions, for the development proposed in Plan No	12	
		5 5 A 5
amely to: Erect 123 houses (Site 8) at Rathfarnham Castle, Rath	ifarnham Road, Dublin I	.4
***************************************	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	FFX4024144:
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***************************************	······································	******
aned: Principal	Officer, Date:9/3/2	Ź.
	ide that having regard to the prov	risions
which are included in the Development Plan, the above prop-	E 54 G	
	RMISSION	************
therefor under the Local Government (Planning and Development) Act, 1963 sub	ject to the following 15 cond	litions
imposed for the reasons stated;		
Conditions	Reasons for Conditions	- <del></del> -
the Corporation requirements with an agreed additional		
ost of laying the 375 mm pipe over the 225 pipe being paid the applicants by the Corporation.	IIB	
i) All other requirements of the Engineering Department	· • • • •	SE TV
Sanitary Services Section) to be complied with in the evelopment.		*
	<b>≆</b>	2740
5. That no development under any permission granted pursuant o this decision be commenced until security for the provision	រវា	
nd satisfactory completion and maintenace of services, noluding maintenace until taking in charge, by the Local		
uthority of roads, open space, car parks, public lighting	¥	işk I <sub>se</sub>
nstallation, sewers, watermains or drains has been given	α ws =	=
y; a) Lodgement with the Corporation of an approved insurance	x x	iso 1
ompany bond in the sum of £40,200.	e e e e	700 33 T
<u>r</u>		
b) Lodgement with the Corporation of a sum of £22,900		
o be applied by the Corporation including any interest corned thereon at its absolute discretion if such services	a **	« <sup>N</sup>
re not duly provided and maintained to its satisfaction on	42	
he provision and completion of such services to standard pecification and such lodgement in either case has been		
cknowledged in writing by the Corporation.		
c) Lodgement with the Corporation of a letter of guarantee		
ssued by the Construction Industry Federation in respect of	4	
the proposed development in accordance with the guarantee scient agreed with the Corporation.	Z.	Seis = Bibleid
agreed water lead in orbital and the		
ASSISTANT CITY AND COUNTY MANAGER	Date	avans
MODIO TANDE DUDINI TIMANAGEN		
to whom the appropriate powers have been delegated by Order of the City and	308520 225	- الما

16. A suitable scheme of public lighting to be implemented in the development prior to the completion of the first 100 housesand details of the scheme to be submitted and agreed with Dublin Corporation prior to the commencement of development of the site.

To achieve a sati factory standard of development.

ASSISTANT	CITY	AND	COLUMN	MANAGED
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