

## COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 10067	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE RA.231
1. LOCATION	Orchardton, Willbrook, Rathfarnham, Co. Dublin.		
2. PROPOSAL	Amendments to layout of approved housing		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars (a) Requested (b) Received 1. 1. 2. 2.
	P.	15.2.'78	
4. SUBMITTED BY	Name P. T. Hickey and Associates, Architects, Address Greystones Harbour, Co. Wicklow.		
5. APPLICANT	Name A. O'Donnell, Esq., Address 107, Applewood Heights, Blacklion, Greystones, Wicklow.		
6. DECISION	O.C.M. No. P/1102/78 Date 13/4/78	Notified 14th April, 1978 Effect To Grant Permission	
7. GRANT	O.C.M. No. P/1779/78 Date 13/6/78	Notified 13th June, 1978 Effect Permission Granted	
8. APPEAL	Notified Type	Decision Effect	
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.			
16.			
Prepared by		Copy issued by Registrar.	
Checked by		Date	
Grid Ref.	O.S. Sheet	Co. Accts. Receipt No.	

# DUBLIN COUNTY COUNCIL

Tel. 742961 (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

To: **P.T. Hickey & Associates,**

Decision Order **P/1102/78, 13/4/78.**

Number and Date

**Architects,**

Register Reference No. **R.A. 231**

**Greystones Harbour,**

Planning Control No. **10067**

**Co. Wicklow.**

Application Received on **13/2/78.**

Applicant **A. O'Donnell**

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

**proposed amendments to layout of approved housing at Orchardton, Millbrook,**

**Rathfriland,**

### CONDITIONS

### REASONS FOR CONDITIONS

1. Subject to the conditions of this permission, the development to be carried out and completed strictly in accordance with the plans and specification lodged with the application.

2. That before development commences, approval under the Building Bye-laws to be obtained, and all conditions of that approval to be observed in the development.

3. That no development under any permission granted pursuant to this decision be commenced until security for the provision and satisfactory completion of services including maintenance until taken-in-charge by the Local Authority of roads, open space, car parks, sewers, watermain, or drains, has been given by:-

(a) Lodgment with the Council of an approved Insurance Company Bond in the sum of £10,000, which shall be renewed by the developer from time to time as required during the course of the development and kept in force by him until such time as the roads, open space, car parks, sewers, watermain and drains are taken-in-charge by the Council or/

(b) Lodgment with the Council of an agreed sum to be applied by the Council at its absolute discretion if such services are not duly provided to its satisfaction on the provision and completion of such services to standard specification or/

1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.

2. In order to comply with the Sanitary Services Acts, 1878-1964.

3. To ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in development.

Contd. Over/

on behalf of the Dublin County Council:

for Principal Officer

Date:

**13 JUN 1978**

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

FUTURE PRINT

3. (c) contd./ Lodgment with the Planning Authority of a letter of guarantee issued by anybody approved by the Planning Authority for the purpose in respect of the proposed development in accordance with the guarantee scheme agreed with the Planning Authority and such lodgment in any case has been acknowledged in writing by the Council.

Note:- When development has been completed the Council may pursue the Bond to secure completion of the works required to bring the estate up to the standard for taking in charge.

4. That a financial contribution in the sum of £2,850. (two thousand, eight hundred and eighty pounds) 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.

5. That screen walls in block or similar durable, non-combustible materials, not less than 2M high, suitably capped and rendered, be provided at the flanks of sites 1, 12, and 16 to screen rear gardens from public view. Timber fencing is not acceptable. The specific locations and extent of walling must be fully discussed and agreed with the County Council before construction.

6. Full details of all existing boundaries and their proposed treatment must be submitted and approved before development commences.

7. That the area shown as open space be levelled and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings.

8. That the houses on sites 14, 15 and 16 be relocated forward so as to provide for a minimum of 40' depth of rear garden. Details of screen planting to the rear of these house to be submitted and approved before development commences.

9. That conditions 3, 6, 7, 8, 9, 12, 13, 14, and 15 of order No. P/3857/77, dated 27/10/77 (M.875) be adhered to in respect of the development.

4. 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.

5. In the interest of visual amenity.

6. In the interest of the proper planning and development of the area

7. In the interest of the proper planning and development of the area

8. In the interest of the proper planning and development of the area

9. In the interest of the proper planning and development of the area

*P. Lusk*  
for Principal Officer.



# DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 143/145)

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

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**proposed amendments to layout of approved housing at Orchardton, Willbrook,  
Rathfernham,**

### CONDITIONS

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Contd. Over/

on behalf of the Dublin County Council:

for Principal Officer

Date:

**13 JUN 1978**

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FUTURE PRINT