

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 14476	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 PLANNING REGISTER		REGISTER REFERENCE M.2571
1. LOCATION	Fettercairn, Tallaght, Sections B. and C. S		
2. PROPOSAL	Site dev. and housing for 315 houses (Section 8 & 2)		
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 4th Oct., 1977	Date Further Particulars (a) Requested 1. _____ 2. _____ (b) Received 1. _____ 2. _____
4. SUBMITTED BY	Name Dev. Works:- K. O'Donnell, Dublin Chief Engineer, Address Sanitary Services, 28, Castle St., Dublin, 2.		
5. APPLICANT	Name Dublin Corporation, Address City Hall, Dublin, 2.		
6. DECISION	O.C.M. No. P/4323/77 Date 30/11/77	Notified 2nd December, 1977 Effect To Grant Permission.	
7. GRANT	O.C.M. No. P/166/78 Date 27/1/78	Notified 27th January, 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

P/1166h8

Tel. 742951 (Ext. 131)

PLANNING DEPARTMENT,
46-49 DAME STREET,
DUBLIN 2

Notification of Grant of Permission/Approval
Local Government (Planning and Development) Act, 1963

To: **Dublin Corporation**
Planning Construction Dept.,
10/19, Wellington Quay,
Dublin, 1.
Applicant: **Dublin Corporation.**

Decision Order Number and Date **P/4323/77 30th Nov, '77.**
Register Reference No. **M. 2571.**
Planning Control No. **14476**
Application Received on **4th October, 1977.**

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

Proposed residential development at Sections B and C (315-No. dwellinghouses) at Fettercairn, Tallaght.

Conditions	Reasons for 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.	1. To ensure that the development shall be in accordance with the permission and effective control be maintained.
2. That development is not to commence until approval under the Building Bye-laws has been obtained and any conditions of such approval shall be observed in the development.	2. In order to comply with the Sanitary Services Acts, 1878 - 1964.
3. That each dwellinghouse be used as a single dwelling unit.	3. To prevent unauthorized development.
4. That a financial contribution in the sum of £47,850, 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.	4. 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.
5. That rear garden depths be not less than 35-ft..	5. In the interest of the proper planning and development of the area.
6. That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on the adjoining roads during the course of the works.	6. To protect the amenities of the area.
7. That all public services to the proposed development including electrical, telephone cables and equipment be located underground throughout the entire site.	7. In the interest of amenity.
8. That details of the proposed public lighting arrangements be provided on each street as occupied in accordance with a scheme to be approved by the County Council as to its	8. In the interest of amenity and public safety. Continued:

on behalf of the Dublin County Council:

P. J. Jack
For Senior Administrative Officer

Form 4

Date: **27 JAN 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.

8. provide street lighting to the standard required by the County Council.
9. That no dwellinghouses be occupied until all the services have been connected thereto and are operational.
10. That the area shown as open space and play-areas be levelled, silled and seeded and landscaped, to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings.
11. That the water supply and drainage arrangements be in accordance with the requirements of the County Council.
12. That all watermain toppings & branch connections, manubling and chlorination be carried out by the County Council, Sanitary Services Department and that the cost thereof be paid to the County Council before any development commences.
13. That an acceptable street naming and house numbering scheme be submitted to and approved by the County Council before any constructional work takes place on the proposed houses.
14. That house Nos. 115 - 126-incl, be excluded from this permission, in view of the unsatisfactory alignment of these blocks and their rear gardens in relation to the adjoining Distributor Road. This section is to be re-designed for a revised planning application after consultation and agreement with the County Council.
15. That house Nos. 1 - 6 incl., be excluded in this permission in view of their unsatisfactory relationship to the adjoining open space area at the north flank of house No. 1, this section is to be re-designed similar to area of site Nos. 99 - 95, after consultation and agreement with the County Council.
9. In the interest of the proper planning and development of the area.
10. In the interest of the proper planning and development of the area.
11. In order to comply with the Sanitary Services Acts, 1878 - 1964.
12. To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of these services by the County Council will facilitate the proposed development, it is considered reasonable that the cost should be recovered by the Council.
13. In the interest of the proper planning and development of the area.
14. In the interest of the proper planning and development of the area.
15. In the interest of the proper planning and development of the area.

Continued:

For Senior Administrative Officer.

DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 131)

PLANNING DEPARTMENT,
46-49 DAME STREET,
DUBLIN 2

Notification of Grant of Permission/Approval Local Government (Planning and Development) Act, 1963

To:

Decision Order
Number and Date

P/4323/77 30th Nov, '77.

Register Reference No. M. 1272.

Planning Control No. 14475.

Application Received on 4th Oct, '77.

Dublin Corporation.

Housing Construction Dept.

16/18, Wellington Quay, Dublin, 1.

Dublin Corporation.

Applicant:

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

For proposed residential development at Section B and C, at Fettercairn, Tallaght.

Conditions	Reasons for Conditions
16. That the screen walls in brick or similar durable materials not less than 6' high suitably capped and rendered be provided at the necessary locations so as to screen rear gardens from public view. The specific locations and extent of walling must be fully discussed and agreed with the County Council before construction. Timber fencing is not acceptable. Screen walls at the rear of Nos. 16, 18 are to be constructed at the edge of the adjoining road reservation and to be of brick construction. The rear and side screen walls to site Nos. 50 and 52; 140 - 142; 142 - 144; 144 - 146; 146 - 148; 148 - 150; 150 - 152; 152 - 154 are all to be of brick construction. 17. That house No. 50, be sited in view of its unsatisfactory location in advance of the proposed new building line. 18. An adequate and satisfactory site is to be reserved for a community hall and the applicant must discuss and agree this site location with the County Council. 19. Triangular side gardens are to be re-designed to provide adequate and satisfactory rear garden depths of acceptable width in all cases. The applicant must consult with and agree these alterations with the County Council. 20. Details plans for landscaping and planting of open spaces, roads, and auxiliary amenity areas are to be fully discussed and agreed with the County Council.	16. In the interest of visual amenity. 17. In the interest of the proper planning and development of the area. 18. In the interest of residential amenity. 19. In the interest of the proper planning and development of the area. 20. In the interest of the proper planning and development of the area. Continued.

On behalf of the Dublin County Council:

FOA

Senior Administrative Officer

Form 4

Date: 27 JAN 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.

21. That the applicants must submit 1/800 scale detail plans clearly showing details of the proposed vehicular access arrangements to dwellings, the envisaged arrangements for the side gardens referred to in condition No. 4, above and with adequate provision for 25% visitors car parking facilities.

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

For Senior Administrative Officer.