

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 9234	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 PLANNING REGISTER		REGISTER REFERENCE M. 1439
1. LOCATION	Commons Little, Newcastle, Co. Dublin.		
2. PROPOSAL	Shopping centre		
3. TYPE & DATE OF APPLICATION	TYPE O.P.	Date Received 9th June, 1977	Date Further Particulars
			(a) Requested 1. _____ 2. _____
			(b) Received 1. _____ 2. _____
4. SUBMITTED BY	Name J. O'Brien, Esq., Architect, Address 4, Castle Grove, Clondalkin, Co. Dublin.		
5. APPLICANT	Name Mrs. Josephine Beale, Address 17 Hollybrook Road, Dublin 3.		
6. DECISION	O.C.M. No.	P/2627/77	Notified 2nd August, 1977
	Date	28/7/77	Effect Outline Permission Refused
7. GRANT	O.C.M. No.		Notified
	Date		Effect
8. APPEAL	Notified		Decision
	Type		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

TELEPHONE: 42951 (EXT. 131)

Planning Department,
46-49 Dame Street,
Dublin 2.

NOTIFICATION OF A DECISION TO REFUSE:
OUTLINE PERMISSION: ~~PERMISSION~~ ~~APPROVAL~~
LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACT, 1963.

To:

.....John O'Brien.....
.....4, Castle Grove.....
.....Clonsilla, Co. Dublin.....

Register Reference No: **1439.**

Planning Control No: **9234.**

Application received **9/6/77**

Mrs. J. Beale.

APPLICANT:

In pursuance of its functions under the above mentioned Act the Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by order **P/2-27/77** dated **28th July, 1977** decide to refuse:

OUTLINE PERMISSION; ~~PERMISSION~~ ~~APPROVAL~~

for **Proposed shopping centre at Commons Little, Newcastle,**

for the following reasons:

1. The site is located in an area which is zoned "P" - to provide for the further development of agriculture. The proposed shopping centre development is outside the limit of the residential and built up area of Newcastle. The proposed development would militate against the preservation of the rural environment and is contrary to the zoning objective of the Development Plan and to the proper planning and development of the area.
2. There is no public sewer available to serve the proposed development due to lack of dilution water.
3. There is no public water supply available to serve the proposed development.
4. The proposed development would be premature by reason of the said existing deficiency in the provision of water and sewerage facilities and the period within which such deficiency may reasonably be expected to be made good.
5. The site is located adjacent to a bad bend on a narrow and inadequate road. The proposed development would generate considerable traffic movements and would thereby endanger public safety by reason of a traffic hazard.
6. The proposed development is located in too close proximity to existing sewage treatment plant and occupants and shoppers in such a development could be subject to annoyance through smell and flies from the sewage works. The development therefore would be prejudicial to public health.
7. The existing road system in the area is inadequate to cater for such a large scale shopping development, which would require a considerably larger patronage than the nucleus of the village of Newcastle to make it a financial proposition. The resultant traffic into and out of the area on an inadequate road system would lead to serious traffic hazard due to traffic congestion.

Signed on behalf of the Dublin County Council: *Seal*

Date: **2nd August, 1977.**

NOTE: An appeal against the decision may be made to the Minister by the applicant within one month from the date of receipt by the applicant of this notification or by any other person within twenty-one days of the date of the decision. The appeal shall be in writing and shall state the subject matter of the appeal and grounds of the appeal and should be addressed to the Secretary, (Planning Appeals Section), Department of Local Government, Custom House, Dublin 1. When an appeal has been duly made and has not been withdrawn the Minister for