COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963	REGISTER REFERENCE
P.C.15901/9915	PLANNING REGISTER	M.1096

1. LOCATION	Knockmeenagh Road, Clondalkin	S

2. PROPOSAL	Light industrial unit

3. TYPE & DATE OF APPLICATION

TYPE	Date Received	Date Further Particulars (a) Requested	(b) Received
P.	4th May, 1977	1. .... 2.	1. .... 2. ....

4. SUBMITTED BY	Name	Burke & O'Dea
	Address	40 Fitzwilliam Place, Dublin 2.

5. APPLICANT	Name	Dalkin Investments Ltd.
	Address	Brownsbarn, Clondalkin, Co. Dublin.

6. DECISION	O.C.M. No. P/2264/77	Notified 1st July, 1977
	Date 1/7/77	Effect 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 ....

Checked by ....

Copy issued by .... Registrar.

Date ....

Grid Ref.	O.S. Sheet

Co. Accts. Receipt No. ....

DUBLIN COUNTY COUNCIL

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:

....Burke & O'Dea.................................

....40, Fitzwilliam Place,.............

....Dublin, 2.................................

Register Reference No:.M.1096.

Planning Control No:.15901/9915

Application received.4/5/77.....

APPLICANT: Dalkin Investments Ltd.

In pursurance 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/2264/77...
dated .....1st July, 1977,..................... decide to refuse:

OUTLINE PERMISSION PERMISSION; APPROVAL

for .Proposed light industrial unit at Knockmeenagh Road, Clondalkin.............

for the following reasons:

1. Industrial development of a floor area of 80,000-sq.ft., on lands zoned primarily for open space amenity, in the Development Plan would be in conflict with the Council's policy as expressed in the Development Plan and contrary to the proper planning and development of the area.

2. The proposed development specifically excludes a road which might provide vehicular access to these lands. Accordingly, there is no satisfactory means of vehicular access to the site and the site as shown in blue on site map attached with application is effectively land-locked. Even if the development was compatible with the Council's zoning objectives, the Planning Authority could not grant a permission for development which did not incorporate a satisfactory road layout together with connection to existing county road system.

3. There is no public foul sewer available to serve the proposed development due to lack of pipe capacity.

4. The proposed development would be premature by reason of the said existing deficiency in the provision of public piped sewerage facilities and the period within which such deficiency may reasonably be expected to be made good.

5. Industrial development on the scale proposed would be seriously injurious to the amenities of the adjoining residential properties.

6. The proposed development represents piecemeal development in that it does not take cognisance of the adjoining undeveloped lands in the vicinity of the site.

7. Even if the development were otherwise acceptable the proposed development by deliberately including the widening and improvement of a Section of Knockmeenagh Road and Monastery Road would contravene a condition 4 imposed by the Parliamentary Secretary to the Minister for Local Government dated 15/3/75, in respect of development on these lands.

Signed on behalf of the Dublin County Council: ....

Date:....1st July, 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 Local Government will determine the application for permission as if it had been made to him in the first instance.

Form 5.