

## COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 10377	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 <b>PLANNING REGISTER</b>		REGISTER REFERENCE K.3112								
1. LOCATION	Ronanstown/Rowlagh, Co. Dublin (Section J.)										
2. PROPOSAL	Revised housing layout for 320 houses.										
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 23.12.'76	<table border="1"> <tr> <th colspan="2">Date Further Particulars</th></tr> <tr> <th>(a) Requested</th><th>(b) Received</th></tr> <tr> <td>1. ....</td><td>1. ....</td></tr> <tr> <td>2. ....</td><td>2. ....</td></tr> </table>	Date Further Particulars		(a) Requested	(b) Received	1. ....	1. ....	2. ....	2. ....
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(a) Requested	(b) Received										
1. ....	1. ....										
2. ....	2. ....										
4. SUBMITTED BY	Name J. F. Maguire, Chief Housing Arch., Dublin Corp., Address 4/8 Mountjoy Square, Dublin, 1.										
5. APPLICANT	Name Dublin Corporation, Address City Hall, Dublin, 2.										
6. DECISION	O.C.M. No. P/289/77 Date 28/1/77	Notified 31st January, 1977 Effect To Grant Permission									
7. GRANT	O.C.M. No. P/751/77 Date 22/3/77	Notified 22nd March, 1977 Effect Permission Grated									
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. 742951 (Ext. 131)

PLANNING DEPARTMENT,  
46-49 DAME STREET,  
DUBLIN 2

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

To:

Decision Order P/289/77; 28/1/77  
Number and Date

Principal Officer,

Register Reference No. K. 3112

Housing Construction Dept.,

10377  
Planning Control No.

Dublin Corporation, 16/19, Wellington Quay

23/12/76  
Application Received on

Dublin Corporation.

Applicant:

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

Proposed revised housing layout for 320 houses at Romanstown, Rowlagh, Section J,

For Dublin Corporation.

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 be in accordance with the permission and effective control maintained.
2. That before development commences Building Bye-law approval shall be obtained and any condition of such approval shall be observed in the development.	2. In order to comply with the Sanitary Services Acts, 1878-1964
3. Specific details of boundaries and noise amenity treatment along primary roads surrounding the area to be agreed.	3. In the interest of road safety.
4. Proposals to be submitted for the giving of distinctive design characteristics to groups of houses.	4. In the interest of visual amenity.
5. Relationship between rear access to public footpaths around internal open spaces in area J to be detailed and agreed with the Planning Department.	5. In the interest of the proper planning and development of the area.
6. Railings or suitable prickly ground cover to be provided at the following locations (a) In area J from approx. site 64 along the western side of the major open space; (b) Along the eastern boundary of the site from house 38 in area M to house 320 in area J.	6. In the interest of the proper Planning and development of the area. Details to be agreed with the Parks Superintendent and Planning Officer.
7. Major open spaces to be fenced off with the agreement of the Parks Superintendent and developed as public open spaces to the satisfaction of the Parks Superintendent and made available for the residents according as houses are completed.	7. In the interest of proper planning and development of the area.
8. Existing hedgerows to be protected and retained and thinned out. Culverts and ditches to be filled in as necessary and used as a basis for further landscaping.	8. In the interest of the proper planning and development of the area.

on behalf of the Dublin County Council: for

Senior Administrative Officer

Form 4

Date:

22/3/77

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.

9. That no development take place in regard to house construction without a written agreement of the Sanitary Services Engineer that all necessary services are available. In this regard the applicant is advised that a suitable public water supply will not be available until 1977 at the earliest and the Sanitary Services Engineer is not in a position, at the moment to say when the connection for the foul sewer and surface water sewer will be available. The necessary outfall sewers are not constructed and the Sanitary Services Engineer does not know when they will be constructed.

10. The developer to maintain all roads and services in the estate in a proper manner until taken over by the County Council.

11. That a financial contribution in the sum of £48,000 (forty eight thousand pounds) to be paid by the proposers 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.

12. That the applicant consult with the Roads Engineer to enable him to verify the accuracy of location of the existing roads recently constructed and satisfy the Roads Engineer's requirements regarding the provision of satisfactory vehicular access to the development.

13. That the areas shown as open space and play area be reserved as public open space and levelled, seeded, sowed and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings.

14. That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble, or other debris on adjoining roads during the course of the works.

15. That all public services to the proposed development, including electrical telephone cables, and equipment be located underground throughout the entire site.

16. That screen walls not less than 6ft. high, suitably capped and rendered be provided at the necessary

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

10. In the interest of the proper planning and development in the area.

11. 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.

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

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

14. To protect the amenities of the area.

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

16. In the interest of amenity.



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PLANNING DEPARTMENT,  
46-49 DAME STREET,  
DUBLIN 2

Notification of Grant of Permission/Approval  
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To:

Decision Order  
Number and Date P/289/77; 28/1/77

Principal Officer,

Register Reference No. K. 3112

Housing Construction, Dept.

Planning Control No. 10377

Dublin Corporation, 16/18, Wellington Quay.

Application Received on 23/12/76

Applicant: Dublin Corporation.

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

Proposed revised housing layout for 320 houses at Ronanstown/Rowleagh, Section 3.

For Dublin Corporation.

Conditions contd.

Reasons for Conditions

16. locations, as determined by the Council's Engineer so as to screen rear gardens from public view.
17. That details of the proposed public lighting arrangements be submitted to and approved by the County Council so as to provide street lighting to the standard required by the County Council.
18. That one half standard tree be placed in the front garden of each dwellinghouse.
19. A suitable hardstanding to be provided in the front of side garden of each dwellinghouse to accommodate offstreet car parking.
20. All houses to have a minimum depth of rear garden of 35ft.
21. 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 foot of this permission.

17. In the interest of visual amenity.
18. In the interest of 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.
21. In the interest of the proper planning and development of the area.

on behalf of the Dublin County Council: For

Senior Administrative Officer

Form 4

Date: 22/3/77

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.