

## COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 15846	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 <b>PLANNING REGISTER</b>		REGISTER REFERENCE K.2640
1. LOCATION	Collinstown, Clondalkin, Co. Dublin. <span style="float: right; font-size: 2em;">S</span>		
2. PROPOSAL	238 dwellinghouses		
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 29th October, 1976	Date Further Particulars (a) Requested 1. 23/12/76 2. 15/4/77 (b) Received 1. 17/2/77 2.
4. SUBMITTED BY	Name A. S. Tomkins, Address 308, Clontarf Road, Dublin, 3.		
5. APPLICANT	Name Connolly Construction Company Limited, Address Syscon House, Cian Park, Drumcondra, Dublin, 9.		
6. DECISION	O.C.M. No. Date	Notified Effect	
7. GRANT	O.C.M. No. Date	Notified Effect	
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. ....	

P/3463/77

22-9-77

K. 2640.

P.C. 15846.

23rd September, 1977.

A. S. Tomkins.  
Architect,  
308, Clontarf Road,  
Dublin, 3.

Re: Proposed 238-dwellinghouses at Collinstown,  
Clondalkin, for Connolly Construction Co. Ltd.

A chere,

With reference to your application for permission received here on the 29th October, 1976, (additional information received 17/2/77, 26/7/77 and ~~22/9/77~~) in connection with the above, I wish to inform you that:

In accordance with Section 26 (4A) of the Local Government (Planning and Development) Act, 1963, as inserted by Section, 39, of the Local Government (Planning and Development) Act, 1976, the period for considering this application within the meaning of subsection (4A) of Section 26 has been extended up to and including the 1st December, 1977, by the Council.

Mise, ie meas,

  
for Senior Administrative Officer

P/1210/77  
15/4/77  
K. 2640

P.C. 15846

15th April, 1977.

A. S. Tomkins,  
Architect,  
308, Clontarf Road,  
Dublin 3.

Re: Proposed 238 houses at Collinstown, Clondalkin, for  
Connolly Construction Co. Limited.

A Chara,

With reference to your planning application received here on the 29th October 1976, (Additional Information on the 17th February 1977) in connection with the above, I wish to inform you that before your application can be considered under the Local Government (Planning and Development) Act, 1963, and following additional information must be submitted in quadruplicate:-

1. The County Council are prepared to impose a condition with regard to the line of the Motorway as suggested in the applicants additional information. However, it is important that the lodged plans clearly show the line of this motorway accurately.
2. The applicants comments in respect of the current negotiation with regard to watermain foul and surface water sewers are noted. However, until these negotiations are completed and the physical difficulties overcome and the financing arranged the Planning Authority cannot satisfactorily impose a suitable condition as requested by the applicant. The applicant is requested to complete these negotiations to such a degree that a satisfactory agreement has been reached with Sanitary Services and a suitable condition can be imposed. In this regard it is understood that Mr. Bergin of K. O'Halley's & Associates is acting on the applicants behalf and on behalf of other land owners with a view to the provision of sewers for the area.
3. The applicants comments are noted in relation to the encroachment of lands between the applicant and Dublin Corporation. However the triangular piece of ground in the south-west corner is intended as public open space and as such may not be transferred to the applicant thus eliminating sites 199-238 approx. and possibly resulting in a revised layout of portion of the estate. Revised plans showing omission of the necessary houses and any necessary alterations are required.
4. The applicants agreement to locate all the open space in one area is noted. However as the applicants land ownership shown as open lands is in excess of the requirements of the Planning Authority it is important that the proposed area of public open space in respect of this development should be clearly defined and plans are required accordingly.  
In this regard the applicants intentions with regard to the public open space areas as designated on the lodged plans should be clarified.

Misc 1c meas.

  
For Senior Administrative Officer



p/4307/76  
23/12/76

Reg. Ref. No. K.2640 PC No. 15846

23rd December, 1976

A.S. Tomkins,  
308, Clontarf Road,  
Dublin 3.

re - Proposed 238 houses at Collinstown, Clondalkin for Connolly Construction Ltd.

Dear Sir,

I refer to your application for planning permission received here on 29/10/76 in connection with the above. I wish to inform you that before the application can be considered under the Local Government (Planning and Development) Act, 1963 the following additional information must be submitted in quadruplicate:-

1. The line of the Motorway reservation is not shown accurately on lodged plans. Revised plans are required showing the Motorway Reservation in its correct location. The applicant should consult with the Roads Engineer in this matter.
2. Sanitary Services Engineer is of the opinion that the 600 mm watermain required to serve this general area has to cross the railway and the canal and is some years away from construction. Clarification is required as to the capability of the applicant to provide a water supply to the satisfaction of the Sanitary Services Engineer.
3. Information is required as to how the applicant proposes to connect to the existing County Council foul sewer and surface water sewer system.
4. Confirmation is required that the applicant does in fact own the land shown outlined in red on the lodged plans. In this regard the Planning Authority were of the opinion that the triangular piece of ground in the south west corner was in the ownership of Dublin Corporation and in view of the existence of a double row of trees that this land should form part of the major open space.
5. The proposed open space allocation on the lodged plans is unsatisfactory. The Planning Authority is of the opinion that all the public open space requirements of the Development Plan should be located in one place between the proposed houses and the proposed motorway. The applicant is asked to clarify if he is in a position to comply with this requirement.
6. The applicant is requested to clarify how he proposes to gain vehicular access to these lands. In this regard the access shown on the lodged plans is onto a partly constructed gravel roadway in private ownership. Confirmation is required as to the availability to the applicant of this vehicular access and as to timing for completion of construction of this road.
7. The Planning Authority is of the opinion that the location of Road No. 1 is approx. satisfactory in the context of no houses being constructed to the south of this road and the existing trees being preserved with houses on the north side of the road facing these trees.
8. An accurate tree survey is required to indicate those trees being retained and those trees to be removed and indicating steps to be taken in the preservation of trees during development.

**NOTE** Please mark reply (ADDITIONAL INFORMATION) and quote Reg. Ref. No. given above.

Yours faithfully,

for SENIOR ADMINISTRATIVE OFFICER.