

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 17496	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 PLANNING REGISTER		REGISTER REFERENCE K.2634								
1. LOCATION	Dodsboro, Luean, Co. Dublin. S										
2. PROPOSAL	800 houses approx.										
3. TYPE & DATE OF APPLICATION	TYPE O.P.	Date Received 29.10.'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 W.D.C. White, Esq., Architect, Address 8, Grove Park Avenue, Ballymun, Dublin, 11.										
5. APPLICANT	Name Spyne Investment Company, Address Harcourt House, Harcourt St., Dublin, 8.										
6. DECISION	O.C.M. No. P/4287/76 Date 23/12/76		Notified 23rd December, 1976 Effect Outline Permission Refused								
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 byRegistrar.									
Checked by		Date									
Grid Ref.	O.S. Sheet	Co. Accts. Receipt No.									

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

To:
.....W.D. C. White.....
8, Grove Park Avenue,
Ballymun, Dublin 11.

Register Reference No: K, 2634

Planning Control No 17496

Application received 29/10/76.

APPLICANT:.....Spyne Investment Company.....

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/4287/76, dated 23rd December, 1976, decide to refuse:

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

for Proposed 800 No. houses at Dodsboro', Lucan,

for the following reasons:

1. It is an objective of the Planning Authority as expressed in the Development Plan that the area in which the site is located be reserved 'to provide for the further development of agriculture'. The proposed development would contravene materially this zoning objective and would militate against the preservation of the rural environment.
2. The proposed 800 houses would have a serious disruptive influence on the proper planning and development of the new town of Ronanstown, Neilstown, in that it would create demands for schools, churches, shopping, roads and other services in excess of those envisaged in the Action Plan for the area.
3. Even if the development were compatible with zoning objectives the proposed development would be premature for the following reasons:-
(a) There is no public water supply available nor has provision been made to supply this area in the design of the watermain network.
(b) There is no public foul sewer available to service the proposed development, as there is no available capacity in existing pipes to service this area and also the area is outside the drainage agreement with Dublin Corporation.
(c) The existing road network is completely inadequate to cater for a development of this size.
4. The proposed development would endanger public safety by reason of a traffic hazard due to the generation of significant additional turning movements on the existing substandard roads. Development of this magnitude would tend to create serious traffic congestion

Signed on behalf of the Dublin County Council:

Contd Over/

Date:.....23rd December, 1976.

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.

4. contd.
on Tandys Lane which is substandard in width and alignment.
5. No provision has been made for the necessary community facilities such as shops, church, schools, etc. which would be needed to serve a population of this size.

AS
for Senior Administrative Officer.

Dated: 23rd December, 1975.