

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 15455	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 PLANNING REGISTER		REGISTER REFERENCE K.2549
1. LOCATION	Oldbawn, Tallaght, Co. Dublin. S		
2. PROPOSAL	Housing development.		
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 21.10.'76	Date Further Particulars (a) Requested 1. 2. (b) Received 1. 2.
4. SUBMITTED BY	Name J. P. Keenan, Esq., Architect, Address 10, South Frederick St., Dublin, 2.		
5. APPLICANT	Name Brennan and McGowan, Address Greenhills Road, Tallaght, Co. Dublin.		
6. DECISION	O.C.M. No. P/4216/76 Date 17/12/76		Notified 20th December, 1976 Effect To Grant Permission
7. GRANT	O.C.M. No. P/311/77 Date 8/2/77		Notified 8th February, 1977 Effect Permission Granted
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.	

DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 131)

PLANNING DEPARTMENT,
46-49 DAME STREET,
DUBLIN 2

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

To:

John P. Keenan,

10, South Frederick Street,

Dublin 2.

Applicant: Brennan & McGowan.

Decision Order

Number and Date P/4216/76 17th Dec '76

Register Reference No. K.2549

Planning Control No. 15455

Application Received on 21/10/76

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.
proposed housing development (107 houses) at Old Bawn Road, X Talleght.

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.

2. That a financial contribution in the sum of £5,300 be paid by the proposer to the Dublin Co. 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.

3. That no development under any permission granted pursuant to this decision be commenced until security for the provision and satisfactory completion of services including maintenance until taken-in-charge by the Local Authority of roads, open spaces, car parks, sewers, watermains or drains has been given by:-

(a) Lodgement with the Council of an approved Insurance Company Bond in the sum of £20,000 which shall be renewed by the developer from time to time as required during the course of the development and kept in force by him until such time as the roads, open spaces, car parks, sewers, watermains, and drains are taken-in-charge by the Council.

or/

(b) Lodgement with the Council of an agreed sum to be applied by the Council at its absolute discretion if such services are not duly provided to its satisfaction, on the provision and completion of

1. To ensure that the development be in accordance with the permission and that effective control be maintained.

2. 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.

3. To ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in the development.

Contd./.....

on behalf of the Dublin County Council:

For Senior Administrative Officer

Form 4

Date: 8th February, 1977.

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.

3. Contd./..... such services to standard specification.

or/

(c) Lodgement with the Planning Authority of a letter of guarantee issued by anybody approved by the Planning Authority for the purpose in respect of the proposed development in accordance with the guarantee scheme agreed with the Planning Authority, and such lodgement in any case has been acknowledged in writing by the Council.

NOTE When development has been completed the Council may pursue the bond to secure completion of the works required to bring the Estate up to the standard for taking-in-charge.

4. That conditions Nos. 6, 7, 8, 9, 10, 12, 13, 14, 15, 20, 21, 25, 26, 28, 29, 34 of Order No. P/1270/76 dated 30th/4/76, be adhered to in respect of this development.

5. That site Nos. 716 and 717 be omitted from the development and their curtilages be added to the previously approved play space at the north west corner of the site. That these enlarged play space be reserved as public open space and levelled soiled, seeded and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings. The applicants must consult with the Parks Superintendent with regard to the works required. Pedestrian access to be provided to the adjoining school site.

6. That the rear garden depths of not less than 36 ft., in all cases and any necessary revisions, fully dimensioned to the layout thus required must be submitted to and approved by the County Council.

7. That site Nos. 780 - 796 including cul-de-sac road to be completely revised so as to provide for a more acceptable layout which will ensure that dwellinghouses will not back in the direction of Old Bawn Road. Site No. 787 is to be omitted in view of its unacceptable proximity to the Distrib-

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

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

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

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

For SENIOR ADMINISTRATIVE OFFICER
DATE _____

DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 131)

PLANNING DEPARTMENT,
46-49 DAME STREET,
DUBLIN 2

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

To: Decision Order
Number and Date **P/4216/76 17th Dec '76**

John P. Keenan,

Register Reference No. **K.2549**

**10, South Frederick Street,
Dublin 2.**

Planning Control No. **15455**

Application Received on **21/10/76**

Applicant: **Brennan & McGowan.**

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

proposed housing development (107) houses at Old Bawn Road, Tallaght.

Conditions	Reasons for Conditions
<p>7. Contd./..... utor Road (Firhouse Road West) at the south boundary and the revised plan to be approved by the Planning Authority.</p> <p>8. That an 8 ft., high screen wall in block work or similar durable materials rendered and capped be provided at the entire boundaries to the existing licensed premises and car parking area i.e., at the south boundary of road No. 1, at the east boundary of road No. 2 and at the north boundary of Site Nos. 780, 789 and 796, including the boundary to the revised cul-de-sac road. The details of this boundary wall must be fully agreed with and approved by the County Council.</p> <p>9. The applicant's revised details of the boundary walling, screening, and landscaping at the south east corner of the site where it adjoins the revised Old Bawn Road location, including any revised site curtilage arrangement must be fully agreed with and approved by the County Council.</p> <p>10. That this development be phased with the already agreed phasing of the overall Old Bawn Residential Estate development and that the development works and housing construction of this portion of the estate be not under-taken prior to the completion of the already agreed phases.</p> <p>11. 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 the proposed houses.</p> <p>12. That the Building Bye-laws approval shall be</p>	<p>8. In the interest of the proper planning and development of the area.</p> <p>9. In the interest of amenity.</p> <p>10. In the interest of the proper Planning and development of the area.</p> <p>11. In the interest of the proper planning and development of the area.</p> <p>12. In order to comply with the</p>

on behalf of the Dublin County Council:

Contd./...

for

Senior Administrative Officer

Contd./...

Form 4

Date: **8th February, 1977.**

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.

12. Contd./..... obtained before development
commences and any conditions of such approval shall
be observed in the development.

12. Contd./... Sanitary Serv.
Acts, 1878-1964.

For SENIOR ADMINISTRATIVE OFFICER

DATE