

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C.17031	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 PLANNING REGISTER		REGISTER REFERENCE K.2353								
1. LOCATION	Ashleaf House, Cromwellsfort Road S										
2. PROPOSAL	Retention of existing business use of premises										
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 28th Sept. 1976	<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 C. J. Harwood Address 322 Crumlin Road, Dublin 12.										
5. APPLICANT	Name T. Farrington Address Monreade House, Monreade, Naas, Co.Kildar										
6. DECISION	O.C.M. No. P/3951/76 Date 25/11/76		Notified 26th November, 1976 Effect 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.....									

PL 6/5/37335

AN BORD PLEANÁLA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 AND

County Dublin

Planning Register Reference Number: K. 2353

APPEAL by J. Farrington of Monreade House, Monreade, Naas, County Kildare against the decision made on the 25th day of November, 1976 by the Council of the County of Dublin deciding to refuse to grant a permission for the retention of the existing business use of premises at Ashleaf House, Crowwellsfort Road, County Dublin in accordance with plans and particulars lodged with the said Council:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 and 1976 it is hereby decided for the reasons set out in the First Schedule hereto, to grant permission for the continued use of the premises for business purposes in accordance with the said plans and particulars subject to the condition specified in column 1 of the Second Schedule hereto, the reason for the imposition of the said condition being as set out in column 2 of the said Second Schedule and the said permission is hereby granted subject to the said condition.

FIRST SCHEDULE

Having regard to the existing commercial development in the vicinity it is not considered that the continuance of use of the site for business purposes for a limited period would be contrary to the proper planning and development of the area.

Contd.

SECOND SCHEDULE

Column 1 - Condition	Column 2 - Reason for Condition
The use shall be discontinued not later than 7th July 1981, unless by that date permission for the continuance of the use for a further period has been granted by the planning authority or by An Bord Pleanála on appeal.	To enable the position regarding the use to be reviewed by the planning authority or by An Bord Pleanála on appeal in the light of circumstances then prevailing and having regard to the desirability of developing the site and the adjoining land to the west (for which temporary permission also expires on that date) on an overall basis.



7
SEAN O'BRIEN

Member of An Bord Pleanála duly
authorised to authenticate the
seal of the Board.

Dated this 28th day of April,

DUBLIN COUNTY COUNCIL

TELEPHONE: 42951 (EXT. 131)

Planning Department,
46-49 Dame Street,
Dublin 2.

NOTIFICATION OF A DECISION TO REFUSE:
~~OUTLINE PERMISSION: PERMISSION: APPROVAL~~
LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACT, 1968.

To: Christopher J. Harwood,
322, Crumlin Road,
Dublin, 12.

Register Reference No. 2353.

Planning Control No: 17031.

Application received 28/9/76.

APPLICANT: T. Farrington.

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/3951/76 dated 25th November, 1976. decide to refuse:

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

for Proposed retention of existing business use of premises at Ashlea

House, Cromwellfort Road, Dublin, 12.

for the following reasons:

1. The site is located in an area zoned "to preserve and improve residential amenity" and "to provide for residential development" in the Development Plan. The retention of this commercial activity on these lands would contravene materially the objectives set out in the Development Plan, would not be in accordance with the proper planning and development of the area, and would seriously injure the amenities of the area.
2. The retention of this development, with unsatisfactory direct access to Cromwellfort Road, would endanger public safety by reason of traffic hazard, because of vehicle turning movements to and from the site on this heavily trafficked main road.

Signed on behalf of the Dublin County Council:

Date: 26th November, 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.