

COMHAIRLE CHONTAE ÁTHA CLIATH

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File Reference P.C. 4916	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 PLANNING REGISTER		REGISTER REFERENCE K.1823
1. LOCATION	Ballybetagh Road, Kilternan, Co. Dublin.		
2. PROPOSAL	Dwellinghouse		
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 22.7.'76	Date Further Particulars (a) Requested 1. 2. (b) Received 1. 2.
4. SUBMITTED BY	Name Mr. P. Butler, Address "Abbeydale", Kilternan, Co. Dublin.		
5. APPLICANT	Name Mr. Keaveney, Address 12, Cuanard Avenue, Sandyford.		
6. DECISION	O.C.M. No. P/3106/76 Date 21/9/76	Notified 21st September, 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.	

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

To:
Paul Butler, Esq.,
Abbeydale,
Kiltarnan,
Co. Dublin.

Register Reference No. 1823

Planning Control No. 4916

Application received 22/7/76

APPLICANT: Mr. Keaveney.

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/3106/76 dated 21st September 1976. decide to refuse:

~~OUTLINE PERMISSION~~; PERMISSION; ~~APPROVAL~~
for Proposed dwellinghouse at Ballybetagh Road, Kiltarnan,
Co. Dublin.

for the following reasons:

- (1) The proposed development is contrary to the proper planning and development of the area because it is located in an area which it is proposed will be reserved "for the further development of agriculture".
- (2) The proposed development is contrary to the proper planning and development of the area because it would constitute an extension of undesirable ribbon development on the main L.201 road. It would therefore be conducive to traffic hazard and contrary to the policy of the Council to limit random ribbon development on main roads.
- (3) The location of access is unsatisfactory. It is situated on the inside of a bend in close proximity to a junction, and the protruding entrance of the adjoining house impairs sight lines. In combination these factors render it impossible for the applicant to provide vision splays to Road Department requirements. (300-feet from a 15-foot setback).
- (4) The proposed development is in an area where there are drainage and traffic problems due to the fact that the area is unserved and the road pattern is unsuitable for future development. It is therefore the policy of the Council that this area shall be a non-development area - the sole use to be permitted will generally be that of agriculture. The proposal would conflict with this policy.

Cont/....

Signed on behalf of the Dublin County Council:

M. K.

Date: 21st September 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.

(5) There are no sewerage facilities available to serve the proposed development.

(6) The proposed development would be premature by reason of the said existing deficiency in the provision of sewerage facilities and the period within which such deficiency may reasonably be expected to be made good.

Mike
for. Senior Administrative Officer.