

CORPORATION OF DUBLIN

PLAN NO. 455/75.	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 PLANNING REGISTER (Part I)		REGISTER REFERENCE 455/75. H 2830 ¹										
1. LOCATION	200, RATHFARNHAM ROAD, DUBLIN 14.		O.S. NO. 22 XII. GRID REF. 1447 2918										
2. PROPOSED DEVELOPMENT	RETENTION OF OFFICES, SHOWROOMS, AUCTION ROOMS & STORAGE OF ANTIQUE ITEMS.		PREPARED BY: CHECKED BY: <i>MR</i>										
3. TYPE & DATE OF APPLICATION	TYPE P.	APPLICATION DATE 18th Feb. 75.	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th colspan="2" style="text-align: center;">Date Further Particulars</th> </tr> <tr> <th style="width: 50%; text-align: center;">(a) Requested</th> <th style="width: 50%; text-align: center;">(b) Received</th> </tr> </thead> <tbody> <tr> <td style="text-align: center;">1.</td> <td style="text-align: center;">1.</td> </tr> <tr> <td style="text-align: center;">2.</td> <td style="text-align: center;">2.</td> </tr> <tr> <td style="text-align: center;">3.</td> <td style="text-align: center;">3.</td> </tr> </tbody> </table>	Date Further Particulars		(a) Requested	(b) Received	1.	1.	2.	2.	3.	3.
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1.	1.												
2.	2.												
3.	3.												
4. SUBMITTED BY	Name DARWEN DEVELOPERS LTD., Address 200, RATHFARNHAM ROAD, DUBLIN 14.												
5. APPLICANT	Name DARWEN DEVELOPERS LTD., Address 200, RATHFARNHAM ROAD, DUBLIN 14.												
6. DECISION	O.C.M. No. & DATE P812. 16th April, 1975. Date NOTIFIED 16th April, 1975.	EFFECT TO REFUSE PERMISSION (SEE OPPOSITE).											
7. GRANT	O.C.M. No. & DATE Date NOTIFIED	EFFECT											
8. APPEAL 8A. DATE OF MINISTER'S DECISION,	NOTIFICATION TO 19th May, 1975. CORPORATION 31st March, 76.	Decision PERMISSION REFUSED. (SEE OPPOSITE).											
9. APPLICATION SECTION 26 (3)	Date of application	Decision											
10. COMPENSATION	Ref. in Compensation Register												
11. ENFORCEMENT	Ref. in Enforcement Register												
12. PURCHASE NOTICE													
13. REVOCATION or AMENDMENT													
14.													
15.													
16.													

DATE OF ISSUE OF COPY

CERTIFYING OFFICER

CITY TREASURER'S RECEIPT NO.

16 APR 1975

RECOMMENDATION:

Decision Order No. P812 Date

I hereby endorse the recommendation of the

Development Control Assistant Grade 1/Planning Assistant Grade 1 :

PFAMCD/KG

Date: 15.4.75

TO REFUSE PERMISSION

in respect of the Application received on

18th February, 1975.

for 3 reasons,

for the development proposed in Plan No. 455/75

Reg. No. 455/75.

by Applicant Darwen Developers Ltd.,

200, Rathfarnham Road, Dublin, 14.

namely to: Retain Offices, Showrooms, Auction Rooms and Storage of Antique Items

at 200, Rathfarnham Road, Dublin, 14.

Signed: Assistant Principal Officer. Date:

ORDER: In accordance with the recommendation of the Assistant Principal Officer, I decide that having regard to the provisions which are included in the Development Plan, the above proposal would be contrary to proper planning and development and I, therefore, decide TO REFUSE PERMISSION therefor under the Local Government (Planning and Development) Act, 1963 for the 3 reasons stated below

REASONS

- (1) The site is located in an area zoned for residential uses in the Dublin Development Plan 1971. The use of the premises for offices, showroom, auction rooms and storage is not permissible in a residential area and, therefore, the development is inconsistent with the proper planning and development of the area.
- (2) The intrusion of office and commercial uses into a residential area constitutes a serious injury to the amenity of property in the vicinity.
- (3) Insufficient details have been provided to enable the Eastern Health Board to assess the application in so far as the Offices Premises Act 1963 (Regulations made thereunder) and the Shops (Conditions of Employment) Act 1958 are concerned.

WR
16/4

ASSISTANT CITY AND COUNTY MANAGER

to whom the appropriate powers have been delegated by Order of the City and County Manager dated day

ROINN RIALTAIS CITIÚIL

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT, 1963

Contae-Bhuirg Bhailé Átha Cliath

Planning Register Reference Number: 455/75

APPEAL by Darwen Developments Limited of 200 Rathfarnham Road, Dublin, against the decision made on the 16th day of April, 1975, by the Right Honourable the Lord Mayor, Aldermen and Burgesses of Dublin deciding to refuse permission for the continuance of use of premises at 200 Rathfarnham Road as offices, showrooms, station rooms and for the storage of antiquarian items.

DECISION: Pursuant to subsection (5) of section 26 of the Local Government (Planning and Development) Act, 1963, permission is hereby refused for the continuance of the said use of the said premises for the reason set out in the Schedule hereto.

SCHEDULE

The site is located in an area zoned for residential use in the Dublin Development Plan. This zoning is considered reasonable and the continuance of the said use of the premises would be in material conflict therewith and would be seriously injurious to the residential amenity of the area.

JOHN A. FLANNAGAN

Parliamentary Secretary to the Minister for Local Government to whom the relevant powers and duties of the said Minister under the Local Government (Planning and Development) Act, 1963 are delegated by the Local Government (Delegation of Ministerial Functions) Order, 1975.

Dated this 31st day of March 1976.