

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 15901/9915/11063	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 PLANNING REGISTER		REGISTER REFERENCE H.1579
1. LOCATION	Knockmeenagh Road, Clondalkin, Co. Dublin.		
2. PROPOSAL	Industrial development of lands		
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 18th July, 1975.	Date Further Particulars (a) Requested 1. 2. (b) Received 1. 2.
4. SUBMITTED BY	Name Burke and O'Dea, Architects, Address 40, Fitzwilliam Place, Dublin, 2.		
5. APPLICANT	Name Walsh Holdings Incorporated Limited, Address Floraville Est., Monastery Rd., Clondalkin.		
6. DECISION	O.C.M. No. P/2805/75 Date 16/9/75	Notified 16/9/75 Effect Permission Refused	
7. GRANT	O.C.M. No. Date	Notified Effect	
8. APPEAL	Notified 30/9/75 Type 1st Party	Decision 15th March, 1976 Effect Minister Granted Permission	
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	Notice of Revocation Served on 19th July, 1976.		
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.

Register Reference No.: H. 1579

To: Burke & O'Dea,
Architects,
40 Fitzwilliam Place,
Dublin 2.

Planning Control No. 15901/9915
11063.

Application received 25/7/75

APPLICANT: Walsh Holdings Incorporated Limited.

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/2805/75 dated 16th September 1975 decide to refuse:

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

for Proposed industrial development of lands at Knockmearagh Road,

Clondalkin, Co. Dublin.

for the following reasons:

- (1) The proposed development would contravene materially condition 2 included in the Minister for Local Government grant of permission (outline) dated 24/7/74 in that the proposed floor area exceeds that for which outline permission was granted on appeal by almost 30,000-sq.ft.
- (2) The proposed development would be seriously injurious to the amenities of adjoining residents and future residents in the area.
- (3) There is no public piped foul sewer available to serve the proposed development due to lack of pipe capacity.
- (4) The proposed development would be premature by reason of the said existing deficiency in the provision of public sewerage facilities and the period within which such deficiency may reasonably be expected to be made good.
- (5) The proposed development is for Industrial Development and is not restricted to a warehouse use as specified by the Minister in his grant of outline permission.
- (6) Off-street car parking facilities are not in accordance with the requirements of the Development Plan and are inadequate for industrial development.
- (7) Insufficient details of any planting scheme have been submitted in accordance with the proper planning and development of the area and as required by the Minister in grant of outline permission.

Signed on behalf of the Dublin County Council: M. Keefe

Cont/..

Date: 16th September, 1975.

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.

- (8) The application is not clear as to whether the proposed access road from the industrial units to the existing Monastery Road is proposed to be in public or private ownership. It is the policy of the Planning Authority that such roads should be constructed to the County Council standards and handed over to the County Council on their completion.
- (9) That surface water is not drained into its proper catchment sewer. The system into which it is proposed to drain the surface water is deficient in capacity.

M. Keating
for: ~~Senior Administrative Officer.~~