

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 6923/7176	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 PLANNING REGISTER		REGISTER REFERENCE H.1407
1. LOCATION	Cloverlands, Orchard Road, Clondalkin, Co. Dublin.		
2. PROPOSAL	Revised layout for supermarket		
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 27th June, 1975	Date Further Particulars (a) Requested 1. 2. (b) Received 1. 2.
4. SUBMITTED BY	Name Mr. James Furlong, Architect, Address 42, Grange Park Road, Raheny, Dublin, 5.		
5. APPLICANT	Name Mr. J. Furlong, (on behalf of Bute Investments Ltd.), Address 39, Harcourt Street, Dublin, 2.		
6. DECISION	O.C.M. No. P/2618/75 Date 26/8/75	Notified 26/8/75 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.	<i>Housing Act</i>		
Prepared by		Copy issued byRegistrar.	
Checked by		Date	
Grid Ref.	O.S. Sheet	Co. Accts. Receipt No.	

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~~;
~~XXXXXXXXXXXXXXXXXXXX~~
LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACT, 1963.

To: James Furling,
42 Grange Park Road,
Raheny,
Dublin 5.

Register Reference No: H.1407..

Planning Control No 6923/7176

Application received 27/6/75

APPLICANT: J. Furling on behalf of Bute Investments Ltd.

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/2618/75 dated 26th August, 1975, decide to refuse:

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

for proposed revised layout for supermarket at Clavarlands, Orchard Road,
Clondalkin.

for the following reasons:

1. The scale of the proposed development is considered excessive having regard to the likely shopping requirements for the area and would give rise to over-loading of the road system with consequent congestion and traffic hazard.
2. The proposal would tend to create serious traffic congestion due to generation of increased traffic turning movements and the location of the access in close proximity to a junction.
3. There are no public piped sewerage facilities available to serve the proposed development.
4. The proposed development would be premature by reason of the said existing deficiency in the provision of sewerage facilities and a period within which such deficiency may reasonably be expected to be made good.
5. No information has been submitted with regard to the caravans at present parked on portion of the site, or what is to happen to the occupants of the caravans.
6. The proposed development extends beyond the limit of the shopping and commercial zoning as indicated in the Development Plan. The extension of the car park into the area zoned "to preserve and improve residential amenity", would be seriously injurious to the objectives of the Development Plan, and to the amenities of adjoining residents.
7. The proposed circulation of traffic within the site is inadequate.

Note: The applicant is advised to consult with the Planning Authority with a view to reaching a suitable standard of development within the zoning limits of the Development Plan.

Signed on behalf of the Dublin County Council: *Henry Keating*

Date: 26th August, 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.