

# DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 131)

PLANNING DEPARTMENT,  
46-49 DAME STREET  
DUBLIN 2

## Notification of Grant of Permission/Approval Local Government (Planning and Development) Act, 1963

To : **Shengreen, Keaney & Partners,**  
**39 Upper Fitzwilliam Street,**  
**DUBLIN 2.**

Decision Order **P/1992/75**  
Number and Date **E.1072**

Register Reference No. **11006**

Planning Control No. **19th May, 1975.**

Application Received on

Applicant : **Sylvan Homes Limited.**

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.  
**Proposed 54 No. houses at Ardglas, Sandyford Road, Pandarus, Dublin 14.**

### Conditions

- ~~11. That the design and location and construction~~  
11. That the design and location and construction of roads, paths, front boundary walls, watermain and sewers be in accordance with the requirements of the County Council.
12. That the area shown as open space be levelled, soiled and seeded and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings.
13. That the necessary land required for road improvement purposes be reserved as such in the development and set out on the site where necessary for checking by the Council's Roads Dept.
14. That existing mature trees and landscape features be maintained as far as practicable and protected from damage in the course of the development.
15. That details of boundary walls and treatment at boundaries of plots shall be submitted for approval before development is commenced.
16. That further details of the type of residential usage, (including any structural alterations which might affect its character) intended for Ardglas House shall be submitted for approval, unless it is to continue as a single family dwelling.
17. That the developer shall maintain roads and services in the estate in a proper condition until taken over by the County Council.

### Reasons for Conditions

- ~~11. To ensure a satisfactory~~  
11. To ensure a satisfactory standard of development.
12. In the interest of the proper planning and development of the area
13. In the interest of amenity.
14. In the interest of amenity.
15. In the interest of the proper planning and development of the area.
16. To provide for the proper planning and development of the Area
17. In the interest of the proper planning and development of the area.

behalf of the Dublin County Council :

*M. Keat*  
for Senior Administrative Officer

Form 4

Date : **4th September, 1975**

Approval of the Council under Building Bye - Laws must be obtained before the development is commenced and the terms of approval must be complied with in the carrying out of the work.

Conditions

Reasons for Conditions

12. That phased development be agreed in advance of commencement with the Council's Sanitary Services Section.

13. To ensure that houses are not built before the necessary sanitary services are available.

M. Keat  
For Senior Administrative Officer.