


CORPORATION OF DUBLIN

PLAN NO. -4772/82 (4257/82)	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS 1963-1982 PLANNING REGISTER (Part I)		REGISTER REFERENCE XA2715
1. LOCATION	sites 33-52 St. Annes, Kimmage Road West, Dublin 12.		O.S. NO. GRID REF.
2. PROPOSED DEVELOPMENT	revised house type		PREPARED BY: ML CHECKED BY: 
3. TYPE & DATE OF APPLICATION	TYPE P & B	APPLICATION DATE 20.12.1982	Date Further Particulars: (a) Requested 1. 2. 3. (b) Received 1. 2. 3.
4. SUBMITTED BY	Name A.S. Tomkins, tbn., Address 308 Clontarf Road, Dublin 3.		
5. APPLICANT	Name J.J. O'Brien (Churchtown) Ltd., Address St. Annes, Kimmage Road West, Dublin 12.		
6. DECISION	O.C.M. No. & DATE P245. 3rd February, 1983. Date NOTIFIED 3rd February, 1983.		EFFECT TO GRANT PERMISSION SUBJECT TO EIGHT (8) CONDITIONS. (SEE OPPOSITE)
7. GRANT	O.C.M. No. & DATE P245. 21st April, 1983. Date NOTIFIED 22nd April, 1983.		EFFECT PERMISSION GRANTED (SEE OPPOSITE).
8. APPEAL	NOTIFICATION TO CORPORATION		Decision
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 FINANCE OFFICER AND TREASURER'S RECEIPT NO.		

CORPORATION OF DUBLIN

Order of the Assistant City and County Manager
Local Government (Planning & Development) Acts 1963/76, Local Government (Dublin) Acts 1930-1955

2
[3 FEB 1983

RECOMMENDATION:

I hereby endorse the recommendation of the

Decision Order No. **P345**

Date

Development Control Assistant Grade 1/Planning Assistant Grade 1:

JC/JC

Date **27.1.1983**

TO GRANT

PERMISSION

in respect of the Application received on **20.12.1982**

subject to **eight** conditions, for the development proposed in Plan No./Reg. No. **4772/82**

by Applicant **J.J. O'Brien (Churchtown) Ltd., St. Annas, Kimmage Road West, Dublin 12.**

namely to: **revise house type at sites 33-52, St. Annas, Kimmage Road West, Dublin 12.**

Signed:

[Signature] Principal Officer.

Date: **2/2/83**

ORDER: In accordance with the recommendation of the Principal Officer, I decide that having regard to the provisions which are included in the Development Plan, the above proposal would be consistent with proper planning and development and I, therefore, decide **TO GRANT PERMISSION** therefor under the Local Government (Planning and Development) Acts, 1963/76 subject to the following conditions imposed for the reasons stated.

Conditions	Reasons for Conditions
1. The development to be carried out in accordance with the plan, particulars and specifications lodged with the application, save as may be required by the other conditions attached hereto.	To comply with permission regulations.
2. Before commencement of development approval under the Building Bye-laws and all the conditions of the approval to be observed in the development.	To comply with the provisions of the Sanitary Services Acts, 1878-1964.
3. All requirements of the Road Engineer shall be incorporated in the development.	To provide for a satisfactory standard of development
4. All requirements of the Sanitary Services Engineer shall be incorporated in the development.	To provide for a satisfactory standard of development
5. The permission applies only to the modification of house types 33 to 52 as stated in submitted plans. Before development commences, the applicant shall consult with the Parks Superintendent concerning the existing trees on the site and any works necessary for the conservation of the trees during building operations. At least one ornamental tree shall be planted in the front garden of every fourth house (6 trees).	In the interest of visual amenity.
6. The boundaries between houses behind the building line and boundaries at the rear of the houses shall be at least 2m in height and shall be suitably capped and rendered. The screen wall behind the building line of site No. 52 shall be 2m. in height and shall be dashed with brick piers and shall be suitably capped. Boundary walls between houses in front of the building line and the boundary with the pavement except at	To protect the visual amenity of the area.
Contd..	

[Signature]
3/2/82

Assistant City and County Manager

Date

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

day of 19.....

Conditions

Reasons for Conditions

vehicular and pedestrian access openings shall be approximately 1m. in height and shall be suitably constructed in brick to match the proposed houses and shall be suitably capped. The boundary between the sites m and the existing premises fronting onto Whitehall Gardens in the vicinity of site 52 shall be 2m high screen wall suitably capped and rendered.

7. That no development under any permission granted pursuant to this decision be commenced until security for the provision and satisfactory completion and maintenance of services, including maintenance until taking-in-charge, by the local authority of roads, open spaces, car parks, public lighting installation, sewers, watermains or drains has been given by:

(a) Lodgement with the Corporation of an approved insurance compliance bond in the sum of £36,300.

or.

(b) Lodgement with the Corporation of a sum of £19,600 to be applied by the Corporation including any interest accrued thereon at its absolute discretion if such services are not duly provided and maintained to its satisfaction of the provision and completion of such services to standard specification and such lodgement in either case has been acknowledged in writing by the Corporation.

(or.

(c) Lodgement with the Corporation of a letter of guarantee issued by the Construction Industry Federation in respect of the proposed development in accordance with the guarantee scheme agreed with the Corporation.

To achieve a satisfactory standard of development.

8. The houses shall be used as single dwelling units only.

To ensure the development will be in character with surrounding residential development.

Assistant City and County Manager

Date.....

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

19.....