

CORPORATION OF DUBLIN

PLAN NO. 1719/81 (1274/80)	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS 1963 & 1976 PLANNING REGISTER (Part I)		REGISTER REFERENCE XA2491T
1. LOCATION	"The Laurels", Butterfield Avenue, Dublin 14. S		O.S. NO. GRID REF.
2. PROPOSED DEVELOPMENT	3/4 storey block of 20 flats		PREPARED BY: ML CHECKED BY:
3. TYPE & DATE OF APPLICATION	TYPE P.	APPLICATION DATE 27.4.1982	Date Further Particulars: (a) Requested 1. 2. 3. (b) Received 1. 2. 3.
4. SUBMITTED BY	Name A.J. Whittaker & Associates tbn., Address "Lynwood House", Ballinteer Road, Dublin 16.		
5. APPLICANT	Name Moreland Developments Ltd., Address 20 Harcourt Terrace, Dublin 2.		
6. DECISION	O.C.M. No. & DATE P1839. 25th June, 1982. Date NOTIFIED 25th June, 1982.		EFFECT TO GRANT PERMISSION SUBJECT TO NINE (9) CONDITIONS. (SEE OPPOSITE).
7. GRANT	O.C.M. No. & DATE P1839. 30th September, 1982. Date NOTIFIED 30th September, 1982.		EFFECT PERMISSION GRANTED. (SEE OPPOSITE).
8. APPEAL	NOTIFICATION TO 13th July, 1982. CORPORATION		Decision APPEAL WITHDRAWN PER LETTER DATED 23rd September, 1982 FROM AN BORD PLEANALA.
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.	DATE OF ISSUE OF COPY		
15.	CERTIFYING OFFICER		
16.	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

RECOMMENDATION:

I hereby endorse the recommendation of the

Development Control Assistant Grade 1/Planning Assistant Grade 1: MT/MCN. Date: 27/4/82

TO GRANT Permission in respect of the Application received on 27/4/82

subject to 9 conditions, for the development proposed in Plan No./Reg. No. 1710/82

by Applicant Moreland Developments Ltd., 20 Harcourt Terrace, Dublin 2.

namely to: construct 3/4-storey block of 20 flats at "The Laurels" Butterfield Avenue, Dublin 14.

Signed: _____ Principal Officer. Date: _____

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 plans, 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 the proposed development, approval under the Building Bye-Laws to be obtained and all conditions of the approval to be observed in the development.	To ensure compliance with the provisions of the Sanitary Services Acts 1878-1964.
3. This permission must be read in conjunction with the plans dated 24th June Drawing No. S/1 which shows an area of land called the "mill race" as being part of the site. No development shall take place until the applicant has submitted documentary evidence satisfactory to the Planning Authority showing completion of purchase of said land by the applicant.	To ensure that the development will be in accordance with the permission.
4. This planning permission is for 18 flats only, in a 3-storey block. The fourth floor is specifically excluded from this permission.	To ensure that the development will be in accordance with the permission and in the interests of residential amenity.
5. The proposed flat block shall be provided with a pitched slated roof.	In the interests of visual amenity and to ensure that the development will be in character with surrounding residential develop

Contd/....

Assistant City and County Manager Date: _____

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

Contd/....

6. Before development commences, applicant shall consult with the Chief Fire Officer and the Chief Health Inspector and all their requirements shall be incorporated in the development. Any requirement that would result in a material alteration to the external appearance of the structure shall be the subject of a further planning application.

To prevent the creation of a fire or health hazard.

7. Applicant shall submit satisfactory drainage details to the Sanitary Services Section of the Engineering Department and their written agreement shall be obtained prior to commencement of development. In this regard there shall be no alterations shown in the levels of the submitted plans without a prior grant of planning permission.

To achieve a satisfactory standard of development.

8. All requirements of the Roads Engineer shall be incorporated in the development.

To provide for a satisfactory standard of development.

9. A detailed landscaping scheme including details of the types of trees which it is proposed to plant shall be submitted to the Planning Department and the written consent of the Department obtained prior to commencement of development.

In the interests of visual amenity.

Signature of City and County Manager

Date.....

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