

## CORPORATION OF DUBLIN

PLAN NO. 1193/82 (33/82)	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS 1963 & 1976 PLANNING REGISTER (Part I)		REGISTER REFERENCE  XA 2461T
1. LOCATION	rear 23/24 Main St., Rathfarnham, Dublin 14		O.S. NO. S-3391-3 GRID REF. 14282892
2. PROPOSED DEVELOPMENT	factory (alterations to approved plans).		PREPARED BY: CHECKED BY: ML E
3. TYPE & DATE OF APPLICATION	TYPE P.	APPLICATION DATE 24.3.1982	Date Further Particulars: (a) Requested 1. .... 2. .... 3. .... (b) Received 1. .... 2. .... 3. ....
4. SUBMITTED BY	Name K. Murnane & Associates, tbn., Address Cranmer Lodge, Cranmer Lane, Dublin 4.		
5. APPLICANT	Name John C. Walsh, Address 1B Butterfield Avenue, Dublin 14.		
6. DECISION	O.C.M. No. & DATE P1362. 18th May, 1982. Date NOTIFIED 18th May, 1982.		EFFECT TO GRANT PERMISSION SUBJECT TO EIGHT (8) CONDITIONS(SEE OPPOSITE).
7. GRANT	O.C.M. No. & DATE P1362. 8th July, 1982. Date NOTIFIED 8th July, 1982.		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

## RECOMMENDATION:

I hereby endorse the recommendation of the

Development Control Assistant Grade 1/Planning Assistant Grade 1:

Decision Order No. **P1362**

Date

**JC/EH**

Date **17.5.82**

TO GRANT **Permission**

subject to **8** conditions, for the development proposed in Plan No./Reg. No. **1193/82**

by Applicant **John C. Walsh**

of **1B, Butterfield Avenue Dublin 14.**

namely to: **Erect factory (alterations to approved plans) at rear of 23/24 Main Street Rathfarnham Dublin 14.**

Signed:

*RB*

Principal Officer. Date: **18/5/82**

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** 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 development approval under the building bye laws to be obtained and all conditions of the approval to be observed in the development.

To comply with the provisions of the Sanitary Services Acts 1878-1964.

3. Before commencement of the development the applicant shall consult with the Chief Fire Officer and shall ascertain and comply with his requirements in regard to the prevention of a fire hazard in particular the provision of adequate means of escape in case of fire and adequate fire fighting facilities.

To ensure an adequate standard of protection from fire.

4. Before commencement of the development the applicant shall consult with the Chief Health Inspector and shall ascertain and comply with his requirements in regard to the prevention of a health hazard in the development.

To comply with the provisions of the relevant health regulations.

5. The following requirements of the Engineering Department (Roads Section) to be complied with in the development:-  
(a) Provision of a 50 feet radius curve on new set back boundary at junction.

To achieve a satisfactory standard of development.

(b) The height of the new boundary wall shall not exceed 3 feet 6 inches over the roadway in the interests of achieving reasonable visibility at the entrance from the northern side.

*RB 18/5/82*

(c) Any alteration necessary to the public footpath shall be carried out by the Corporation at developers expense.

Assistant City and County Manager

Date

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

Conditions

Reasons for Conditions

any damage to footpath and/or carriageway resulting from building works to be repaired by the Corporation at the developer's expense.

(e) All surface water to be trapped and discharged to drains within the boundary of the site and none shall be permitted to issue onto the public road.

(f) All downpipes, gullies, manholes, A.J.'s, F.A.I.'s etc to be located within the final boundary of the site.

(g) Gates not to open outwards beyond line of final boundary. There must be no encroachment onto the public footpath.

(h) Driveway gradient not to exceed 1 in 40 for the first 20 feet inside boundary.

(i) The boundary line with public property to consist of a wall, except for access points, of substantial construction and be at least 18" in height.

(j) Other than direct underground connections to public services all drains and conduits shall be located within the final boundary of the site.

(k) A lighting scheme to be installed in the development equal in standard to that of the Public Lighting Department

(l) It is to be clearly understood that the development is to remain in private ownership and will not be taken in charge of the Corporation at any time in the future.

6. The following requirement of the Engineering Department (Sanitary Services Section) to be complied with in the development.

(a) No trade effluent may be discharged to the river or the Corporation sewers.

7. The area indicated as off street car parking to be reserved exclusively for such purpose.

8. The areas indicated for treeplanting and landscape strip to be carried out within 12 months of completion of development. Any trees severely damaged or uprooted to be replaced within 12 months.

To achieve a satisfactory standard of development.

To avoid on street parking and injury to public amenity.

To provide for the proper planning and development of the area.

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.....