

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE XA.1692
1. LOCATION	121 Drimmagh Road, Dublin 12		
2. PROPOSAL	Conversion and extension of ex. garage / Car sales office to indoor games and sports club		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars (a) Requested (b) Received
	P.	3.9.82	<div style="display: flex; justify-content: space-between;"> <div>1. 2nd Nov., 1982</div> <div>1. 15th Nov., 1982</div> </div> <div style="display: flex; justify-content: space-between;"> <div>2.</div> <div>2.</div> </div>
4. SUBMITTED BY	Name John Davies M.I. Arch., Address 2 Skreen Road, Dublin 7		
5. APPLICANT	Name Mr. R. Christie, Address 142 Walkintown Road, Dublin 12.		
6. DECISION	O.C.M. No. PA/20/83 Date 11th Jan., 1983		Notified 12th Jan., 1983 Effect To refuse permission,
7. GRANT	O.C.M. No. Date		Notified Effect
8. APPEAL	Notified 1st March, 1983 Type 1st Party		Decision Permission refused by An Bord Pleanala Effect 21st Nov., 1983
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.			

Prepared by

Checked by

Copy issued by Registrar.

Date

Co. Accts. Receipt No

DUBLIN COUNTY COUNCIL

Telephone 724755
Ext. 262/264

PLANNING DEPARTMENT
Block 2
Irish Life Centre
Lower Abbey Street
Dublin 1

NOTIFICATION OF A DECISION TO REFUSE:

~~XXXXXX PERMISSION XXXX~~ PERMISSION : ~~XXXXXX~~

LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACTS, 1963-1982.

To;

..... O'Malley & Bergin, Register Reference No. **XA.1692**
..... **33 Fitzwilliam Place,** Planning Control No. **11881**
..... **DUBLIN 2.** Application Received **3.9.82**
..... Additional Inf. Recd. **15.11.82**
APPLICANT .. **Reg. Christie**

In pursuance of its functions under the above mentioned Acts the Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by order, **PA/20/83** dated **11.1.83** decide to refuse:

~~XXXXXX PERMISSION XXXX~~

PERMISSION

~~XXXXXX~~

For. . . . **conversion and extension of Reg. Christie Motors Ltd.'s existing garage/car**
..... **sales outlet to indoor games and sports club with coffee area at 121 Drinnagh Road,**
for the following reasons:

1. The proposed development located in an area zoned to preserve and improve residential amenity would contravene materially that objective, would not be in accordance with the proper planning and development of the area and would be seriously injurious to the amenities of residential properties in the vicinity.
2. The proposed development would endanger public safety by reason of a traffic hazard because it would generate additional traffic turning movements on the heavily trafficked Drinnagh Road.
3. The car parking provision proposed is insufficient to serve the development and will give rise to undesirable kerbside parking.

Signed on behalf of the Dublin County Council
for PRINCIPAL OFFICER

Date.....**12th January, 1983**.....

An appeal against the decision may be made to An Bord Pleanála 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 An Bord Pleanála, Irish Life Centre, Dublin 1, and accompanied by a deposit of £10. When an appeal has been duly made and has not been withdrawn, An Bord Pleanála will determine the application for permission as if it had been made to them in the first instance.

FUTURE PRINT

XA 1692

O'Malley & Bergin,
33 Fitzwilliam Place,
DUBLIN 2.

2nd November, 1982.

RE: Proposed conversion and extension of Reg. Christie Motors Ltd.'s
existing garage/car sales outlet to indoor games and sports
club, with coffee area at 121, Drimmagh Road, DUBLIN 12,
Reg. Christie.

Dear Sir,

With reference to your planning application received here on 3rd September, 1982 in connection with the above, I wish to inform you, that before the application can be considered under the Local Government (Planning and Development) Acts, 1963-1982 the following additional information must be submitted in quadruplicate:-

1. Applicant to submit a detailed breakdown of the floor areas to be allocated to the separate activities in the proposed leisure complex.
2. Applicant to submit a block plan showing the provision for off-street car parking related to the proposed use of the leisure complex in accordance with the Development Plan standards.
Applicant to submit specific proposals for the prevention of car parking on footpath fronting the site.
3. Applicant to submit details of the anticipated number of persons using the premises in relation to the various activities proposed in the leisure complex and the proposed hours and days of opening of the premises.
4. The proposed development is located in an area zoned to preserve and improve residential amenity. The applicant is to submit details indicating how the proposals conform with the zoning objectives for the area and evidence of the need for the proposed activities in this residential area for the residents of the area.

Please mark your reply "Additional Information" and quote the Reg. Ref. No. given above.

Yours faithfully,



for Principal Officer.

AN BORD PLEANÁLA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1983

County Dublin

Planning Register Reference Number: X.A. 1692

APPEAL by Reg Christie of 142 Walkinstown Road, Dublin, against the decision made on the 11th day of January, 1983, by the Council of the County of Dublin to refuse permission for development described as the conversion and extension of an existing garage/car sales office to indoor games and sports club at 121 Drimmagh Road, Dublin.

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1983, permission is hereby refused for the said development for the reasons set out in the Schedule hereto.

SCHEDULE

1. The site is located in an area where the objective of the planning authority, as expressed in the Dublin County Development Plan, is to protect and/or improve residential amenity. This objective is considered reasonable and the proposed development would conflict with it and be seriously injurious to the amenities of the area.
2. Inadequate provision has been made in the application for off-street car parking facilities and, in the absence of adequate car parking facilities on the site, the proposed development would endanger public safety by reason of traffic hazard because of the on-street car parking it would generate on the heavily-trafficked Drimmagh Road.

M. J. Lowan

Member of An Bord Pleanála duly authorised to authenticate the seal of the Board.

Dated this *21st* day of *November* 1983.