

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE XA 1680
1. LOCATION	"St. Columbans," Balrothery, Tallaght, S		
2. PROPOSAL	4 two storey houses,		
3. TYPE & DATE OF APPLICATION	TYPE OP	Date Received 3rd Sept., 1982	Date Further Particulars (a) Requested
			(b) Received
			1. 2.
4. SUBMITTED BY	Name O'Malley & Bergin, Address 33, Fitzwilliam Place, Dublin 2.		
5. APPLICANT	Name Reps. of Patrick Doran, (decd.) Address "St. Columbans," Balrothery, Tallaght, Co. Dublin.		
6. DECISION	O.C.M. No. PA/3074/82		Notified 14th Dec., 1982
	Date 14th Dec., 1982		Effect To refuse permission,
7. GRANT	O.C.M. No.		Notified
	Date		Effect
8. APPEAL	Notified 18th Jan., 1983		Decision 0. Permission granted
	Type 1st Party,		by An Bord Pleanála Effect 28th Sept., 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

AN BORD PLEANÁLALOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1982County DublinPlanning Register Reference Number: X.A. 1680

APPEAL by the Representatives of Patrick Doran (deceased) of "St Columban's", Balrothery, Tallaght, County Dublin against the decision made on the 14th day of December, 1982, by the Council of the County of Dublin in relation to an application for outline permission for housing development at "St Columban's", Balrothery, Tallaght, County Dublin in accordance with plans and particulars lodged with the said Council:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1982, it is hereby decided, for the reason set out in the First Schedule hereto, to grant outline permission for the said housing development in accordance with the said plans and particulars, subject to the conditions specified in column 1 of the Second Schedule hereto, the reasons for the imposition of the said conditions being as set out in column 2 of the said Second Schedule and the said outline permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

The replacement of the existing cottage and the construction of two other houses would not, if built in accordance with the conditions set out in the Second Schedule hereto, be contrary to the proper planning and development of the area.

SECOND SCHEDULE

<u>Column 1 - Conditions</u>	<u>Column 2 - Reasons for Conditions</u>
1. The number of houses on the site shall not exceed three.	1, 2 and 3. In the interests of amenity and orderly development.
2. The houses shall be located at the western end of the site and on the building line of the house on the adjoining site to the west.	
3. A wall 1.8 metres high shall be constructed on the southern boundary of the site for a distance not less than 50 metres from its western end.	
4. Entrance gates shall be set back and bellmouthed in accordance with the requirements of the planning authority.	4, and 5. In the interests of traffic safety.

Contd./....

SECOND SCHEDULE (CONTD.)

Column 1 -- Conditions	Column 2-Reasons for Conditions
<p>5. The houses shall not be occupied until the new road has been opened to traffic.</p> <p>6. The developers shall pay a sum of money to the Dublin County Council as a contribution towards the provision of public services in the area which facilitate the proposed development. The amount to be paid and arrangements for payment shall be as agreed between the developers and the said Council before development commences or, failing agreement, shall be as determined by An Bord Pleanala.</p>	<p>6. The Board considers it reasonable that the developers should contribute towards the cost of providing such services.</p>



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

Dated this th 23 day of September 1983.

DUBLIN COUNTY COUNCIL

Phone 724755
Ext. 262/264

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

NOTIFICATION OF A DECISION TO REFUSE:

~~XXXXXXXXXXXXXXXXXXXX~~ PERMISSION : ~~XXXXXXXXXX~~
LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACTS, ~~1963-1982~~ 1963-1982.

To;

O'Hailey & Bergin,

Register Reference No. **XB 1680** **XA 1680**

33 Fitzwilliam Place,

Planning Control No.

DUBLIN 2.

Application Received **3.9.82**

Esg. Act. Perm. **12.11.82**

Additional Inf. Recd.

APPLICANT **Representatives Patrick Doran, Deceased.**

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, P/A/3074/82..... dated **14th December, 1982.**..... decide to refuse:

~~XXXXXXXXXXXXXXXXXXXX~~

PERMISSION

~~XXXXXXXXXX~~

For **4. two. storey. houses. at. "St. Columban's", Balrothery, Tallaght.**

for the following reasons:

1. The proposed development which envisages the construction of four dwellings located on a restricted site would not comply with the Standards required under the County Development Plan in relation to space about dwellings and would therefore be contrary to the proper planning and development of the area.
2. The site of this proposed development is seriously affected by a required 100 ft. building line set back from the adjoining proposed Tallaght Bye-Pass route immediately to the south.

Signed on behalf of the Dublin County Council
for PRINCIPAL OFFICER

Date.....**14th December, 1982.**..

An appeal against the decision may be made to An Bord Pleanala 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 Pleanala, 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 Pleanala will determine the application for permission as if it had been made to them in the first instance.

FUTURE PRINT