

COMHAIRLE CHONTAE ATHA CLIATH

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| P. C. Reference | LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER | | REGISTER REFERENCE 86A/1738 |
| 1. LOCATION | Brownstown, Naas Road, Baldonnell. | | |
| 2. PROPOSAL | Heavy vehicle park & private garage. | | |
| 3. TYPE & DATE OF APPLICATION | TYPE | Date Received | Date Further Particulars (a) Requested (b) Received |
| | P. | 19th Dec. 86 | 1. 2. |
| | | | 1. 2. |
| 4. SUBMITTED BY | Name Mr. Gabriel T. F. Downey, Address 80, Heytesbury Lane, Dublin 4. | | |
| 5. APPLICANT | Name Kilbride Traders Limited, Address Baldonnell, Naas Road, Co. Dublin. | | |
| 6. DECISION | O.C.M. No. P/509/87 Date 17/2/87 | Notified 17/2/87 Effect To refuse permission | |
| 7. GRANT | O.C.M. No. Date | Notified Effect | |
| 8. APPEAL | Notified 18/3/87 Type 1st Party | Decision Permission refused by An Bord Pleanála Effect 19th Aug., 1987 | |
| 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 PLEANÁLA

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

County Dublin

Planning Register Reference Number: 86A/1738

B

APPEAL by Kilbride Traders Limited, of Brownstown, Naas Road, Baldonnell, County Dublin, against the decision made on the 17th day of February, 1987, by the Council of the County of Dublin to refuse permission for development described in the public notice as heavy vehicle park and private garage at Brownstown, Naas Road, Baldonnell, County Dublin.

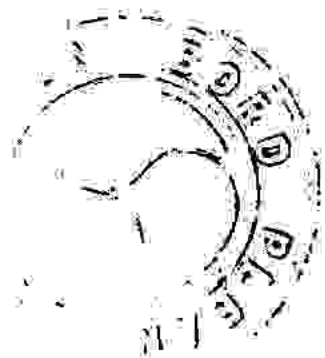
DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1983, permission is hereby refused for the said development for the reasons set out in the Schedule hereto.

SCHEDULE

1. The proposed commercial development is located in an area zoned in the County Development Plan "to protect and provide for the further development of agriculture". The proposed development would constitute an undesirable extension of commercial activity which would be incompatible with this zoning objective. Having regard to the nature of the development and the prominence of the site when viewed from the nearby National Primary Road, the proposed development would be obtrusive and would be injurious to the visual amenities of the area, thereby militating against the preservation of the area's rural environment.
2. The proposed development which is located in zone 'A' of the Department of Defence's Protected Area around Casement Aerodrome would interfere with the operation and development of air traffic at the Aerodrome and thereby endanger public safety.

SECHEDULE (CONTD.)

3. The proposed development would lead to increased traffic and turning movements by heavy vehicles on the local substandard road network and at the Baldonnell Road/Naas Road junction and would thereby endanger public safety by reason of traffic hazard.
4. The proposed development would materially contravene condition number 8 of Planning Register Reference Number 86A/371 which required that this area of the site between the existing building and the Naas dual carriageway be left free of all industrial or commercial development including advertising signs. The Board considers this condition to be reasonable.



McConnell

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

Dated this 19th day of August 1987.

DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

PLANNING DEPARTMENT,
BLOCK 2,
IRISH LIFE CENTRE,
LR. ABBEY STREET,
DUBLIN 1.

NOTIFICATION OF A DECISION TO REFUSE:

~~PLANNING PERMISSION~~ PERMISSION: ~~APPROVAL~~
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963-1983

To..... Gabriel T.F. Downey Arch.....
..... 80 Heytesbury Lane.....
..... Dublin 4.....
Applicant..... Kilbride Traders Ltd.....
Register Reference No..... 86A/1738
Planning Control No.....
Application Received..... 19.12.86
Additional Information Received.....

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/ 509/87, dated 17.2.87, decided to refuse:

~~PLANNING PERMISSION~~ PERMISSION ~~APPROVAL~~

For..... Proposed heavy vehicle park and private garage at Brownstown, Naas Rd., Baldonnell.....

for the following reasons:

1. The proposed development is located in an area for which the County Development Plan zoning objective is 'B' "to protect and provide for the further development of agriculture". The proposed development is incompatible with this zoning objective and would further militate against the preservation of the rural environment. This objective is particularly important in this situation in view of the proximity of the site to the Naas Road and the desirability to keep the Naas Road area free of commercial development.
2. The proposed development would lead to increased turning movement by heavy goods vehicles on the adjoining substandard road network and at the existing Naas Road (National Primary Route) Baldonnell Road junction which could lead to a demand for additional works to the junction to alleviate the creation of a possible traffic hazard. The proposed development would therefore endanger public safety.
3. The proposed would constitute an undesirable extension of commercial activity and would thereby be injurious to the amenities of the area and be contrary to Council policy to limit haphazard rural development.
4. The proposed development which is located in zone 'A' of the Department of Defences Protected Area around Casemont Aerodrome being from 50m. north to 190m. south of extended centreline of Runway 11/29 opposite points from 980m. - 1250m. east of threshold 29, would interfere with the operation and development of air traffic of the Aerodrome and thereby endanger public safety.

Signed on behalf of the Dublin County Council

for PRINCIPAL OFFICER

Date..... 17th February. 1987.....

IMPORTANT:

NOTE: (1) An appeal against the decision may be made to An Bord Pleanála. The applicant may appeal within one month from the date of receipt by him of this notification. The appeal shall be in writing and shall state the subject matter of the appeal and grounds of appeal and should be addressed to An Bord Pleanála, Irish Life Centre, Lower Abbey Street, Dublin 1. An appeal lodged by an applicant or his agent with An Bord Pleanála will be invalid unless accompanied by a fee of £36. (Thirty-six pounds). (2) A party to an appeal making a request to An Bord Pleanála for an oral hearing of an appeal must, in addition to (1) above, pay to An Bord Pleanála a fee of £36. (Thirty-six pounds). (3) A person who is not a party to an appeal must pay a fee of £10 (Ten pounds) to An Bord Pleanála in relation to an appeal. 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.

5. The proposed development would materially contravene condition No. 8 of Reg. Ref. 86A/371, Order No. P/1722/86.



for Principal Officer.

DATED: 17th February, 1987