

COMHAIRLE CHONTAE ATHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE 86A/1274
1. LOCATION	six sites adjacent to the close, Kingswood Heights Estate Belgard Road, Clondalkin		
2. PROPOSAL	Alterations to approved house type on 6 sites adjacent to the Close		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars (a) Requested (b) Received
	P.	5 Sept 1986	<div style="display: flex; justify-content: space-between;"> <div style="width: 45%;"> 1. 2. </div> <div style="width: 45%;"> 1. 2. </div> </div>
4. SUBMITTED BY	Name J. Fitzpatrick Address 25 Tonlegee Road, Coolock, Dublin 5.		
5. APPLICANT	Name J. Henry (joinery Ltd) Address Ballymorefinn, Bohernabreena, Co. Dublin.		
6. DECISION	O.C.M. No. E/4101/86		Notified 3rd Nov., 1986
	Date 3rd Nov., '86		Effect To grant permission
7. GRANT	O.C.M. No. P/4786/86		Notified 18th Dec., 1986
	Date 18th Dec., 1986		Effect Permission granted
8. APPEAL	Notified		Decision
	Type		Effect
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

Copy issued by Registrar.

Checked by

Date

Co. Accts. Receipt No

DUBLIN COUNTY COUNCIL

tel. 724755 (ext. 262/264)

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

GRANT OF
PERMISSION

P / 4786 / 86

Notification of Grant of Permission / Approval XXXXXX

Local Government (Planning and Development) Acts, 1963-1982

To J. Fitzpatrick Arch.,
25 Tonlegee Rd.,
Coolock,
Dublin 5
Applicant J. Heery

Decision Order
Number and Date P/4101/86 3.11.86
Register Reference No. 86A/1274
Planning Control No.
Application Received on 5.9.86

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.

Proposed alterations to approved house type on 6 sites adjacent to The Close,
Kingswood Heights Estate, off Belgard Rd., Clondalkin

CONDITIONS	REASONS FOR CONDITIONS
1. That the development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, save as may be required by the other conditions attached hereto.	1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.
2. That before development commences, approval under the Building Bye-Laws to be obtained and all conditions of that approval to be observed in the development.	2. In order to comply with the Sanitary Services Acts, 1878-1964.
3. That the proposed house be used as a single dwelling unit.	3. To prevent unauthorised development.
4. That a financial contribution in the sum of <u>£2,800.00</u> be paid by the proposer to the Dublin County Council towards the cost of provision of public services in the area of the proposed development, and which facilitate this development; this contribution to be paid before the commencement on the site.	4. The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

Signed on behalf of the Dublin County Council

AK
For Principal Officer

IMPORTANT: Turn overleaf for further information

Date

18 DEC 1986

Approval of the Council under Building Bye-Laws must be obtained before the development is commenced and the terms of approval must be complied with in the carrying out of the work.

CONDITIONS

REASONS FOR CONDITIONS

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5. That no development under any permission granted pursuant to this decision be commenced until security for the provision and satisfactory completion of services including maintenance until taken-in-charge by the Local Authority of roads, open space, carparks, sewers, watermains or drains has been given by:

5. To ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in the development.

- (a) Lodgment with the Council of an approved Insurance Company Bond in the sum of £8,000.00

which shall be renewed by the developer from time to time as required during the course of the development and kept in force by him until such time as the roads, open space, carparks, sewers, watermains and drains are taken-in-charge by the Council.

Or/

- (b) Lodgment with the Council of £5,000.00 to be applied by the Council at its absolute discretion, if such services are not duly provided to its satisfaction on the provision and completion of such services to standard specification.

Or/

- (c) Lodgment with the Planning Authority of a letter of guarantee issued by any body approved by the Planning Authority for the purpose in respect of the proposed development in accordance with the guarantee scheme agreed with the Planning Authority.

and such lodgment in either case has been acknowledged in writing by the Council.

Note: When development has been completed, the Council may pursue the Bond to secure completion of the works required to bring the estate up to the standard for taking-in-charge.

Contd/...

PK

18 DEC 1986

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DUBLIN COUNTY COUNCIL

Tel. 724755. (ext. 262/264)

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

GRANT OF
PERMISSION

P / 4786 / 8.6

Notification of Grant of Permission/Approval
Local Government (Planning and Development) Acts, 1963-1982

To J. Fitzpatrick, Arch.
25 Tonlegree Rd.,
Coolock, Dublin 4
Applicant J. Heery

Decision Order Number and Date P/4101/86 3.11.86
Register Reference No. 86A/1274
Planning Control No.
Application Received on 5.9.86

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.

Proposed alterations to approved house type on 6 sites adjacent to The Close, Kingswood Heights Estate, off Belgard Rd., Clondalkin

SUBJECT TO THE FOLLOWING CONDITIONS

CONDITIONS	REASONS FOR CONDITIONS
That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.	To protect the amenities of the area.
That all public services to the proposed development, including electrical, telephone cables and equipment, be located underground throughout the entire site.	In the interest of amenity.
That public lighting be provided as each street is occupied in accordance with a scheme to be approved by the County Council so as to provide street lighting to the standard required by the County Council.	In the interest of amenity and public safety.
That no dwellinghouse be occupied until all the services have been connected thereto and are operational.	In the interest of the proper planning and development of the area.
That the area shown as open space be levelled, sowed, seeded and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings.	In the interest of the proper planning and development of the area.
That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council.	In order to comply with the Sanitary Services Acts, 1878 - 1964.

(Contd. . .)

Signed on behalf of the Dublin County Council

For Principal Officer

18 DEC 1986

Date

IMPORTANT: Turn overleaf for further information

Approval of the Council under Building Bye-Laws must be obtained before the development is commenced and the terms of approval must be complied with in the carrying out of the work.

CONDITIONS

REASONS FOR CONDITIONS

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11. That all watermain tapplings, branch connections, swabbing and chlorination, be carried out by the County Council, Sanitary Services Department and that the cost thereof be paid to the County Council before any development commences.

12. That an acceptable street naming and house numbering scheme be submitted to and approved by the County Council before any constructional work takes place on the proposed houses.

13. That screen walls in block or similar durable materials not less than 2 metres high, suitably capped and rendered, be provided at the necessary locations so as to screen rear gardens from public view. The specific locations and extent of walling must be fully discussed and agreed with the County Council before construction. Timber fencing is not acceptable.

14. That the developer shall construct and maintain to the Council's standard for taking in charge all the roads, including footpaths, verges, public lighting, open space, sewers, watermains or drains forming part of the development, until taken in charge by the Council.

15. That the areas shown and conditioned as open

1. To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of these services by the County Council will facilitate the proposed development, it is considered reasonable that the Council should recoup the cost.

2. In the interest of the proper planning and development of the area.

3. In the interest of visual amenity.

4. In the interest of the proper planning and development of the area.

5. To ensure that the development is carried out in accordance with the conditions of the planning permission.

DUBLIN COUNTY COUNCIL

GRANT OF
PERMISSION

tel. 724755 (ext. 262/264)

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

P / 4786 / 86

Notification of Grant of Permission/Approval

XXXXXXXXXX
Local Government (Planning and Development) Acts, 1963-1983

To J. Fitzpatrick,
..... Arch.,
..... 25 Tonlegee Rd.,
..... Coolock, Dublin 5
Applicant J. Heery

Decision Order
Number and Date ... P/4101/86 3.11.86
Register Reference No. 86A/1274
Planning Control No.
Application Received on ... 5.9.86

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.

..... Proposed alterations to approved house type on 6 sites adjacent to The Close, Kingswood
..... Heights Estate, off Belgard Rd., Clondalkin

CONDITIONS	REASONS FOR CONDITIONS
16. That the water supply and drainage arrangements be in accordance with the requirements of the Sanitary Services Department.	16. In order to comply with the requirements of the Sanitary Services Department.
17. Details of street tree planting and grassing of the public open space which adjoins the existing dedicated public open space are to be submitted and agreed with the Councils Parks Department prior to commencement of development.	17. In the interest of the proper planning and development of the area.
18. As the proposed housing access road will necessitate the removal of recently planted trees at Garrynisk the applicant must give the Parks Department sufficient notice of the construction of the access road in order that the trees in question can be removed.	18. In the interest of the proper planning and development of the area.
19. That a formal written agreement be reached with the Council for the proposed access road via Garrynisk Estate and that no development commence in the absence of such an agreement.	19. In the interest of the proper planning and development of the area.

Signed on behalf of the Dublin County Council


For Principal Officer

Date

18 DEC 1986

Approval of the Council under Building Bye-Laws must be obtained before the development is commenced and the terms of approval must be complied with in the carrying out of the work.

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