

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE 86A/1002
1. LOCATION	Ballydowd, Lucan, Co. Dublin.		
2. PROPOSAL	126 houses.		
3. TYPE & DATE OF APPLICATION	TYPE O. P.	Date Received 11th July, 1986.	Date Further Particulars
			(a) Requested Time ext. up to & incl., 10/10/86 2.
4. SUBMITTED BY	Name Keane Murphy Duff, Address 36, Fenian Street, Dublin 2.		
5. APPLICANT	Name Lark Developments Limited, Address 69/71, St. Stephen's Green, Dublin 2.		
6. DECISION	O.C.M. No. P/3823/86		Notified 10th Oct., 1986
	Date 10th Oct., 1986		Effect To grant o. permission
7. GRANT	O.C.M. No. P/4367/86		Notified 19th Nov., '86
	Date 19th Nov., '86		Effect O. 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

724755 (ext. 262/264)

P/4367/86

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

Notification of Grant of Outline Permission

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

To Keane Murphy Duff,
Chartered Archt.,
36. Fenian St.,
Dublin 2
Applicant Lark Developments Ltd.

Decision Order
Number and Date P/3823/86 10.10.86
Register Reference No. 86A/1002
Planning Control No.
Application Received on 11.7.86
Time at up to 10.10.86
Additional information received

Outline Permission for the development described below has been granted subject to the undermentioned conditions.

Proposed erection of 126 No. Houses at Ballydowd, Lucan

CONDITIONS	REASONS FOR CONDITIONS
<p>AK 1. That details relating to layout, siting, height, design and external appearance of the proposed ^{dwellings} building and means of access thereto shall be submitted to and approved by the Planning Authority before any works are begun.</p> <p>2. That a financial contribution to be determined by the Planning Authority on submission of detailed plans for approval be paid by the applicant to 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 of development on the site.</p> <p>3. That a financial contribution in the sum of £40,631.00 be paid by the applicant on submission of detailed plans for approval, to Dublin County Council as a contribution towards the Councils costs of acquisition and development of public open space in the area of the proposed development.</p> <p>4. That a financial contribution in the sum of £1,200. per house be paid by the applicant on submission of detailed plans for approval to Dublin County Council as a contribution towards the Councils costs of providing the infrastructural network necessary to relieve traffic hazard in the area of the proposed development.</p>	<p>1. In the interest of the proper planning and development of the area.</p> <p>2. 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.</p> <p>3. 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.</p> <p>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.</p>

Signed on behalf of the Dublin County Council

For Principal Officer

Form 2

Date

19 NOV 1986

IMPORTANT: The Outline Permission is subject to further APPROVAL being obtained in accordance with the provisions contained in the Local Government (Planning & Development) Acts, 1963-1982 prior to the commencement of development.

5. That a detailed landscape plan, including a scheme of shrub and tree planting at a rate of one tree per house, with full works specification, bill of quantity for the development of open space to serve the development shall be submitted at the approval stage.

5. In the interest of amenity.

6. That detailed plans for approval shall include inter alia.

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

(a) a 2m. high forticrete block wall to all rear gardens bounding the Lucan Bypass and outer distributor road.

(b) the relocation of the existing E.S.B. line that traverses the site along the south western corner.

(c) the incorporation, into the front gardens of sites nos. 52-57 incl. on Road 1 of an undefined area of land at this location.

(d) detailed surface water sewer, foul sewer and watermain drawings.

(e) details of the treatment of the southern boundary of the site and the existing ditch and hedge at this location.

(f) a 2m. high boundary wall along rear gardens to the north-east of the site and bounding the Foxhunter Public House.

(g) the piping of the existing surface water drain along the western boundary of Foxhunter Public House site.

7. That the developer shall lodge with Dublin County Council (prior to the commencement of development) a cash deposit, a bond of an Insurance Company or other security to secure the provision and satisfactory completion and maintenance until taken in charge by the said Council of Roads, footpaths, sewers, watermains, drains, public lighting and other services required in connection with the development. The amount of security shall be determined by the Planning Authority on submission of detailed plans for approval.

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

19 NOV 1986

Keane Murphy Duff,
36, Fenian Street,
Dublin 2.

86A/1002

9/9/'86

Re: Proposed erection of 126 no. houses at Ballydowd,
Lucan for Lark Developments Ltd.

Dear Sirs,

With reference to your planning application received here on 11/7/'86, (letter for extension period received 9/9/'86), in connection with the above, I wish to inform you that:-

In accordance with Section 26(4A) of the Local Government (Planning and Development) Act, 1983, as amended by Section 39(F) of the Local Government (Planning and Development) Act, 1963, the period for considering this application within the meaning of subsection (4A) of Section 26 has been extended up to and including the 10/10/'86.

Yours faithfully,


for Principal Officer.