### COMHAIRLE CHONTAE ATHA CLIATH

P. C. Reference	DEVELOPMENT	NT (PLANNING AND ACT 1963 & 1976 REGISTER	REGISTER REFERENC 86A/755
1. LOCATION	Sites 72-74, 76-90 even, 63-81 odd, Longwood Park, Grange Road, Rathfarnham.		
z. PROPOSAL	Revision to houses si 76-90 even, 63-81 odd		ons to houses sites
3. TYPE & DATE OF APPLICATION	TYPE Date Received P. 29 May 1986	(a) Requested  1	
4. SUBMITTED BY	Name James V N Looney Address 17 Prussia Street, Dublin 7.		
5. APPLICANT	Name N & M O'Grady (Developments) Ltd. Address 17 Prussia Street, Dublin.		
6. DECISION	O.C.M. No. P/2641/86  Date 24th July,	Notified  Effect	24th july, 1986 To grant permission
7. GRANT	O.C.M. No. P/3396/86  Date 11th sept.	Notified Fffect	11th Sept., 1986 Permission granted
8. APPEAL	Notified Type	Decision Effect	
9. APPLICATION SECTION 26 (3)	Date of application	Decision Effect	
10. COMPENSATION	Ref. in Compensation Register  Ref. in Enforcement Register		
2. PURCHASE NOTICE			
13. REVOCATION or AMENDMENT			
15.			
Prepared by	,		

APPLICATION OF THE PARTY OF THE

Tel. 724755 (ext. 262/264)

### P/339.6/86

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

Form A1-Future Print Ltd.

## Notification of Grant of Permission/Approval Local Government (Planning and Development) Acts, 1963-1983

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ToJames V.N. Looney;	Decision Order Number and Date P/2641/86, 24/7/!86
	Register Reference No
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Applicant N. & M. C	Grady Davelopments Ltd
A PERMISSION/APPROVAL has been granted for the developm	ent described below subject to the undermanage conditions.
Proposed retention of revisions to approved sement and permission for revisions to approved semi-descriptions of the semi-description of the semi-desc	stached houses on Site No. 's 76-90, even,
CONDITIONS	REASONS FOR CONDITIONS
<ol> <li>The development to be carried out in its end accordance with the plans, particulars and specifications lodged with the application, as as may be required by the other conditions at hereto.</li> <li>That before development commences, approvalunder the building Bye-Laws be obtained and and accordance of the conditions.</li> </ol>	shall be in accordance with the permission and that effective ached control be maintained.  2. In order to comply with the Sanitary Services Acts, 1878-196
conditions of that approval be observed in the development.  3. That each proposed house be used as a	3. To prevent unauthorised
single dwelling unit.	development.
4. That the arrangements made for the payment financial contribution of £35,000. In respect of the overall development be strictly adhere to in respect of this development.	in the area by the Council will
	CONT
	-11/
Signed on behalf of the Dublin County Council	
	For Principal Officer 11 SEP 1986
	Date

Approval of the Council under Building Sye-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.

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, Car Parks, Sewers, Watermains or Drains has been given by:

a. Lodgement with the Council of an approved Insurance Company Bond in the sum of £55,000,00 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, Car Parks, Sewers, Watermains and Drains are taken in charge by the Council.

b. Lodgement with the Council of Cash sum of £32,000 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 specifications.

c. Lodgement 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 lodgement in any 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-incharge.

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

Form A.I.—Future Print Ltd

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To James V.N. Looney.	Janning - Fermission /A
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Dublin 7.  Applicant	Plane: No
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6. The	Application Received on
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law actor to ne meany meany	ents Ltd. 29/5/86  Disposent described below subject to the undermentioned conditions at detached houses on sites No. 18.72-74.  Entire No. 18.72-74.  29/5/86  29/5/86  29/5/86  29/5/86
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and permission for revisions to approved 63-81 odd, Longwood Park, Grange Road; Rathf.  CONDITIONS  Contractor to prevent the spillage or deposit of the works.  Change the course of the works.  Consider the development of the spillage or deposit of the works.	of 6. To protect to
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### P/339.6/86

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

# Local Government (Planning and Development) Acts. 1963-1983

N.	ecision Order umber and Date
Real Property of the Property	edister Reference Ma
Dublin 7	egister Reference No
Applicant	entering Control No. (3.6) to exercisely to exercise the control of
Applicant	prication Received on
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A PERMISSION/APPROVAL has been granted for the development de Proposed retention of revisions to approved semi-dand and permission for revisions to approved semi-detail 63-81 odd, Longwood Park, Grange Road, Rathfarnham	MARKET AND THE PROPERTY OF THE
CONDITIONS	
	REASONS FOR CONDITIONS
6. That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining lands during the course of the works.	6. To protect the amenities of the area.
7. That all public services to the proposed development, including electrical telephone cables and equipment be relocated underground throughout the entire site.	7. In the interest of amenity.
8. 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.	8. In the interest of amenity and public safety.
9. That no dwellinghouse be occupied until all the services have been connected thereto and are operational.	9. In the interest of the proper planning and development of the area.
10. That the water supply and drainage arrangements, including the disposal of surface water be in accordance with the requirements of the County Council.	10. In order to comply with the Sanitary Services Acts, 1878-1964.
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Signed on baball of the column	// CONT./
Signed on behalf of the Dublin County Council	
	For Principal Officer
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Approval of the Council under Suilding 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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- 11. That all watermain terpings, 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 condition nos. 13, 14, 15, 16, 17, 18, 19, 20 and 21 of Order No. PA/2107/83, dated 20/9/83, (Reg. Ref. YA.1306) be strictly adhered to in the proposed development.
- 13. That a financial contribution in the sum of £600.00per house be paid by the proposer to the Dublin County Council towards the cost of provision of roads 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.
- 14. That the area shown as open space be levelled, soiled and seeded and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings, or alternatively, a financial contribution in the sum of £300.00 per house be paid by the proposer to the Dublin County Council towards the cost of development of open space. This contribution to be paid prior to commencement of development on the site.

- Il. 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 is considered reasonable that the Council should recoup the cost.
- 12. In the interest of the proper planning and development of the are.a
- 13. 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.
- 14. 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.