

# COMHAIRLE CHONTAE ÁTHA CLIATH

|                               |  |                                    |                               |
|-------------------------------|--|------------------------------------|-------------------------------|
| P. C. Reference               | LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976<br>PLANNING REGISTER |                                    | REGISTER REFERENCE<br>86A/651 |
| 1. LOCATION                   | Sites 1-6 Road S, Suncroft, Stage 2, Fortunestown                                |                                    |                               |
| 2. PROPOSAL                   | Change of elevation + 1 additional house   |                                    |                               |
| 3. TYPE & DATE OF APPLICATION | TYPE<br><br>P  | Date Received<br><br>13th May 1986 | Date Further Particulars      |
|                               |  |                                    | (a) Requested (b) Received    |
|                               |  |                                    | 1. ....<br>2. ....            |
| 4. SUBMITTED BY               | Name J. Fitzpatrick, Kelland Homes Ltd.  |                                    |                               |
|                               | Address Monastery Road, Clondalkin   |                                    |                               |
| 5. APPLICANT                  | Name Kelland Homes Ltd.  |                                    |                               |
|                               | Address  |                                    |                               |
| 6. DECISION                   | O.C.M. No. P/2456/86   |                                    | Notified 10th July, 1986      |
|                               | Date 10th July, 1986   |                                    | Effect To grant permission    |
| 7. GRANT                      | O.C.M. No. P/3157/86   |                                    | Notified 22nd Aug., 1986      |
|                               | Date 22nd Aug., 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

P/3157/86

Tel. 724755 (ext. 262/264)

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

GRANT OF  
PERMISSION

## Notification of Grant of Permission/Approval

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

To **Kelland Homes Ltd.,**  
**Monastery Road,**  
**Clondalkin,**  
**Dublin 22.**  
Applicant **Kelland Homes Ltd.**

Decision Order  
Number and Date **P/2456/86, 10/7/'86**  
Register Reference No. **86A/651**  
Planning Control No. ....  
Application Received on **13/5/'86**  
Floor area **510 sq.m.**

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

XXXXXX

Proposed change of elevation to approved house type plus 1 additional house on Sites 1 to 6, Road S, Suncroft, Fortunestown,

### CONDITIONS

1. 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.
2. That before development commences, approval under the building Bye-Laws be obtained and all conditions of that approval be observed in the development.
3. That each proposed house be used as a single dwelling unit.
4. That arrangements be made for the payment of the standard contribution in the sum of £222,800, the roads contribution in the sum of £158,200, a contribution in the sum of £25,000. towards the construction of the roundabout on the eastern side of the site and a contribution of £330. per site towards the cost of development of public open space as required by planning permissions already granted for the overall estate, Planning Reg. Ref. WA.1722 and RA.2006 refer, prior to commencement of development on site.

### REASONS FOR CONDITIONS

1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.
2. In order to comply with the Sanitary Services Acts, 1878-1964.
3. To prevent unauthorised development.
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

For Principal Officer

Date

22 AUG 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.

Form A1—Future Print Ltd.

5. That no development under any permission granted pursuant to this decision be commenced until security as required by permissions already granted for the overall estate, planning Reg. Ref. WA.1722, RA.2006 refers, 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 £200,000, 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.

Or/.....

b. Lodgement with the Council of Cash sum of £80,000 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.

Or/.....

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-in-charge.

6. That Condition No.'s 6, 11, 12, 13, 14, 15, 16, 17, 18, 20, 21 of Order No. PA/2711/83, dated 23/12/'83 (Reg. Ref. YA.1747) be adhered to in respect of this development.

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.

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

*AK*