

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference		LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE 86A/580	
1. LOCATION		Boherboy, Saggart			
2. PROPOSAL		House			
3. TYPE & DATE OF APPLICATION		TYPE	Date Received	Date Further Particulars (a) Requested (b) Received	
		P.	2.5.86	1. 2.	1. 2.
4. SUBMITTED BY		Name P.C. O'Grady Assoc., Address Cecilia House, 4 Cecilia St.,			
5. APPLICANT		Name DU N. O'Byrne, Address Boherboy, Saggart, Co. Dublin			
6. DECISION		O.C.M. No. P/2337/86 Date 30th June, 1986		Notified 30th June, 1986 Effect To grant permission	
7. GRANT		O.C.M. No. P/3023/86 Date 13th Aug., 1986		Notified 13th Aug., 1986 Effect Permission granted	
8. APPEAL		Notified Type		Decision 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

Checked by

Copy issued by Registrar

Date

Co. Accts. Receipt No

DUBLIN COUNTY COUNCIL

GRANT OF
PERMISSION

tel. 724755 (ext. 262/264)

P/3023/86

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

Notification of Grant of Permission/Approval

Local Government (Planning and Development) Act, 1963

To.....
P.C. O'Grady Assocs.,
.....
Cecilia House,
.....
4, Cecilia Street,
.....
Dublin 2.
Applicant.....
N. O'Byrne

Decision Order
Number and Date.....
Register Reference No. P/2337/86, 30/6/'86
Planning Control No. 86A/580
Application Received on 2/5/'86
Floor area: c.1,000 sq.ft.

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

Proposed house at Boherboy, Saggart.

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. The house when completed shall be first occupied as a place of permanent residence by the applicant and/or members of his immediate family or persons engaged primarily in agricultural employment in the area, and before development commences, provision to this effect shall be embodied in an agreement between the developer and the Planning Authority pursuant to Section 38 of the Local Government (Planning and Development) Act, 1963.
- 4a) The provision of septic tank drainage shall be in accordance with the standards set out in the drawing entitled "Recommendations for Septic Tank Drainage Systems" as issued by the Department of the Environment in November, 1980.

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. The area is zoned for agriculture in the Dublin County Development Plan 1983. This zoning is considered reasonable and the condition is intended to support it. The proposed development is acceptable only because it is put forward as being necessary for the management of a pig breeding business located on land to the south of the site under Reg. Ref. 85A/802.
4. In the interests of public health and orderly development.

Signed on behalf of the Dublin County Council

CONT../....

For Principal Officer

13 AUG 1986

Date

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.

b) The water supply and surface water drainage arrangements shall comply with the requirements of the Planning Authority for such services and works.

5. The front of the site shall be landscaped in accordance with a detailed landscape scheme to be submitted for the written agreement of the Planning Authority prior to the commencement of development on the site.

6. Land expected to be required by the Planning Authority for the improvement of the N.81 National Secondary Route on the northern boundary of the site shall be reserved free from development.

7. That a financial contribution in the sum of £375.00 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 of development on site.

8. The proposed roadside boundary to the northeast of existing entrance on the lodged plans shall be as follows:

- a) The proposed chainlink fence to be omitted;
- b) A 1 metre high earthen bank shall be erected along a sightline to the north of the access to the bungalow. This sightline to be the subject of agreement with the Planning Authority;
- c) A 1 metre high post and rail wooden fence stained dark brown in colour shall be erected on top of the earthen bank;
- d) Hawthorn slips at 0.3 metre intervals shall be planted immediately adjacent to the wooden fence;
- e) A double line of mature and evergreen trees shall be planted at 3 metre intervals. The rows shall be staggered and shall be 3 metres apart. All trees to be a minimum of 0.3 metres high when planted;

5. In the interest of visual amenity

6. It is an objective of the Planning Authority to improve the N.81 at this location. This objective is considered reasonable.

7. 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.

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

CONT./...

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BLOCK 2,
IRISH LIFE CENTRE,
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DUBLIN 1.

GRANT OF
PERMISSION

Notification of Grant of Permission/Approval

Local Government (Planning and Development) Act, 1983

To
P.C. O'Grady Assocs.,
Cecilia House,
4, Cecilia St.,
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Applicant
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Decision Order
Number and Date
P/2337/86, 30/6/'86
Register Reference No.
86A/580
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Floor area.
c.1,000 sq.ft.

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XXXXXX

Proposed house at Boherboy, Saggart.

CONDITIONS

REASONS FOR CONDITIONS

- f) Land between the sightline and the road to be levelled, grassed and maintained;
- g) The above works to be carried out in the first planting season following the commencement of the works;
- h) Prior to the commencement of development revised drawings (minimum scale 1:500) indicating these amendments to be submitted to and written agreement received from the Planning Authority.

Signed on behalf of the Dublin County Council

Thib
For Principal Officer

Date... 13 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.

DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

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

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

To..... **P.C. O'Grady Assoc.,**
..... **Cecilia House,**
..... **4, Cecilia Street,**
..... **Dublin 2,**

Applicant..... **N. O'Byrne**

Decision Order
Number and Date..... **P/2337/86, 30/6/86**

Register Reference No..... **86A/580**

Planning Control No.....

Application Received on..... **2/5/86**
Floor area..... **c.1,000 sq.ft.**

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 dated as above make a decision to grant Permission/Approval for:-
Proposed house at Boherboy, Saggart.

SUBJECT TO THE FOLLOWING CONDITIONS

CONDITIONS	REASONS FOR 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.	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 be obtained and all conditions of that approval be observed in the development.	2. In order to comply with the Sanitary Services Acts, 1878-1964.
3. The house when completed shall be first occupied as a place of permanent residence by the applicant and/or members of his immediate family or persons engaged primarily in agricultural employment in the area, and before development commences, provision to this effect shall be embodied in an agreement between the developer and the Planning Authority pursuant to Section 38 of the Local Government (Planning and Development) Act, 1963.	3. The area is zoned for agriculture in the Dublin County Development Plan 1983. This zoning is considered reasonable and the condition is intended to support it. The proposed development is acceptable only because it is put forward as being necessary for the management of a pig breeding business located on land to the south of the site under Reg. Ref. 85A/802.
4. The provision of septic tank drainage shall be in accordance with the standards set out in the drawing entitled "Recommendations for Septic Tank Drainage Systems" as issued by the Department of the Environment in November, 1980.	4. In the interests of public health and orderly development.

CONT../....

Signed on behalf of the Dublin County Council

For Principal Officer

Date..... **30th June, 1986**

IMPORTANT: Turn overleaf for further information

DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

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Applicant..... **N. O'Byrne**

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[Signature]
For Principal Officer

Date..... **30th June, 1986**

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

CONT./...

NOTE:

If there is no appeal to An Bord Pleanala against this decision PERMISSION/APPROVAL will be granted by the Council as soon as may be after the expiration of the period for the taking of such appeal. If every appeal made in accordance with the Acts has been withdrawn, the Council will grant the PERMISSION/APPROVAL after the withdrawal.

An appeal against the decision may be made to An Bord Pleanala. The applicant may appeal within one month from the date of receipt by him of this notification. ANY OTHER PERSON may appeal within twenty-one days beginning on the date of the decision.

An appeal shall be in writing and shall state the subject matter and grounds of the appeal. It should be addressed to:—
An Bord Pleanala, Blocks 6 and 7, Irish Life Centre, Lower Abbey Street, Dublin 1.

(1) An appeal lodged by an applicant or his agent with An Bord Pleanala 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 Pleanala for an Oral Hearing of an appeal must, in addition to (1), pay to An Bord Pleanala 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 Pleanala when making submissions or observations to An Bord Pleanala in relation to an appeal.

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

DUBLIN COUNTY COUNCIL

4755 (ext. 262/264)

PLANNING DEPARTMENT,
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[Signature]
For Principal Officer

Date **30th June, 1986.**

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