

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE 86A/472	
1. LOCATION	45 Kiltipper Road Drive, Aylesbury, Tallaght			
2. PROPOSAL	Change of house type from 2 bedrooms to 3			
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars	
			(a) Requested	(b) Received
	P	10 April 1986	1.	1.
			2.	2.
4. SUBMITTED BY	Name D. McCarthy & Co., Address Lynwood House, Ballinteer Road, Dublin 16			
5. APPLICANT	Name Frank Diggins Builders, Address 28 Lower Baggot Street, Dublin 2.			
6. DECISION	O.C.M. No. P/1977/86		Notified 6th June, 1986	
	Date 6th June, 1986		Effect To grant permission	
7. GRANT	O.C.M. No. P/2608/86		Notified 17th July, 1986	
	Date 17th July, 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

Checked by

Copy issued by Registrar.

Date

Co. Accts. Receipt No

DUBLIN COUNTY COUNCIL

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

724755 (ext. 262/264)

P/26.08/86

Notification of Grant of Permission/Approval Local Government (Planning and Development) Act 1982-1983

To **D. McCarthy & Co.,**
Lynwood House,
Ballinteer Road,
Dublin 16.
Applicant **Frank Diggins Builders Ltd.**

Decision Order
Number and Date **P/1977/86 - 6/6/86**
Register Reference No. **86A-472**
Planning Control No.
Application Received on **10/4/86**
Floor Area: **74.2 sq.m**

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

revisions of approved house type on site 45 Kiltipper Drive, Aylesbury, Tallaght.

CONDITIONS	REASONS FOR CONDITIONS
<p>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.</p> <p>2. That before development commences, approval under the building Bye-Laws be obtained and all conditions of that approval be observed in the development.</p> <p>3. That Conditions 3-19 of permission granted by Order No. P/4000/85, dated 14/11/85, Reg. Ref. 85A-1232, be strictly complied with in this development.</p> <p>4. That a financial contribution in the sum of £111,000.00 be paid by the proposer to the Dublin County Council, in respect of the overall development, 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>1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.</p> <p>2. In order to comply with the Sanitary Services Acts, 1878-1964.</p> <p>3. In the interest of the proper planning and development of the area.</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

Date **17 JUL 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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5. The following requirements of the Parks Department in relation to open space, to be adhered to in the development:-

- a. The boundary of the open space where it adjoins Carrickmore Garth to be defined by a low wall plus railing; a railing to be height of 1.8 metres as per requirements of the Parks Department, is to be erected along the southern boundary of the open space area. Details of the specification to be submitted and agreed with the Parks Department prior to the commencement of development;
- b. The boundary treatment as per (a) above to be erected prior to the commencement of house construction on the site. No dumping of spoil or building material to occur on the open space;
- c. A detailed landscape plan plus specification to be submitted and agreed with the Parks Department prior to the commencement of development. The landscape scheme to comply with the Draft Standards for the development of Open Space, a copy of which is available from the Parks Department. Completion date for all landscape works to be agreed with the Parks Department;
- d. In the event of (c) above not being complied with, the applicant must pay a financial contribution of £300. per house towards the cost of development of the open space by the County Council, prior to the commencement of development;
- e. A scheme of street tree planting plus specification must be submitted and agreed with the Parks Department prior to the commencement of development. The phasing of the street tree planting to be agreed with the Parks Department.

6. That no development under any permission granted pursuant to this decision be commenced until security in respect of the overall development, 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:-

Contd./.....

5. In order to comply with the requirements of the Parks Department.

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

17 JUL 1986

DUBLIN COUNTY COUNCIL

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

GRANT OF
PERMISSION

24755 (ext. 262/264)

P/2608/86

Notification of Grant of Permission/Approval XXX

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

To D. McCarthy & Co.,
Lynwood House,
Ballinteer Road,
Dublin 16.
Applicant Frank Diggins Builders Ltd.

Decision Order
Number and Date P/1977/86 - 6/6/86
Register Reference No. B6A-472
Planning Control No.
Application Received on 10/4/86
Floor Area: 74.2 sq.m

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

revisions of approved house type on site 45 Kiltipper Drive, Aylesbury, Tallaght.

CONDITIONS

REASONS FOR CONDITIONS

6. Contd./.....

- a. Lodgement with the Council of an approved Insurance Company Bond in the sum of £240,000.00 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.
Or/.....
- b. Lodgement with the Council of Cash of £150,000.00 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 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.

Signed on behalf of the Dublin County Council

For Principal Officer

Date 17 JUL 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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