

# COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE  XA.1065.
1. LOCATION	Kilcarrick Close, Fettercairn, Tallaght. <span style="float: right; font-size: 2em;">S</span>		
2. PROPOSAL	Neighbourhood centre - Shopping, Licensed premises & 2 residential units.		
3. TYPE & DATE OF APPLICATION	TYPE  P	Date Received  2nd June, 1982	Date Further Particulars
			(a) Requested 1. .... 2. ....
4. SUBMITTED BY	Name Group Design Associates.		
	Address 6, Adelaide Street, Dun Laoghaire.		
5. APPLICANT	Name Fettercairn Investments Ltd.		
	Address 65 Collins Avenue West, D.9.		
6. DECISION	O.C.M. No.	PA/1960/82	Notified 30th July, 1982
	Date	30th July, 1982	Effect To grant permission
7. GRANT	O.C.M. No.		Notified
	Date		Effect
8. APPEAL	Notified	31st Aug., 1982	Decision Permission granted by An Bord Pleanála
	Type	1st Party,	Effect 2nd Dec., 1983
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 .....

AN BORD PLEANALALOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 to 1983County DublinPlanning Register Reference Number: X.A.1065

APPEAL by Fettercairn Tenants Association care of 23, Kilmartin Drive, Fettercairn, Tallaght, County Dublin against the decision made on the 30th day of July, 1982, by the Council of the County of Dublin to grant subject to conditions a permission to Fettercairn Investments Limited of 65 Collins Avenue West, Dublin for development comprising the erection of a shopping centre and licensed premises at Kilcarrick Close, Fettercairn, Tallaght, County Dublin in accordance with plans and particulars lodged with the said Council:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1983, it is hereby decided, for the reason set out in the First Schedule hereto, to grant permission for the said development in accordance with the said plans and particulars, subject to the conditions specified in column 1 of the Second Schedule hereto, the reasons for the imposition of the said conditions being as set out in column 2 of the said Second Schedule and the said permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

The proposed development, having regard to its scale and location, would be in accordance with the proper planning and development of the area.

SECOND SCHEDULE

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>1. The developer shall pay a sum of money to the Dublin County Council as a contribution towards the provision of a public water supply and piped sewerage facilities in the area. The amount to be paid and arrangements for payment shall be as agreed between the developer and the said Council before development commences or, failing agreement, shall be as determined by An Bord Pleanala.</p>	<p>1. 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 style="text-align: right;">Contd./.....</p>

SECOND SCHEDULE (CONTD.)

Column 1 - Conditions	Column 2 - Reasons for Conditions
2. Details of the treatment by the developers of the boundaries of the site including screen walls, gates, vehicular and pedestrian entrances, shall be as agreed with the planning authority.	2. In the interests of traffic safety and visual amenity.
3. The site shall be landscaped in accordance with a detailed scheme to be submitted to and agreed with the planning authority.	3. In the interests of visual amenity.
4. Provision shall be made for an extended lay-by to the proposed shopping centre. This lay-by shall be developed and completed prior to the occupation of the shops.	4. In the interests of traffic safety.
5. The colour and texture of the external finishes of the shops and licenses premises shall be in accordance with the requirements of the planning authority.	5. and 6. In the interests of visual amenity.
6. Details of all proposed advertising signs to be erected on the site or buildings shall be submitted to and agreed with the planning authority.	
7. Details of security gate arrangements for the shopping centre shall be submitted to and agreed with the planning authority.	7. To eliminate undesirable internal recesses and to comply with the requirements of the planning authority.
8. Adequate provision shall be made for litter and waste disposal.	8. In the interests of amenity.

*J. Mollay.*

Member of An Bord Pleanála duly  
authorised to authenticate the  
seal of the Board.

Dated this 2<sup>nd</sup>. day of December 1983.

# DUBLIN COUNTY COUNCIL

Tel. 724755 (Ext. 262/264)

PLANNING DEPARTMENT  
DUBLIN COUNTY COUNCIL  
IRISH LIFE CENTRE  
LOWER ABBEY STREET  
DUBLIN 1

Notification of Decision to Grant Permission  
Local Government (Planning and Development) Acts, 1963 & 1976

To: Group Design Assoc., Decision Order  
6 Adelaide St., Number and Date PA/1960/82 30/7/82  
Don Laoghaire, Register Reference No. XA 1065  
Co. Dublin. Planning Control No.  
Application Received on 2/6/82

Applicant Fettercairn Investments Ltd.

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:-

development of a shopping centre and licensed premises at Kilcarrick Close,  
Fettercairn, Tallaght.

SUBJECT TO THE FOLLOWING CONDITIONS:

CONDITIONS	REASONS FOR CONDITIONS
<p>1. Subject to the conditions of this permission that the development be carried out and completed strictly in accordance with the plans and specification lodged with the application.</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 the water supply and drainage arrangements including the disposal of surface water, be in accordance with the requirements of the County Council.</p> <p>4. That the requirements of the Supervising Health Inspector be ascertained and strictly adhered to in the development.</p> <p>5. That the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.</p> <p>6. Details of all proposed boundary treatments including screen walling, gates, vehicular and pedestrian entrances to be the subject of consultation and agreement with the Council prior to the commencement of development on the site.</p> <p>7. A comprehensive landscaping scheme for both the proposed shopping centre and public house to be the subject of consultation and agreement with the Council and work thereon completed prior to occupation of shops or public house.</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 order to comply with the Sanitary Services Acts, 1878-1964.</p> <p>4. In the interest of health.</p> <p>5. In the interest of safety and the avoidance of fire hazard.</p> <p>6. In the interest of the proper planning and development of the area.</p> <p>7. In the interest of the proper planning and development of the area.</p>

Contd./.....

Signed on behalf of the Dublin County Council:

for Principal Officer

Date: 30th July, 1982.

IMPORTANT: Turn overleaf for further information.

# CONDITIONS

8. Revised proposals are to be submitted providing for an extended lay-by to the proposed shopping centre in order to increase the provision of parking spaces at this location.
9. That details of the external finishes to the proposed shop units and public house be submitted to and approved by the County Council.
10. That details of proposed advertisements on sign signs to be erected on the site on buildings be submitted to and approved by the Planning Authority prior to commencement of development.
11. Revised proposals in relation to security gate arrangements for the shopping and centre to eliminate undesirable internal recesses to be the subject of consultation and agreement with the Planning Authority.
12. That a financial contribution in the sum of £4,040 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 the site.
13. That all necessary litter and waste disposal containers be provided together with their effective screening and storage so as to avoid nuisance or disamenity.

# REASONS FOR CONDITIONS

8. In the interest of amenity.
9. In the interest of visual amenity.
10. In order to comply with the requirements of the Planning Authority.
11. In order to comply with the requirements of the Planning Authority.
12. The provision of such services in the area by the Council will facilitate this proposed development. It is considered reasonable that the developer should contribute towards the cost of providing services.
13. In the interest of public health and amenity.

*PK*

## 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 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, Floor 3, Block 6 & 7, Irish Life Centre, Dublin 1.

An appeal by the applicant for PERMISSION/APPROVAL should be accompanied by this form and a deposit of £10.

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.