

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE 85A/1447
1. LOCATION	Fonthill Lodge, Upper Palmerstown. S		
2. PROPOSAL	House.		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars
			(a) Requested
	OP	7th Nov. 85.	1. 23rd Dec., 1985 2. 22nd Jan., 1986
4. SUBMITTED BY	Name Mr. T. Kinsella, Address Fonthill Lodge, Upper Palmerstown, Dublin 20.		
5. APPLICANT	Name Ms. E. Kinsella, Address Fonthill Lodge, Upper Palmerstown, Dublin 20.		
6. DECISION	O.C.M. No. P/813/86 Date 13th March, 1986		Notified 13th March, 1986 Effect To refuse o. permission
7. GRANT	O.C.M. No. Date		Notified Effect
8. APPEAL	Notified 11th April, 1986 Type 1st party		Decision Permission granted by An Bord Pleanala Effect 28th Aug., 1986
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

AN BORD PLEANALA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1983

County Dublin

Planning Register Reference Number: 85A/1447

APPEAL by Eva Kinsella, of Fonthill Lodge, Palmerstown, Dublin, against the decision made on the 13th day of March, 1986, by the Council of the County of Dublin, to refuse an outline permission for the erection of a house at Fonthill Lodge, Palmerstown, 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 outline permission for the said house in accordance with the said plans and particulars, subject to the conditions specified in the Second Schedule hereto, the reasons for the imposition of the said conditions being as set out in the said Second Schedule and the said outline permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

It is not considered, subject to compliance with the conditions set out in the Second Schedule hereto, that the proposed house would conflict with the zoning for the area in the County Development Plan or be otherwise contrary to its proper planning and development.

SECOND SCHEDULE

1. The detailed plans to be submitted for approval shall provide for, inter alia, a single storey house.

Reason: In the interest of visual amenity.

2. The method of drainage and access to the development, shall comply with the requirements of the planning authority.

Reason: In the interests of orderly development.

Contd./...

3. The developer shall pay a sum of money to Dublin County Council as a contribution towards the cost of the provision of public water supply in the area. Before development commences, the amount of such a contribution, and the time and method of payment shall be agreed with the Council, or in default of such agreement, shall be determined by An Bord Pleanála.

Reason: The provision of such services in the area by the Council will facilitate the proposed development and it is considered reasonable that the developer should contribute towards the cost of providing the services.

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

Dated this 28th day of August 1986.

DUBLIN COUNTY COUNCIL

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

tel. 724755 (ext. 262/264)

NOTIFICATION OF A DECISION TO REFUSE:

OUTLINE PERMISSION: ~~PERMISSION~~ ~~APPROVAL~~

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963-1983

To Eva Kinsella,
Fonthill Lodge,
Upper Palmerstown,
Dublin 20.

Register Reference No. 85A/1447
Planning Control No.
Application Received 7.11.85
Additional Information Received 22.1.86

Applicant Eva Kinsella

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, P/813/86 dated 13th March, 1986 decided to refuse:

OUTLINE PERMISSION

~~PERMISSION~~

~~APPROVAL~~

For house at Fonthill Lodge, Upper Palmerstown

for the following reasons:

1. The site of the proposed development is located in an area in which it is an objective of the Planning Authority as expressed in the Development Plan "To protect and improve high amenity areas". The proposed development would be in conflict with this zoning objective, would not be in accordance with the proper planning and development of the area and would be seriously injurious to the amenities of the area.
2. There are no public sewerage facilities available to serve the proposal.
3. The proposed development would be premature by reason of said existing deficiency in the provision of public piped sewerage facilities and the period within which such deficiency may reasonably be expected to be made good.
4. The site has inadequate road frontage and inadequate vision display at the access to the Old Lucan Road.
5. The proposed development would represent undesirable and disorderly backland development.

Signed on behalf of the Dublin County Council

for PRINCIPAL OFFICER

Date 13th March, 1986

IMPORTANT:

NOTE: (1) 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. The appeal shall be in writing and shall state the subject matter of the appeal and grounds of appeal and should be addressed to *An Bord Pleanala, Irish Life Centre, Lower Abbey Street, Dublin 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) above, 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 in connection to an appeal. When an appeal has been duly made and has not been withdrawn, An Bord Pleanala will determine the application for permission as if it had been made to them in the first instance.

Eva Kinsella,
Fonthill Lodge,
Upper Palmerstown,
Dublin 20.

85A-1447

23rd December, 1985

Re: Proposed outline permission for house at Fonthill Lodge, Upper
Palmerstown for Eva Kinsella.

Dear Madam,

With reference to your planning application, received here on 7th November, 1985, in connection with the above, I wish to inform you, that before the application can be considered under the Local Government (Planning and Development) Acts, 1963-1983, the following additional information must be submitted in quadruplicate:-

1. The site is located in an area zoned 'G' in the 1983, Development Plan "to protect and improve high amenity areas". The applicant is requested to indicate how the development could be considered compatible with the zoning objective. The applicant should indicate if there is any specific need for the development of the proposed house. Please mark your reply "Additional Information" and quote the Reg. Ref. No. given above.

Yours faithfully,


for Principal Officer.