

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER	REGISTER REFERENCE 85A/861
1. LOCATION	Sites 420-431 incl. Road 13, 153 & 154 Road 13, 644-649 incl. Road 7, 638-643 incl. Road 9, and Site 279 Road 4 at Greenpark, Old Naas Rd., Clondalkin	
2. PROPOSAL	Substitution of house type for 27 Town Houses	
3. TYPE & DATE OF APPLICATION	TYPE	Date Received
	P.	.26.6.85
	(a) Requested	Date Further Particulars (b) Received
	1.	1.
	2.	2.
4. SUBMITTED BY	Name A.S. Tomkins, Address 308 Clontarf Rd., Dublin 3	
5. APPLICANT	Name Dwyer Nolan Developments Ltd., Address 11 Mespil Rd., Dublin 4	
6. DECISION	O.C.M. No. P/2995/85	Notified 22nd Aug., 1985
	Date 21st Aug., 1985	Effect To grant permission
7. GRANT	O.C.M. No. P/3585/85	Notified 4th Oct., 1985
	Date 4th Oct., 1985	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

tel. 724755 (ext. 262/264)

P/3585/85

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 **A.S. Perkins,**
308 Clontarf Road,
Dublin 3;

Decision Order
Number and Date **P/2995/85 - 21/8/85**

Register Reference No. **85A/861**

Planning Control No.

Application Received on **25/6/85**

Applicant **Dwyer Nolan Developments Ltds**

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

Proposed substitution of house type for 27 town houses at Greenpark, Old

Neas Road, Glondalkin;

CONDITIONS

REASONS FOR CONDITIONS

1. The development to be carried out in its entirety in accordance with the plans, particulars and specification 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 the arrangements made for the payment of the financial contributions in the sum of £321,000. (in respect of the overall development) be strictly adhered to in respect of this development.
5. That a financial contribution of £250. per house be paid by the applicant to Dublin County Council as a contribution towards the construction of the Slot Road and to be paid prior to the commencement of development.
6. That a minimum of 7'6" separation be provided between pairs or screens of houses.

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, 1878-1963.
3. To prevent unauthorised development.
4. In the interest of the proper planning and development of the area.
5. In the interest of the proper planning and development of the area.
6. In the interest of the proper planning and development of the area.

Signed on behalf of the Dublin County Council

[Signature]
For Principal Officer

4 OCT 1985

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.

7. That the applicant widen at his own expense the Old Naas Road to a 30' carriageway and provide 14' wide grass margins and a 6' footpath on the northern side of the carriageway at the commencement of development along the southern boundary of the site. Details of this road improvement to be agreed with the Planning Authority.

8. That the applicant construct at the commencement of development to the satisfaction of the Roads Engineer, and including the necessary bridging/culverting of the Camac, the 135' (approx.) length of the Slot Road from the River Camac southwards.

9. The applicant to construct at commencement of development road no. 1, from the Slot Road to provide satisfactory access to building operations within the estate.

10. The location of the temporary site offices and compounds to be agreed with the Planning Authority prior to commencement of development.

11. In relation to the proposals for surface water drainage, a portion of the proposed twin 1200 M/M pipeline is located in County Council property. A wayleave must be negotiated before any works on the outfall commences. Details to be agreed with Sanitary Services Department. Additionally the surface water sewer from manhole 556 will be extended to the south side of manhole on Road 4. No occupation of any of the proposed houses is to take place before the construction of the surface water outfall is completed.

12. In relation to water supply a watermain layout for the development indicating mains, their sizes shall be submitted to and agreed with the Sanitary Services Department prior to the commencement of development.

13. That a minimum front building line of 25' be provided and a minimum rear garden depth of 35' to all houses.

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

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

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

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

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

12. In order to comply with the Sanitary Services Acts, 1878-1964.

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

(Cont.....)

DUBLIN COUNTY COUNCIL

GRANT OF PERMISSION

755 (ext. 262/264)

P / 3585 / 85

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

Notification of Grant of Permission/Approval

Local Government (Planning and Development) Acts, 1963-1982

To **A.S. Tomkins,**
508 Clontarf Road,
Dublin 3;

Applicant **Dwyer Nelson Developments Ltd;**

Decision Order **P/2993/85 - 21/8/85**
Number and Date
Register Reference No. **854/861**
Planning Control No.
Application Received on **26/6/85**

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

Proposed substitution of house type for 27 town houses at Greenpark, Old Naas Road, Clonsilla;

SUBJECT TO THE FOLLOWING CONDITIONS

CONDITIONS	REASONS FOR CONDITIONS
14. That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.	14. To protect the amenities of the area.
15. That all public services to the proposed development, including electrical, telephone cables and equipment, be located underground throughout the entire site.	15. In the interest of amenity.
16. That public lighting be provided as each street is occupied in accordance with a scheme to be approved by the County Council so as to provide street lighting to the standard required by the County Council.	16. In the interest of amenity and public safety.
17. That no dwellinghouse be occupied until all the services have been connected thereto and are operational.	17. In the interest of the proper planning and development of the area.
That the appearance of the site be maintained in accordance with the requirements of the County Council and that the site be kept in a neat and tidy condition at all times.	In the interest of the proper planning and development of the area.
18. That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council.	18. In order to comply with the Sanitary Services Acts, 1878 - 1964.

(Contd. ...)

Signed on behalf of the Dublin County Council

[Signature]
For Principal Officer

IMPORTANT: Turn overleaf for further information

Date **4 OCT 1985**

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.

- 19. That all watermain tapplings, branch connections, swabbing and chlorination, be carried out by the County Council, Sanitary Services Department and that the cost thereof be paid to the County Council before any development commences.
- 20. That an acceptable street naming and house numbering scheme be submitted to and approved by the County Council before any constructional work takes place on the proposed houses.
- 21. That screen walls in block or similar durable materials not less than 2 metres high, suitably capped and rendered, be provided at the necessary locations so as to screen rear gardens from public view. The specific locations and extent of walling must be fully discussed and agreed with the County Council before construction. Timber fencing is not acceptable.
- 22. That the developer shall construct and maintain to the Council's standard for taking in charge all the roads, including footpaths, verges, public lighting, open space, sewers, watermains or drains forming part of the development, until taken in charge by the Council.
- 23. That the areas shown and conditioned as open spaces be fenced off during construction work and shall not be used for the purpose of zits compounds or for the storage of plant, materials or spoil.
- 24. That plans for landscaping of roadways margins including street tree planting be submitted to and agreed with the Parks Department prior to commencement of development.
- 25. That arrangements for compliance with condition 24, of Order PA/572/82 (WA 1776), be made by the applicant before the commencement of development. This condition states:-
 "That the remaining land on both sides of St. John's Road in the applicants ownership and required for the construction of the "Slat Road" be made available to the County Council at a price of £15,000. per acre. This money to be paid by reducing the £250. per house contribution by the appropriate amount. This land to be made available to the County Council immediately on commencement of development on foot of this permission".
 The making available of land referred to in condition 24, of WA 1776, was part of the planning application generated permission by Order No. PA/572/82 (WA 1776).

- 19. To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of these services by the County Council will facilitate the proposed development, it is considered reasonable that the Council should recoup the cost.
- 20. In the interest of the proper planning and development of the area.
- 21. In the interest of visual amenity.
- 22. In the interest of the proper planning and development of the area.
- 23. To protect the amenities of the area.
- 24. In the interest of the proper planning and development of the area.
- 25. In the interest of the proper planning and development of the area.

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DUBLIN COUNTY COUNCIL

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

GRANT OF
PERMISSION

24755 (ext. 262/264)

Notification of Grant of Permission/Approval

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

To A.S. Forbins,
308 Clontarf Road,
Dublin 3;

Decision Order
Number and Date P/2995/85 - 21/8/85;

Register Reference No. 85A/661

Planning Control No.

Application Received on 26/6/85

Applicant Dwyer Nolan Developments Ltd;

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

Proposed substitution of house type for 27 town houses at Greenpark, Old Nass
Road, Clonsilla.

CONDITIONS	REASONS FOR CONDITIONS
<p>26. That all relevant conditions of Order No. PA/572/82 (WA 1776) be strictly adhered to in the development.</p>	<p>26. In the interest of the proper planning and development of the area.</p>
<p>27. That arrangements be made for payment of the special open space contribution of £24,000. required by condition no. 25, of planning permission Reg. Ref. 85A/753.</p>	<p>27. In the interest of the proper planning and development of the area.</p>
<p>28. That the arrangements made for lodgement of security in the sum of a bond of £250,000. in respect of the overall development be strictly adhered to in respect of these sites.</p>	<p>28. In the interest of the proper planning and development of the area.</p>

Signed on behalf of the Dublin County Council

AK
For Principal Officer

Date

4 OCT 1985

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.