# COMHAIRLE CHONTAE ATHA CLIATH

| P. C. Reference                  | LOCAL GOVERNMEN<br>DEVELOPMENT) A<br>PLANNING I | CT 1963 & 1976                             | REGISTER REFERENCE<br>85A/768   |
|----------------------------------|---|--|---|
| 1. LOCATION                      | Sites 1,2,3,4 Road<br>Knocklyon Rd/Schol        | 7, Beverly Court,<br>arstown Rd., Templeog | 5 Sue   |
| 2. PROPOSAL                      | Rev. Houses                                     |  |   |
| 3. TYPE & DATE<br>OF APPLICATION | TYPE Date Received                              | Date Further (a) Requested                 | er Particulars<br>(b) Received  |
|                                  | P. 4th June, 1985                               | 2  | 1. (1911)111 (1911)111 (1911)111 (1911)111 (1911)1111 (1911)11 (1911)11 |
| 4. SUBMITTED BY                  | Address   | S. Tomkins,<br>ontarf Rd., Dublin 3        |   |
| 5. APPLICANT                     | Address   | ss Homes Ltd.,<br>rville Lane, Rathgar,    | Dublin 6  |
| 6. DECISION                      | O.C.M. No. P/2768/85  Date 1st Aug., 198        | =  | t Aug., 1985<br>grant permission  |
| 7. GRANT                         | O.C.M. No. P/3310/85  Date 11th September, 19   | ä  | September, 1985   |
| 8. APPEAL                        | Notified Type                                   | Decision<br>Effect                         |   |
| 9. APPLICATION                   | Date of   | Decision                                   |   |
| SECTION 26 (3)                   | application                                     | Effect                                     |   |
| 10. COMPENSATION                 | Ref. in Compensation Register                   | V V  |   |
| 11. ENFORCEMENT                  | Ref. in Enforcement Register                    |  |   |
| 12. PURCHASE<br>NOTICE           | # #=  |  |   |
| 13. REVOCATION<br>or AMENDMENT   |   |  |   |
| 14.                              |   |  |   |
| 15.                              | <del></del>                                     |  |   |
| Prepared by                      | COPY Issued by I                                |  |   |

Future Print 475588

# DUBLIN COUNTY COUNCIL

el. 724755 (ext. 262/264)

### P/3310/85

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

#### Notification of Grant of Permission/Approval xxx

| Local Government (Planning and Development) Acts, 1963-198 | Local | Government | (Planning and | Development) | Acts, | 1963-198 |
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|--|---|---|--|---|
| To   | king,   | Number an   | d Date   | /°85  |
| 308, Clo   | ntarf Road,   | Register Re   | ference No   | Maria of the second of the se |
|  | Genera da estentario da est <sub>o</sub> estados est  | Planning C  | ontrol No. There is a supplemental trans   | Partinitation (*)<br>Laminitation   |
| — — — — — — — — — — — — — — — — — — —  | e<br>nangor en emberges values asses.<br>n  |   | Received on  | ε ≃ ο¥  |
|  |   | Princess Homes L  | <b>id.</b>   |   |
|  |   |   |  |   |
| A PERMISSION/APPROVAL  | has been granted for the  | development described   | below subject to the undermentioner  | conditions.   |
| ·Proposed substitut  | don of bouse type   | on sites 1, 2, 5  | and 4 on Road 7 Deverly  | Courts.   |
| .KneekLyon Road/Sch  | claratown Road, Te  | npleogue  | enteredakenen erfereken ein experier in re   | odako estare i  |
|  |   |   | Taribara a and tard or i   | P 18 mill room  |
| <u></u>  | CONDITIONS  | * * <u>- 19</u> * * *   | REASONS FOR CONDITION  | is  |
| the Building Bye L   | elopment commences, as be observed in the   | nd all conditions   | 2. In order to comply will Saultary Services Acts,   | th the<br>1878–1964.  |
| 3. That each propo<br>dwelling unit.   | sed house be used   | es a single   | 3. To prevent unauthoris development.  | ed .  |
| A. That a financia<br>£96,800. in respec<br>paid by the propos<br>towards the cost of<br>the area of the pr<br>facilitate this dev | i contribution in<br>t of the overall de<br>er to the Dablin Go<br>f provision of pub-<br>oposed development<br>elopment; this con-<br>mmencement of deve | evelopment be<br>ounty Council<br>lic services in<br>, and which<br>tribution to be | 4. The provision of such the area by the Council facilitate the proposed It is considered reasons the developer should contowards the cost of proviservices. | will<br>development.<br>ble that<br>tribute   |
| soiled and reeded/ the County Council residents on compl or/ Alternatively, a f house be paid to t                                 | 3 No.   | tatisfaction of<br>le for use by<br>lling.<br>Lon of \$300. per                     | 5. In the interest of the planning and development area.   |   |
| development. Signed on behalf of the Di  |   |   | 46   | யாளன் <b>நடிக</b> ்க  |
| ,w   | erte e  | 5 200   | For Principal Office   | P 1985  |

Approval of the Council under Building Byo-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.

. Any trees to be retained within private gardens are to be subjected to a scheme of remedial tree surgery prior to house occupation. The details of such treatment are to be submitted to and agreed with Dublin County Council.

7. In accordance with the letter dated 25/7/ 83. submitted by the applicant's agent to the Planaing Authority in connection with the application, the application shall at no expense to the Council

provide: -

a) A widened carriageway to be 24ft. in width to the Knocklyon Road and Scholardtown Road where they adjoin the frontage of the development site together with kerbs, drainage gullies, public lighting and a two metre wide footpath. The. location of the footpath, lighting etc., to be agreed with the planning Authority. (Footpath levels and thickness of widened ... carriageway to be agreed with the Plending Department before development commences).

b) The widened carriageway and a footpath shall also be provided at no expense to the Council at the existing entrance to Knocklyon House when the

necessary land becomes available.

, The areas of land between the reservation lines and the new kerb of the widened carriageways shall be graded evenly from the site level to the road level., All ocrub and bushes shall be cleared. Any trees nearer than 2 metres to the new kerb shall be removed by the developers. The proposed boundary trastment between the proposed development and the new carriageways shall be submitted to and agreed with the Dublin County Council before development, .... it mures development ... commences, and a language was a supplied to a solution of a section of a section of a section of

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## DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

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

#### Notification of Grant of Permission/Approval

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

| A.D. ICHKING   | Decision Order P/2768/85, 1/8/'85   |
|--|---|
| A.S. Tomkins,<br>308, Clontarf Road,   | Number and Date   |
| An examply in a service in service of the service in   | Register Reference No   |
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| ERMISSION/APPROVAL has been granted for the dev  | relopment described below subject to the undercontract condition  |
| pased without forther of house time on a   | ites 1, 2, 3 and 4 on Road 7, Beverly Court,  |
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| ocklyon Road/Scholarstown Road, Templ  | <b>Control</b> and control of the control |
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| BJECT TO THE FOLLOWING CONDITIONS  | Strate in a set in the set of set of the set      |
| CONDITIONS   | REASONS FOR CONDITIONS  |
| ·  | THE ROLL FOR SOMETHING  |
| That all necessary measures be taken by the contractor   | or to prevent the 9. To protect the amenities of the area.  |
| spillage or deposit of clay, rubble or other debris on   |   |
| during the course of the works.  |   |
| That all public services to the proposed develop   | ment, including 10-in the interest of amenity.  |
| electrical, telephone cables and equipment, be locate  |   |
| throughout the entire site.  | - A   |
|  |   |
| That public lighting be provided as each street  | is occupied in 11 to the interest of amonity and rublic calons  |
| That public lighting be provided as each street accordance with a scheme to be approved by the Coun  | nty Council so as   |
| accordance with a scheme to be approved by the Court to provide street lighting to the standard required   | nty Council so as   |
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- That all watermain tappings, 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.
- 15. 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.
- 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.
- 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.
- id. That the areas shown and conditioned as open space be fenced off during construction work and shall not he used for the purpose of site compounds or for the storage of plant, materials or spoil.

- 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.
- 16 in the interest of the proper planning and development of the area.
- 16 the interest of visual amenity.
- In the interest of the proper planning and development of the area.
- 18. To protect the emonitesof the

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