

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE 85A/706
1. LOCATION	Belgard Road, Newlands Cross, Co. Dublin S		
2. PROPOSAL	Community Cultural Centre & Lounge for members		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars (a) Requested (b) Received
	P.	24.5.85	1. 22nd July, 1985 2. 19th Aug., 1985
4. SUBMITTED BY	Name Turlough O'Donnell Assoc., Architects, Address 133 Goatstown Rd., Dublin 14		
5. APPLICANT	Name Muintir Chronain, Address 16 Laurel Park, New Road, Clondalkin, Co. Dublin		
6. DECISION	O.C.M. No. P/3692/85 Date 17th Oct., 1985		Notified 17th Oct., 1985 Effect To grant permission
7. GRANT	O.C.M. No. Date		Notified Effect
8. APPEAL	Notified 27th Nov., 1985 Type 1st Party		Decision Permission granted by An Bord Pleanala Effect 30th April, 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

Checked by

Copy issued by Registrar.

Date

Co. Accts. Receipt No

AN BORD PLEANALA

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

County Dublin

Planning Register Reference Number: 85A/706

APPEAL by Muintir Chronain of 16 Laurel Park, New Road, Clondalkin, County Dublin, against the decision made on the 17th day of October, 1985, by the Council of the County of Dublin to grant subject to conditions a permission for development comprising the erection of a community cultural centre and lounge for members at Belgard Road, Newlands Cross, 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 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 permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

The principle of a cultural centre at this location has already been established by virtue of the outline permission granted by An Bord Pleanála on the 12th day of December, 1983, under PL 6/5/63072, (Planning Register Reference Number X.A. 2270). The Board sees no objections to the Community Cultural Centre now proposed, including a small members' lounge, and considers that the proposed cultural centre would be in accordance with the proposed planning and development of the area, provided the conditions set out in the Second Schedule hereto are complied with.

SECOND SCHEDULE

1. (a) The floor area of the members' lounge shall be strictly limited to that shown on the lodged plans and no other part of the proposed building shall be used for the service or consumption of alcoholic drinks.

(b) Noise levels as measured at any point on the boundary of the site shall not exceed 35 dB(A) during the hours 8 p.m. to 8 a.m.

Reason: In the interests of protecting existing residential amenity.

2. The provision of a public water supply and drainage shall be in accordance with the requirements of the planning authority for such services.

Reason: In the interests of public health.

Contd./...

SECOND SCHEDULE (CONTD.)

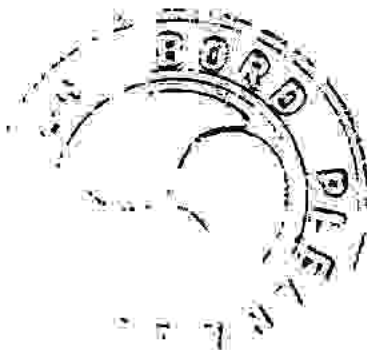
3. Prior to commencement of development, the developer shall submit to and agree in writing with the planning authority, a detailed landscaping plan for the site, including a time scale for implementation. This plan shall include the following:

- (a) a survey of existing trees, indicating those to be retained;
- (b) measures to protect existing trees and shrubs to be retained, during the construction period;
- (c) additional planting to screen the boundaries of the site and to enhance the appearance of the proposed car parking. Dense planting, including fast-growing species, is required along the southern boundary of the site in particular, and
- (d) a landscaping maintenance programme.

Reason: In the interests of visual and residential amenity.

4. The proposed car parking layout and access arrangements shall be in accordance with revised Drawing Number 1326-24A, received by the planning authority on 19th of August, 1985.

Reason: In the interests of traffic safety and orderly development.



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

Dated this *30th* day of *April*

1986.

DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

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

Notification of Decision to Grant Permission/Approval Local Government (Planning and Development) Acts, 1963-1983

To **Turlough O'Donnell Assocs.**

Decision Order Number and Date **2/3692/85 17.10.85**

113 Goatstown Road,

Register Reference No. **85A/706**

Dublin 14.

Planning Control No.

Application Received on **24.5.85**

Add. Inf. Rec'd. **19.8.85**

Applicant **Muintir Chronain**

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:-

Community Cultural Centre and Lounge for members of Belgard Road, Newlands Cross

SUBJECT TO THE FOLLOWING CONDITIONS

CONDITIONS	REASONS FOR CONDITIONS
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.	1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.
2. That before development commences, approval under the Building Bye-laws be obtained, and all conditions of that approval be observed in the development.	2. In order to comply with the Sanitary Services Acts, 1878 - 1964.
3. That the lounge area indicated on submitted plans be not used for licensed purposes. The use of this area is to be agreed with the Planning Authority prior to the commencement of any development on the site.	3. In the interest of the proper planning and development of the area.
4. That the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.	4. In the interest of safety and the avoidance of fire hazard.
5. That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council.	5. In order to comply with the Sanitary Services Acts, 1878 - 1964.
6. That the requirements of the Chief Medical Officer be ascertained and strictly adhered to in the development.	6. In the interest of health.
7. That the proposed car parking layout and access arrangements be in accordance with Drawing No. 1326-24A submitted to the Planning Authority on the	7. In the interest of the proper planning and development of the area.

Signed on behalf of the Dublin County Council

Over/.....

For Principal Officer

Date

17.10.85

IMPORTANT: Turn overleaf for further information

CONDITIONS

REASONS FOR CONDITIONS

Contd/.....

19.8.85.

8. That a comprehensive site landscape plan including proposed arrangements to protect existing trees to be retained as part of this development, is to be agreed with the Planning Authority prior to the commencement of any development on the site.

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

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NOTE:

If there is no appeal to An Bord Pleanála 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 An Bord Pleanála. 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 Pleanála, Blocks 6 and 7, Irish Life Centre, Lower Abbey Street, Dublin 1.

(1) An appeal lodged by an applicant or his agent with An Bord Pleanála 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 Pleanála for an Oral Hearing of an appeal must, *in addition* to (1) above, pay to An Bord Pleanála 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 Pleanála when making submissions or observations to An Bord Pleanála in relation to an appeal.

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.

Tarlough O'Donnell Assoc.,
113 Goatstown Road,
Dublin 14.

85A-706

22nd July, 1985.

Re: Proposed Community Cultural Centre and lounge for members at
Belgard Road, Newlands Cross for Muintir Chrochain.

Dear Sirs,

With reference to your planning application, received here on 24th May, 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. A site plan to a scale of 1:500 is to be submitted which provides for off-street car parking provision of 56 spaces as required by the County Development Plan.
2. Adjusted plans to be submitted which provide for the setting back of the proposed gate pier a distance of 2.4 metres from the back of the footpath and the existing boundary wall removed for a distance of 2.4 metres and a new wall built at 45° to meet the pier, after consultation with the Roads Engineer.

Note: The applicants are advised to consult with the Planning Authority prior to the submission of the above additional information.

Please mark your reply "Additional Information" and quote the Reg. Ref. No. given above.

Yours faithfully,


for Principal Officer.