

# COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976  PLANNING REGISTER		REGISTER REFERENCE  XA 894
1. LOCATION	127, St. Peters Road, Dublin 12, <span style="float: right; font-size: 2em;">S</span>		
2. PROPOSAL	Detached house at rear,		
3. TYPE & DATE OF APPLICATION	TYPE  OP	Date Received  11th May, 1982	<div style="text-align: center;">Date Further Particulars</div> <div style="display: flex; justify-content: space-between;"> <div style="width: 45%;">(a) Requested</div> <div style="width: 45%;">(b) Received</div> </div> <div style="display: flex; justify-content: space-between;"> <div style="width: 45%;"> 1. ....  .....  2. .... </div> <div style="width: 45%;"> 1. ....  .....  2. .... </div> </div>
4. SUBMITTED BY	Name David MacHugh, Address 13, Lower Baggot St., Dublin 2.		
5. APPLICANT	Name Mr. Brian Flynn, Address 127, St. Peter's Road, Dublin 12.		
6. DECISION	O.C.M. No. PA/1750/82  Date 9th July, 1982	Notified 9th July, 1982  Effect To refuse o. permission	
7. GRANT	O.C.M. No.  Date	Notified  Effect	
8. APPEAL	Notified 9th August, 1982  Type 1st Party,	Decision 0 Permission granted by An Bord Pleanala Effect 27th June, 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 1982County DublinPlanning Register Reference Number: X.A. 894

APPEAL by Brian Flynn of 127, St. Peter's Road, Dublin, against the decision made on the 9th day of July, 1982, by the Council of the County of Dublin to refuse outline permission for the erection of a house on a site to the side and rear of 127, St. Peter's Road, Dublin in accordance with plans and particulars lodged with the said Council:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1982, it is hereby decided, for the reason set out in the First Schedule hereto, to grant outline permission for the erection of the said house 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 outline permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

Provided the conditions set out in the Second Schedule hereto are complied with and provided the detailed plans and particulars to be submitted for approval are satisfactory, it is considered that the proposed development would not be injurious to the amenities of the area or otherwise contrary to its proper planning and development.

SECOND SCHEDULEColumn 1-Conditions

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 the development is commenced or, failing agreement, shall be as determined by An Bord Pleanala.

Column 2 - Reasons for Conditions

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.

Contd./....

SECOND SCHEDULE (CONTD).

Column 1 - Conditions

Column 2 - Reasons for Conditions

2. The detailed plans and particulars to be submitted for approval shall, inter alia, provide for:-

(a) the external finishes and texture of the house to harmonise with those of the adjoining houses; and

(b) any gable windows in the house to be glazed with obscure glass.

2.

(a) In the interests of the visual amenities of the area.

(b) To protect the amenities of the adjoining residential properties.

*John P. Keenan*  
Member of An Bord Pleanála duly  
authorised to authenticate the  
seal of the Board.

Dated this 27<sup>th</sup> day of June 1983.

# DUBLIN COUNTY COUNCIL

Telephone 724755  
Ext. 262/264

PLANNING DEPARTMENT  
Block 2  
Irish Life Centre  
Lower Abbey Street  
Dublin 1

## NOTIFICATION OF A DECISION TO REFUSE:

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

LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACTS, 1963 & 1976

To;

..... Mr. David McHugh, ..... Register Reference No. .... **XA.89A** .....  
..... 13, Lr. Baggot St., ..... Planning Control No. ....  
..... Dublin 2. .... Application Received ..... **11/5/'82** .....  
..... Additional Inf. Recd. ....

APPLICANT ..... **Mr. Brian Flynn** .....

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/ **A/17.50/82**, ..... dated ..... **9/7/'82** ..... decide to refuse:

OUTLINE PERMISSION

~~PERMISSION~~

~~APPROVAL~~

For.... **Proposed detached house at rear of 127, St. Peter's Road, Dublin 12.** .....

for the following reasons:

1. The site is located in an area zoned "to preserve and improve residential amenity" in the Development Plan. The development proposed ~~is~~ in close proximity to adjoining houses would contravene materially the above objective, would not be in accordance with the proper planning and development of the area and would seriously injure the amenities of the adjoining residential properties.
2. The proposed development makes inadequate provision for rear garden space in relation to the requirements of the County Development Plan and would not therefore be in accordance with the proper planning and development of the area.

Signed on behalf of the Dublin County Council .....  
for PRINCIPAL OFFICER

Date..... **9th July, 1982** .....

NOTE: An appeal against the decision may be made to An Bord Pleanála by the applicant within one month from the date of receipt by the applicant of this notification or by any other person within twenty-one days of the date of the decision. The appeal shall be in writing and shall state the subject matter of the appeal and grounds of the appeal and should be addressed to An Bord Pleanála, Irish Life Centre, Dublin 1, and accompanied by a deposit of £10. When an appeal has been duly made and has not been withdrawn, An Bord Pleanála will determine the application for permission as if it had been made to them in the first instance.

FUTURE PRINT