

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE 85A/329
1. LOCATION	Riversdale, Watery Lane, Clondalkin S		
2. PROPOSAL	2 Detached & 2 Semi-Det. Houses		
3. TYPE & DATE OF APPLICATION	TYPE P	Date Received 14 March 1985	Date Further Particulars (a) Requested
			(b) Received
			1. 2.
4. SUBMITTED BY	Name Delany MacVeigh & Pike, Address 1 Clonskeagh Square, Dublin 14		
5. APPLICANT	Name Elsworth Properties Ltd., Address 23 Fleet Street, Dublin 2		
6. DECISION	O.C.M. No. P/1420/85		Notified 9th May, 1985.
	Date 8th May, 1985		Effect To grant permission
7. GRANT	O.C.M. No. P/2235/85		Notified 19th June, 1985
	Date 19th June, 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	Permission extended to 31/12/85 31/12/94 pursuant to Section 4 of the Local Government (Planning and Development) Act, 1982.		
13. REVOCATION or AMENDMENT			
14.			
15.			
Prepared by		Copy issued by Registrar.	
Checked by		Date	
		Co. Accts. Receipt No	

B

Dublin County Council Comhairle Chontae Atha Cliath Planning Department



Bloc 2, Ionad Bheatha na hEireann
Bloc 2, Irish Life Centre,
Sraid na Mainistreach Iacht,
Lower Abbey Street,
Baile Atha Cliath 1,
Dublin 1.
Telephone (01) 724755
Fax (01) 724896

Register Reference : 85A/0329

Date Received : 18th February 1993

Applicant : Caldercourt Builders Ltd.

Development : 4 houses (2 detached + 2 semi-detached)

Location : Riversdale, Watery Lane, Clondalkin

Dear Sir/Madam,

I refer to your application pursuant to Section 4 of the Local Government (Planning and Development) Act, 1982, to extend the period for which the above permission has effect and wish to inform you that by Order P/ 1240 /93 dated 14th April 1993, the Dublin County Council further extended the period to 31st December 1994.

Yours faithfully,

A handwritten signature in dark ink, appearing to read 'L. Doyle', written over a dotted line.

PRINCIPAL OFFICER

Date : 14th APRIL 1993

O'Mahony Pike Architects,
Owenstown House,
Fosters Avenue,
Blackrock,
Co. Dublin

DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

P/2235/85

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

1963-1983

To **Delany MacVeigh & Pike,**
1, Clonskeagh Square,
Dublin 14.

Decision Order
Number and Date **P/1420/85, 8/5/'85**

Register Reference No. **85A/329**

Planning Control No. **10128**

Application Received on **14/3/'85**

Applicant **Elsworth Properties Ltd.**

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

Proposed two additional semi-detached houses and two additional detached houses in approved development at Riversdale, Watery Lane, Clondalkin.

CONDITIONS	REASONS FOR CONDITIONS
1. That 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 each Proposed house be used as a single dwelling unit.	3. To prevent unauthorised development.
4. A scheme of street tree planting to be submitted and agreed in relation to the overall estate.	4. In the interest of the proper planning and development of the area.
5. A landscape plan with full works specification, Bill of Quantities etc., to be submitted and agreed with the Planning Authority within three months of the permission being granted, to include regrading, drainage, topsoiling, seeding tree and shrub planting etc.	5. In the interest of the proper planning and development of the area.
6. That 7' 6" be provided between separate blocks of houses.	6. In the interest of the proper planning and development of the area.
7. That a minimum depth of 25' building line and rear garden depth of 35ft. to be provided to all houses.	7. In the interest of the proper planning and development of the area.

Signed on behalf of the Dublin County Council

For Principal Officer

Date **19/6/85**

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.

Form A1—Future Print Ltd

8. That a financial contribution of £2,100. (£700. per house) be paid to Dublin County Council by the developer in relation to the three additional houses currently proposed as a contribution towards the improvement of the road network in the area and which facilitates this development; this contribution to be paid before the commencement of development.
8. In the interest of the proper planning and development of the area.
9. That all relevant conditions of SA.2109 be strictly adhered to in the development.
9. In the interest of the proper planning and development of the area.

(Cont./....)

DUBLIN COUNTY COUNCIL

724755 (ext. 262/264)

P/2235/85

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SUBJECT TO THE FOLLOWING CONDITIONS

CONDITIONS

REASONS FOR CONDITIONS

10. 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.

10. To protect the amenities of the area.

11. That all public services to the proposed development, including electrical, telephone cables and equipment, be located underground throughout the entire site.

11. In the interest of amenity.

12. 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.

12. In the interest of amenity and public safety.

13. That no dwellinghouse be occupied until all the services have been connected thereto and are operational.

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

14. That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council. **In this respect floor levels are to be agreed with Building Bye-Law Department and additionally a watermain layout is to be agreed with Sanitary Services Department prior to commencement of development.**

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

(Contd. . .)

Signed on behalf of the Dublin County Council

For Principal Officer

IMPORTANT: Turn overleaf for further information

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.