

Planning Department,
Exchange Buildings,
Lord Edward Street,
Dublin 2.
Tel. No. 776811 - Ext. 20.

NOTIFICATION OF A DECISION ON AN APPLICATION FOR A PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT, 1963.

To John McGoff Esq.,
Balmoral Lodge,
17 Castle Avenue, Clontarf
APPLICANT John McGoff

Reference No. in Planning Register of
Dublin County Council 4534

Planning Control No. 8624

Application received 15th December 1967

In pursuance of its functions under the above mentioned Act the Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by order P/221/68 dated 14th February 1968 make a decision pursuant to Section 26(1) of the Act to grant a permission for:

8-Houses at St. John's Road, Clondalkin

Floor area - 950 sq.ft (ONE HOUSE)

Total area - 7,600 sq.ft

subject to the following conditions:-

- (1) That the development shall be carried out strictly in accordance with the plans and specification lodged with the application.
- (2) That the garage on the western end of the site be kept back a minimum distance of 25-ft at every point, from the proposed new road widening line.
- (3) That the rear garden of the houses on the most westerly site be screened from public view by a 6-ft high screen wall suitably capped and rendered.
- (4) That the proposed Clondalkin Bye-Pass be set out and the line agreed with the Road Department of the Council.
- (5) That the drainage arrangements be in accordance with the requirements of the Council.
- (6) That the external finishes including the roofs harmonise in colour and texture with the adjoining development. (This requirement refers to visual amenity).
- (7) That Building Bye-Laws Approval shall be obtained and any conditions of such approval shall be observed in the development. (In order to comply with Sanitary Services Acts, 1878 - 1964).

There is no appeal to the Minister for Local Government against this decision, permission will be granted by the Council on the expiration of the period for the taking of such appeal. If every appeal made in accordance with the Act has been withdrawn, the Council will grant the permission as soon as may be after the withdrawal.

Signed on behalf of the Dublin County Council:

for County Secretary

Date: 14th February 1968.

An appeal against the decision may be made to the Minister 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 the nature of the appellant's interest in the property affected and should be addressed to the Secretary, Department of Local Government, (Planning Appeals Section), Custom House, Dublin 1. When an appeal has been duly made and has not been withdrawn the Minister for Local Government will determine the application for permission as if it had been made to him in the first instance.

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.