

# COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference		LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE XA.450	
1. LOCATION		Cappagh House, Lucan Road, Clondalkin, Co. Dublin <span style="float: right; font-size: 2em;">S</span>			
2. PROPOSAL		153 houses and associates site development works			
3. TYPE & DATE OF APPLICATION		TYPE  P.	Date Received  9.3.82	Date Further Particulars	
				(a) Requested 1. Time ext. up to & incl., 4/6/82 2. ....	(b) Received 1. .... 2. ....
4. SUBMITTED BY		Name Mr. S.R. Dempsey, Address Old Naas Road, Bluebell, Inchicore, Dublin 12			
5. APPLICANT		Name Thomas McInerney & Co. Ltd., Address Old Naas Road, Bluebell, Inchicore			
6. DECISION		O.C.M. No. PA/1352/82 Date 4th June, 1982		Notified 4th June, 1982 Effect To refuse permission,	
7. GRANT		O.C.M. No. Date		Notified Effect	
8. APPEAL		Notified 9th August, 1982 Type 1st Party,		Decision Permission refused by An Bord Pleanala Effect 12th March, 1984	
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 .....		Copy issued by ..... Registrar.			
Checked by .....		Date .....			
		Co. Accts. Receipt No .....			

AN BORD PLEANÁLA  
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 to 1983  
County Dublin

Planning Register Reference Number: X.A. 450

APPEAL by Thomas McInerney and Company Limited of Old Naas Road, Bluebell, Inchicore, Dublin against the decision made on the 4th day of June, 1982, by the Council of the County of Dublin to refuse permission for residential and ancillary development on a site at Cappagh House, Clondalkin, County Dublin.

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1983, permission is hereby refused for the said development for the reason set out in the Schedule hereto.

SCHEDULE

The proposed development would be premature pending the extension of the Newlands/Fonthill Road northwards from the New Nangor Road to serve this site.

Anthony J. Lamleert  
Member of An Bord Pleanála duly  
authorised to authenticate the  
seal of the Board.

Dated this 17th day of March 1984.

# DUBLIN COUNTY COUNCIL

Telephone 724755  
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:

T. McInerney & Co. Ltd.,

Old Nass Road,

Bluebell,

Inchicore, Dublin 12.

T. McInerney & Co. Ltd.

APPLICANT

Register Reference No. XA.450

Planning Control No. 10567

Application Received 9/3/82

Additional Inf. Recd.  
Time Ext. up to: 4/6/82

In pursuance of its functions under the above mentioned Acts the Dublin County Council, being the Planning Authority for the  
Co. Health District of Dublin, did by order, PA/1352/82 dated 4th June, 1982.  
decide to refuse:

~~OUTLINE PERMISSION~~

PERMISSION

~~APPROVAL~~

For proposed construction of 153 houses and associated site development works  
at Cappagh House, Clondalkin.

for the following reasons:

1. The proposed development is premature because the road layout for the proposed area including elevations, alignments and side slopes of the proposed Nass Motorway and Ninth Lock Road have not been approved by the Planning Authority or by An Bord Pleanála on appeal.
2. The proposed development would endanger public safety by reason of traffic hazard due to the creation of traffic turning movements on the substandard Ninth Lock Road.
3. The proposed layout of the development is unsatisfactory for the following reasons:-
  - (a) Inadequate public open space is proposed and it does not comply with the required standards as set out in the 1972 Development Plan.
  - (b) Inadequate front building lines are proposed on some parts of the layout which are in conflict with the provisions of Section 4.26 of the 1972 Development Plan.
  - (c) The width of roads proposed in all cul-de-sacs are not to the required standards of the Roads Department.
  - (d) Insufficient provision has been made for footpaths or grass verges on culs-de-sac.

Continued/overleaf

Signed on behalf of the Dublin County Council

for PRINCIPAL OFFICER

Date 4th June, 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 must 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, Holbrook House, Holles Street, Dublin 2 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.

**3. Continued/**

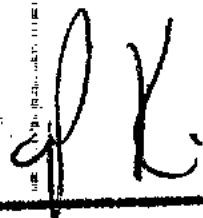
(e) No footpaths have been provided on the eastern side of the main spine road (Road No. 1) between the access to the development on road No. 2.

(f) The provision of common access points to serve a number of houses particularly on road No. 7 is not satisfactory.

(g) The provision of incidental open spaces outside the flank walls of houses adjoining roadways is not to the satisfaction of the Parks Department and would lead to costly maintenance problems.

(h) The proposal to develop a playlot at the end of cul-de-sac No. 3 is unsatisfactory and will lead to problems with the adjoining houses.

4. The estate layout does not show how the proposed layout co-ordinates with the existing and proposed development on adjoining lands.



for Principal Officer.

Dated: 4th June, 1982.

XA 450

7th May, 1982.

Thomas McInerney & Co., Ltd.,  
Old Naas Road,  
Bluebell,  
Inchicore,  
Dublin 12.

RE: Proposed 153 houses and associated site development works at  
Cappagh House, Clondalkin, for Thomas McInerney & Co. Ltd.

Dear Sir,

With reference to your planning application received here on 9th March, 1982, (letter for extension period received 7th May, 1982), in connection with the above, I wish to inform you that:-

In accordance with Section 26(4A) of the Local Government (Planning and Development Act, 1963, as amended by Section 39(F) of the Local Government (Planning and Development) Act, 1976, the period for considering this application within the meaning of subsection (4A) of Section 26 has been extended up to and including the 4th June, 1982.

Yours faithfully,

  
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for Principal Officer.