

# COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE  XA.442
1. LOCATION	Gibbons Cottages, Saggart <span style="float: right; font-size: 2em;">S</span>		
2. PROPOSAL	Bungalow		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars
			(a) Requested
	P.	8.3.82	1. 7th May, 1982
			1. 13th Sept., 1982
			2. ....
			2. ....
4. SUBMITTED BY	Name Mr. J. Donoghue, Address Gibbons Cottages, Saggart, Co. Dublin		
5. APPLICANT	Name Mr. J. Donoghue, Address		
6. DECISION	O.C.M. No. PA/2815/82 Date 12th Nov., 1982		Notified 12th Nov., 1982 Effect To refuse permission,
7. GRANT	O.C.M. No. Date		Notified Effect
8. APPEAL	Notified 2nd Dec., 1982 Type 1st Party,		Decision Permission refused by An Bord Pleanala Effect 21st Sept., 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. ....

PL. 6/5/61656

AN BORD PLEANÁLA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 to 1982

County Dublin

Planning Register Reference Number: XA 442

APPEAL by John Donoghue of Gibbons Cottages, Jobstown, Saggart, County Dublin against the decision made on the 12th day of November, 1982, by the Council of the County of Dublin to refuse permission for the erection of a bungalow on a site at Gibbons, Saggart, County Dublin:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1982, permission is hereby refused for the erection of the said bungalow for the reasons set out in the Schedule hereto.

SCHEDULE

1. The Board is not satisfied that, on the basis of the evidence tendered to it, the applicant is at present in a position to satisfactorily dispose of the sewage and surface water from the proposed development.
2. The Board does not consider that it would be in the interests of the proper planning and development of the area to allow an access through an approved public open space area as proposed.
3. The proposed development would not comply with the minimum standards in relation to space about dwellings set out in the Dublin County Development Plan and would be seriously injurious to the amenities of the approved houses to the north of the site.

Patrick A. Malone

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

Dated this 21<sup>st</sup> day of Sept. 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:

~~ORDINARY PERMISSION~~ : PERMISSION : ~~APPROVAL~~

LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACTS, ~~1963-1982~~ 1963-1982

To;

..... J. Donoghue, ..... Register Reference No. .... XA.442  
..... Gibbons Cottage, ..... Planning Control No. .... 10202  
..... Jobstown, ..... Application Received ..... 8/3/'82  
..... Saggart, Co. Dublin, ..... Additional Inf. Recd. .... 13/9/'82  
APPLICANT ..... J. Donoghue

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/2815/82, ..... dated ..... 12/11/'82 ..... decide to refuse:

~~XXXXXXXXXXXXXXXXXXXX~~

PERMISSION

~~XXXXXXXXXX~~

For... Proposed bungalow at Gibbons, Saggart. ....

for the following reasons:

1. The proposed development which envisages the provision of a road connection through an approved public open space area to the Local Distributor Road would contravene materially permission granted on the adjoining housing lands made under Order PA/2296/81, dated 30/9/'81, Reg. Ref. WA.797 and would not be in interest of the proper planning and development of the area.
2. The proposal does not comply with Development Plan standards in relation to space about dwellings. The development proposed would seriously injure the amenities of proposed houses immediately to the north of the site.
3. With regard to foul and surface water drainage and access arrangements, the proposed development is considered premature pending the development of proposed approved houses on adjacent lands.

The applicant is advised to consult with the Planning Authority prior to the submission of further development proposals for this site. The applicant is further advised that development proposals which provide for the integrated development of this and the adjoining garden plot with the proposed housing immediately to the north and west and which provide for access to the proposed housing estate road to the west will receive more favourable consideration.

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

Date.....12th November, 1982.....

2: 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

7th May, 1982.

John Donoghue,  
Gibbons Cottages,  
Saggart,  
Co. Dublin.

Re: Proposed bungalow at Gibbons, Saggart for  
J. Donoghue.


Dear Sir,

With reference to your planning application received here on 8th March, 1982 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 and 1976, the following additional information must be submitted in quadruplicate:-

1. Applicant to submit evidence of the adjoining landowners permission in respect of the proposed right of way necessary for the provision of access from the Local Distributor Road to the site. The applicant should consult and agree with the Roads Department of the Council, details of the proposed road connection to the Local Distributor Road.
2. Details of the applicants specific proposals to provide adequate separation distances between the proposed bungalow and the proposed houses immediately to the north of the site.
3. Applicant to submit details of landscaping and screening proposals for the north and eastern boundaries of the site.
4. In respect of proposed foul drainage the applicant should submit the following information:-
  - (i) Details of proposed connection to the proposed new foul drain on housing lands to the west of the site.
  - (ii) Evidence in writing of the developer's permission to this proposed connection.
  - (iii) Wayleave permission in writing from the adjoining land owner.

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

Yours faithfully,

  
for Principal Officer.

XA 442

7th May, 1982.

John Donoghue,  
Gibbons Cottages,  
Saggart,  
Co. Dublin.

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  - (iii) Wayleave permission in writing from the adjoining land owner.

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

Yours faithfully,

  
for Principal Officer.