### COMHAIRLE CHONTAE ATHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976	REGISTER REFERENC
	PLANNING REGISTER	XA.404
1. LOCATION	Palmerston Upper	5
2. PROPOSAL	Housing development of 30 hou	ıses
3. TYPE & DATE OF APPLICATION	TYPE Date Received (a) Requested	e Further Particulars (b) Received
	P. 4.3.82 1	
4. SUBMITTED BY	Name Mr. B. Cooke, Address Palmerston Upper	
5. APPLICANT	Name Highpoint Builders Ltd., Address Newtown House, Captains Hill,	Leixlip, Co. Kildare.
6. DECISION	O.C.M. No. <b>PA/1053/82</b> Notified  Date <b>29th April., 1982</b> Effect	30th April, 1982  To grant permission,
7. GRANT	O.C.M. No. PBD/379/82 Notified  Date 10th June, 1982 Effect	10th June, 1982 Permission granted,
8. APPEAL	Notified Decision  Type Effect	
9. APPLICATION , SECTION 26 (3)	Date of Decision application Effect	
10. COMPENSATION	Ref. in Compensation Register	
11. ENFORCEMENT	Ref. in Enforcement Register	
12. PURCHASE NOTICE		
13. REVOCATION or AMENDMENT		
14.		
15.		
Prepared by		-
	Co. Accts. Receipt No	

Tel. 724755 (Ext. 262/264)

PLANNING DEPARTMENT DUBLIN COUNTY COUNCIL IRISH LIFE CENTRE LOWER ABBEY STREET DUBLIN 1

#### Notification of Grant of Permission/Approval

Local Government (Planning and Development) Acts, 1963 & 1976

To:	Highpoint Builders Ltd.,	Deci		PA/1053/821	
	Newtown House,	. Num	ber and Date.		404
*****	***************************************	Regi	ster Reference	No	T40010141444444444444444444444444444444
•••••	Captains Hill, Leinlip,	. Plani	ning Control N	o	/6 <b>2</b>
•••••	Ce. Kildere.	Appl	ication Receive	ed on	
App	licant	••••••	*****************	**************************************	***************************************
A F	PERMISSION/APPROVAL has been granted for the developme	ent describ	ed below subje	ct to the undermention	
	CONDITIONS			,	
1,			* .	OR CONDITIONS	
<b>斯博</b>	Subject to the conditions of this permission the development carried out and completed strictly in accordance with the permission lodged with the application.		accorda	ure that the develo nce with the per e control be maintain	mission and tha
	That before development commences approval under the last Bye-Laws to be obtained and all conditions of that approvations observed in the development.		Acts, 18	r to comply with the 378 - 1964.	
3.	That the proposed house be used as a single dwelling unit.		▲.	ent unauthorised dev	
_	That a financial contribution in the sum of be paid by the proposer to the Dublin County Council towords of provision of public services in the area of the proposer, and which facilitate this development; this country to be paid before the commencement of development site.	roposed ontribu-	the Co develop the dev	ovision of such servouncil will facilita ment. It is consider veloper should contrology or controlog	te the proposed ed reasonable tha libute towards the
					• .
			,		
					(Contd )
	•				K1.
Sign	ed on behalf of the Dublin County Council:		r Principal Offi		
	ORTANT: Turn overleaf for further information.		ate:	in III	N 1982
Apn	roval of the Council under Building Bye-Laws must be obta				and the terms of

Local Government (Planning and Development) Acts, 1963 & 1976

000000000000000000000000000000000000000	Decision Order
Sertora House,	COLO DOCC
Captains Hill, Leinlip,	Register Reference No
Co. Kildere.	Planning Control No.
**************************************	Application Received on 4/3/82.
Applicant	The state of the s
A PERMISSION/APPROVAL has been granted for the devel	opment described below subject to the undermentioned condition
Fronced 30 mantalana	opment described below subject to the undermentioned condition
	houses at Palmerstown Upper
1-1	
CONDITIONS	REASONS FOR CONDITIONS
That all necessary measures be taken by the contractor to the spillage or deposit of clay, rubble or other debris on a roads during the course of the works.	prevent To protect the amenities of the area.
That all public services to the proposed development, in electrical, telephone cables and equipment, be underground throughout the entire site.	located In the interest of amenity.
That public lighting be provided as each street is occuraceordance with a scheme to be approved by the County (so as to provide street lighting to the standard required County Council.	
That no dwellinghouse be occupied until all the service be occupied until all the service become connected thereto and are operational.	s have ••• In the interest of the proper planning and development of the area.
That the area shown as open space be levelled, soiled, seed landscaped to the satisfaction of the County Council and available for use by residents on completion of their dwe	ed and In the interest of the proper planning and
That the water supply and drainage arrangements, includir disposal of surface water, be in accordance with the require of the County Council.	ments In order to comply with the Sanitary Services Acts, 1878 – 1964.
	(Contd)
ned on behalf of the Dublin County Council:	DV.
	for British and
PORTANT: Turn overleaf for further information.	for Principal Officer  Date: 1 0 JUN 1982
	/ 1 17 PACE

development in at advanceof this newer to the tive means of disposal of surface water to the satisfaction of the Sanitary Authority to be previded. The proposed connection to the 15" surface water sower to be soffit to soffit.

25. In relation to water supply the applicant to consult with the Area Engineer, Sanitary

Services Department, Vater Section prior to

23. In order to comply with the requirements of the Sanitary Authority.

COUNCIL

PLANNING DEPARTMENT DUBLIN COUNTY COUNCIL IRISH LIFE CENTRE LOWER ABBEY STREET DUBLIN 1

Tel. 724755 (Ext. 262/264)

#### Notification of Grant of Permission/Approval

Local Government (Planning and Development) Acts, 1963 & 1976

<b>T</b> A+ #	De	ecision Order PA/1053/82: 29/4/82.
	NU	umber and Date
1	leutowa House, Re	egister Reference No
(	· · · · · · · · · · · · · · · · · · ·	anning Control No
		pplication Received on
	icant	
Appl	icant	
A P	ERMISSION/APPROVAL has been granted for the development descr	ribed below subject to the undermentioned conditions.
	Proposed 30 semi-detached houses at	t Falmerstown Upper
<u>,.                                    </u>		
	CONDITIONS	REASONS FOR CONDITIONS
Ł <sub>m</sub>	Subject to the conditions of this permission the development to be carried out and completed strictly in accordance with the plans and specification lodged with the application.	To ensure that the development shall be in accordance with the permission and the effective control be maintained.
4 **	That before development commences approval under the Building Bye-Laws to be obtained and all conditions of that approval to be observed in the development.	e Acts, 1878 — 1964.
<b>*</b>	That the proposed house be used as a single dwelling unit.	To prevent unauthorised development.
3. 4.	That a financial contribution in the sum of be paid by the proposer to the Dublin County Council towards the cost of provision of public services in the area of the proposed development, and which facilitate this development; this contribution to be paid before the commencement of development on the site.	the developer should contribute towards to cost of providing the services.
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		(Contd , , , , )
		1-11.
Cian	ed on behalf of the Dublin County Council:	1 1/1
Jigil	ORTANT: Turn overleaf for further information.	for Principal Officer  1 0 JUN 1982

approval must be complied with in the carrying out of the work.

#### CONDITIONS

That no development under any permission granted pursuant to this decision be commenced until security for the provision and satisfactory completion of services including maintenance until taken-in-charge by the Local Authority of roads, open space, carparks, sewers, watermains or drains has been given by:

which shall be renewed by the developer from time to time as required during the course of the development and kept in force by him until such time as the roads, open space, carparks, sewers, watermains and drains are taken-in-charge by the Council.

Or/

(b) Lodgement with the Council of a cashy aux of £15,000, to be applied by the Council at its absolute discretion, if such services are not duly provided to its satisfaction on the provision and completion of such services to standard specification.

Or/

(c) Lodgement with the Planning Authority of a letter of guarantee issued by any body approved by the Planning Authority for the purpose in respect of the proposed development in accordance with the guarantee scheme agreed with the Planning Authority.

and such lodgement in either case has been acknowledged in writing by the Council.

Note: When development has been completed, the Council may pursue the Bond to secure completion of the works required to bring the estate up to the standard for taking-in-charge.

To ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in the development.

(Contd. . . .)

T. 124755 (Ext. 262/264)

PLANNING DEPARTMENT DUBLIN COUNTY COUNCIL IRISH LIFE CENTRE LOWER ABBEY STREET DUBLIN 1

### Notification of Grant of Permission/Approval Local Government (Planning and Development) Acts, 1963 & 1976

To: Righpoint Builders Ltd.,	Decision Order PA/1033/82* 29/4/82.
Sertora House,	Register Reference No.
Captains Mill, Leivilp.	-
Co. Kildere.	A/8/89
pplicant	
A PERMISSION/APPROVAL has been granted for the development of the deve	described below subject to the undermentioned conditions.
CONDITIONS	REASONS FOR CONDITIONS
That all necessary measures be taken by the contractor to preventhe spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.	t •• To protect the amenities of the area.
That all public services to the proposed development, including electrical, telephone cables and equipment, be located underground throughout the entire site.	d
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.	
That no dwellinghouse be occupied until all the services have been connected thereto and are operational.	e ln the interest of the proper planning and development of the area.
That the area shown as open space be levelled, soiled, seeded and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings	development of the area.
That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirement of the County Council.	ts In order to comply with the Sanitary Services Acts, 1878 – 1964.
	(Contd )
	A Lie
Signed on behalf of the Dublin County Council:	for Principal Officer
ORTANT: Turn overleaf for further information.	Date:
Approval of the Council under Building Bye-Laws must be obtain approval must be complied with in the carrying out of the work.	ned before the development is commenced and the terms

That all watermain tappings branch connections, swabbing and chlorination, be carried out by the County Council, Sanitary Services Department and that the cost thereof be paid to the County Council before any development commences.

4 A.K.

- That an acceptable street naming and house numbering scheme be submitted to and approved by the County Council before any constructional work takes place on the proposed houses.
- That screen walls in block or similar durable materials not less than 2 metres high, suitably capped and rendered, be provided at the necessary locations so as to screen rear gardens from public view. The specific locations and extent of walling must be fully discussed and agreed with the County Council before construction. Timber fencing is not acceptable.
- construction. Imperfencing is not acceptable.

  15. That Ift. Sins. he provided between each separate dwelling with the exception of houses on sites 1-8 where sames are proposed at the side of houses.
- 16. That the houses be provided with a minimum front garden of 15ft. and year garden of 35ft.
- 17. The reservation for the Falmerstown By-pass as shown on RPS 1314 to be set out on afte by applicant and checked by the Ronds Department before connectement of development.
- 18. A make access with 300ft, vision splays in each direction from a 15ft, satback to be provided. Kerb radii to be 35ft. The internal read to be to appropriate County Council Standard.
- 19. The proposed development to be phased taking cognizance of the availability of foul sewers in the area.
- 20. A contribution of £180. per house be made towards open space development.
- 21. Land in applicants envership required for the Palmerstown By-page to be left free of development and made available to the Council when required.

  21. That provision be made for the possible future
- extension of the access road to the southern's boundary of applicant's property.

- to ensure adequate standards of workmanship.
  As the provision of these services by the County Council will facilitate the proposed development, it is considered reasonable that the Council should recoup the cost.
- In the interest of the proper planning and development of the area.
- in the interest of visual amenity.
  - 15. In the interest of the proper planning and development of the
  - 16. In the interest of the proper planning and development of the proper planning and development of the area.
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  - 19. In the interest of the proper planning and development of the erea.
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PLANNING DEPARTMENT DUBLIN COUNTY COUNCIL IRISH LIFE CENTRE LOWER ABBEY STREET DUBLIN 1

FUTURE PRINT

Notification of Grant of Permission/Approval
Local Government (Planning and Development) Acts, 1963 & 1976

Heriero House,	D N	ecision Order umber and Date	PA/1055/821	
	•	edister Reference i	N_	- March
Captains Hill, Lainlip,	PI	anning Control No	), <u>10107040044044444444</u>	I d d a hayea b d u a a d d a d a d a d a d a d a d a d
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A PERMISSION/APPROVAL has been granted fo	or the development desc	ribed below subject	ct to the undermention	ned condition.
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surface water menholes, Mouse as alone to the ditch. Applicant to the ditch. Applicant to the system require dens of houses 25-30 to be short eas to the surface water sever, orporated into the public open as be agreed with Sanitary Sarvices water sever stancement of development.  The new 15" surface water sever sippicant nection has not yet been constructed the applicant proceeding with the applicant sever of the applicant proceeding with the applicant proceeding with the applicant proceeding with the applicant of the applicant proceeding with the familiary Authority Sepond connection to the 13" at the selfit to selfit.  In relation to weter supply the onsult with the Area Engineer, Salces Department in the Area Engineer, Salces Department	as tapped into a. I. is locate a consult with d set back. The ened to permit this land to be pace. Details prior to the proposes a ted. In the it this ir then alterna- ter to the ty to be provide urface water splicant urface yeter this to the this to be provide urface yeter	TANK TANK TANK TANK TANK TANK TANK TANK	Tier to comply	Mitary Author