

COMHAIRLE CHONTAE ÁTHA CLIATH

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|-------------------------------|--|---------------------------------|--|
| P. C. Reference | LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER | | REGISTER REFERENCE WA 2091 |
| 1. LOCATION | New Road, Clondalkin. S | | |
| 2. PROPOSAL | 2 storey office extension and attic conversion. | | |
| 3. TYPE & DATE OF APPLICATION | TYPE | Date Received | Date Further Particulars (a) Requested (b) Received |
| | P | 21.10.1981. | <div style="display: flex; justify-content: space-between;"> <div style="width: 45%;"> 1. 14th Dec., 1981 2. </div> <div style="width: 45%;"> 1. 2. </div> </div> |
| 4. SUBMITTED BY | Name Ambrose F. Kelly Partnership. | | |
| | Address Fadebrook House, 3 Fade St., D.2. | | |
| 5. APPLICANT | Name F.J. O'Mahony & Co., Solicitors. | | |
| | Address New Road, Clondalkin. | | |
| 6. DECISION | O.C.M. No. | PA/670/82 | Notified 19th March, 1982 |
| | Date | 19th March, 1982 | Effect To refuse permission, |
| 7. GRANT | O.C.M. No. | | Notified |
| | Date | | Effect |
| 8. APPEAL | Notified | 22nd April, 1982 | Decision Permission refused by An Bord Pleanála |
| | Type | 1st Party, | Effect 8th Oct., 1982 |
| 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 AND 1976

County Dublin


Planning Register Reference Number: WA. 2091

APPEAL by Francis O'Mahony of New Road, Clondalkin, County Dublin against the decision made on the 19th day of March, 1982, by the Council of the County of Dublin deciding to refuse permission for development comprising the erection of a two-storey office extension and attic conversion to existing office at New Road, Clondalkin, County Dublin:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 and 1976, permission is hereby refused for the said development for the reasons set out in the Schedule hereto.

SCHEDULE

The proposed development would endanger public safety by reason of traffic hazard because of the inadequacy of the on-site parking facilities proposed and because of the generation of additional traffic turning movements on the adjoining heavily-trafficked and substandard New Road.


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

Dated this 8th day of October 1982.

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:

~~XXXXXXXXXXXX~~ : PERMISSION : ~~XXXXXXXXXX~~

LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACTS, 1963 & 1976

To;

..... Mr. Ambrose F. Kelly, Register Reference No. WA.2091-
..... 50, Garville Lane, Planning Control No. 12499
..... Rathgar, Application Received 21/10/'81
..... Dublin 6, Additional Inf. Recd. 20/1/'82
APPLICANT F. O'Mahony & Co. Solicitors.

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/670/82..... dated19/3/'82..... decide to refuse:

~~XXXXXXXXXXXX~~

PERMISSION

~~XXXXXXXXXX~~

For..... Proposed two-storey office extension including attic conversion to
..... existing offices at New Road, Clondalkin.
for the following reasons:

1. The site of the proposed development is situated in an area zoned "A" in the Development Plan "to preserve and improve residential amenity". The proposed development which would entail the creation of three separate commercial units and would entail overlooking of existing residential gardens, and yards, would be in conflict with this objective, and would be contrary to the proper planning and development of the area and seriously injurious to the amenities of the area.
2. The proposed development would endanger public safety by reason of a traffic hazard because of the generation of traffic turning movements at the two access points onto the heavily trafficked substandard New Road.

Signed on behalf of the Dublin County Council

for PRINCIPAL OFFICER

Date.....19th March, 1982.....

NOTE: An appeal against the decision may be made to An Bord Pleanala 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 Pleanala, Floor 3, Blocks 6 & 7, Irish Life Centre, Lr. Abbey St., Dublin 1, and accompanied by a deposit of £10. When an appeal has been duly made and has not been withdrawn An Bord Pleanala will determine the application for permission as if it had been made to them in the first instance.

WA 2091

14th December, 1981.

Ambrose F. Kelly Pts.,
Fadbrooke House,
3 Fade Street,
Dublin 2.

RE: Proposed two storey office extension including attic conversion to existing offices at New Road, Clondalkin for F.J. O'Mahony & Co. Solicitors.

Dear Sir,

With reference to your planning application received here 21st October, 1981, 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. The applicant should clarify if he is in a position to provide car parking facilities to serve the existing and proposed development in accordance with the requirements of the Development Plan. A block plan to a scale of 1:500 should be submitted indicating the location of car parking spaces relative to structures, access and boundaries.
2. The proposed development represents the establishment of three separate self-contained units rather than an extension to an existing office. Clarification of this matter is required.
3. Windows in first floor of proposed extension appear to be located on party wall overlooking adjoining premises. Clarification of this is required.

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

Yours faithfully,



for Principal Officer.