

# COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE  WA. 788
1. LOCATION	Cruagh, Rockbrook, Rathfarnham, <span style="font-size: 2em; float: right;">S</span>		
2. PROPOSAL	Bungalow,		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars (a) Requested (b) Received
	OP	30/4/81	<div style="display: flex; justify-content: space-between;"> <div style="width: 45%;"> 1. ....  .....  2. .... </div> <div style="width: 45%;"> 1. ....  .....  2. .... </div> </div>
4. SUBMITTED BY	Name Mr. J. Lane,		
	Address 314 Woodlawn Park, Firhouse, Tallaght, Co. Dublin,		
5. APPLICANT	Name Mr. F. Casey,		
	Address 370 Woodlawn Park, Firhouse, Tallaght,		
6. DECISION	O.C.M. No. PA/1345/81		Notified 26th June, 1981
	Date 26th June, 1981		Effect To refuse o. permission,
7. GRANT	O.C.M. No.		Notified
	Date		Effect
8. APPEAL	Notified 7th August, 1981		Decision O. Permission granted by
	Type 1st Party		Effect An Bord Pleanala, 20th April, 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 .....

Checked by .....

Copy issued by ..... Registrar.

Date .....

Co. Accts. Receipt No .....

AN BORD PLEANÁLALOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 AND 1976County DublinPlanning Register Reference Number: W.A. 788

APPEAL by Frank Casey of 370, Woodlawn Park, Firhouse, Tallaght, County Dublin against the decision made on the 26th day of June, 1981, by the Council of the County of Dublin deciding to refuse an outline permission for the erection of a bungalow on a site at Cruagh, Rockbrook, Rathfarnham, County Dublin in accordance with plans and particulars lodged with the said Council:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 and 1976, it is hereby decided, for the reasons set out in the First Schedule hereto, to grant outline permission for the erection of the said bungalow in accordance with the said plans and particulars, subject to the conditions specified in column 1 of the Second Schedule hereto, the reasons for the imposition of the said conditions being as set out in column 2 of the said Second Schedule and the said outline permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

Having regard to the proposed use of the land by the developer for agricultural purposes and provided the conditions set out in the Second Schedule are complied with, it is considered that the proposed development would be consistent with the proper planning and development of the area.

SECOND SCHEDULE

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>1. Before the development is commenced, the owner of the area of which the site forms part, as outlined in red on the map lodged with An Bord Pleanála on the 25th day of March, 1982, shall have entered into an agreement with the Dublin County Council under Section 38 of the Local Government (Planning and Development) Act, 1963, to preserve the said area from any further housing development for so long as the area is zoned for agriculture or as an area of high amenity in the development plan.</p>	<p>1. The area is zoned for agricultural development in the current development plan. This zoning is considered reasonable and the condition is intended to support it. The proposed development is acceptable only because it is put forward as being necessary for the use of the land affected for agricultural purposes.</p>

Contd./ ...

SECOND SCHEDULE (CONTD.)

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>2. The details relating to layout, siting, height, design and external appearance of the proposed house and means of access thereto to be submitted to the planning authority for approval shall provide for a bungalow with a minimum set back of 10 metres from the reservation for the widening of the public road as shown on Dublin County Council drawing No. R.P.S. 1798 and the land expected to be required for road widening purposes shall be kept free from building development.</p> <p>3. The developer shall pay a sum of money to the Dublin County Council as a contribution towards the provision of a public water supply in the area. The amount to be paid and the time and method of payment shall be agreed between the developer and the said Council before the development is commenced or, failing agreement, shall be as determined by An Bord Pleanála.</p>	<p>2. In the interests of orderly development.</p> <p>3. The provision of such a service in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the service.</p>

*J. Gannon*

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

Dated this 20 day of *apri* 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:

OUTLINE PERMISSION: ~~PERMISSION~~ ~~XXXXXX~~

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

To:

Mr. J. Lane,

Register Reference No. **WA. 788**

314 Boddam Park,

Planning Control No. **17344**

Firhouse,

Application Received **30th April 1981**

Tallaght, Co. Dublin,

Additional Inf. Recd.

APPLICANT

Mr. F. Casey.

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 **1345** dated **26 June 1981** decide to refuse:

OUTLINE PERMISSION

~~PERMISSION~~

~~XXXXXX~~

For

**Proposed bungalow at Cruagh, Rockbrook, Rathfarnham,**

for the following reasons:

1. The proposed site is located in an area zoned to provide for the further development of agriculture in the Development Plan. The development proposed would contravene materially this objective and would not be in accordance with the proper planning and development of the area.
2. Public piped sewerage facilities are not available to serve the proposal.
3. The proposed development would be premature by reason of the said existing deficiency in the provision of sewerage facilities and the period within which such deficiency may reasonably be expected to be made good.
4. The proposed development would endanger public safety by reason of traffic hazard because of the generation of traffic turning movements on this heavily trafficked and substandard road.

Signed on behalf of the Dublin County Council

for PRINCIPAL OFFICER

Date **26th June 1981**

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 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, 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 Pleanála will determine the application for permission as if it had been made to them in the first instance.