

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE WA 648
1. LOCATION	17, Palmerstown Drive, Dublin 20 S		
2. PROPOSAL	Ret. of 2 flats,		
3. TYPE & DATE OF APPLICATION	TYPE P	Date Received 10th April, 1981	Date Further Particulars (a) Requested
			(b) Received
			1. 2.
4. SUBMITTED BY	Name Noel Soden,		
	Address 17, Palmerstown Drive, Dublin 20		
5. APPLICANT	Name as above,		
	Address		
6. DECISION	O.C.M. No. PA/1221/81		Notified 9th June, 1981
	Date 9th June, 1981		Effect To refuse permission,
7. GRANT	O.C.M. No.		Notified
	Date		Effect
8. APPEAL	Notified 16th July, 1981		Decision
	Type 1st Party,		Effect Permission refused by An Bord Pleanala, 9th Sept., 1981
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 PLEANÁLA

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

County Dublin

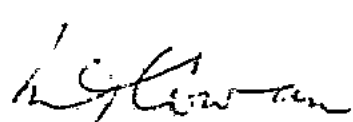
Planning Register Reference Number: W.A.648

APPEAL by Noel Soden of 17, Palmerstown Drive, Palmerstown, Dublin against the decision made on the 9th day of June, 1981, by the Council of the County of Dublin deciding to refuse permission for the continuance of the use of a house as two flats at 17, Palmerstown Drive, Palmerstown, Dublin:

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

SCHEDULE

The site is located in an area where the objective of the planning authority, as set out in the Dublin County Development Plan, is to preserve and improve residential amenity. This objective is considered reasonable and the continuance of the use of the house as two flats in an estate which was designed and constructed to provide single family dwelling units would conflict with it and be seriously injurious to the residential amenities of properties in the vicinity.



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

Dated this 9th day of September 1981.

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: **Noel Soden,**
17 Palmerstown Drive,
Dublin 20.

Register Reference No. **WA648**
Planning Control No. **4434**
Application Received **10.4.81**
Additional Inf. Recd.

APPLICANT **N. Soden**

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/1221/81 dated **9th June, 1981** decide to refuse:

~~XXXXXXXXXXXX~~

PERMISSION

~~XXXXXXXXXX~~

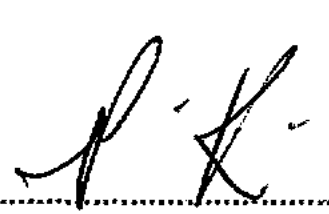
For **retention of use as two flats at 17 Palmerstown Drive**

for the following reasons:

1. The houses in this estate were designed and constructed as single family dwelling units. The development is situated in an area zoned "A" in the Development Plan "to preserve and improve residential amenity". The use of the premises at this location as a multiple dwelling unit would be considered incompatible with this objective, contrary to the proper planning and development of the area and seriously injurious to the amenities of adjoining residential property.

2. The development is unacceptable to the Chief Medical Officer for the following reasons :-

- a. The bathroom/w.c. opens directly into the kitchen
- b. Insufficient means of ventilation of the cooker in the living room in the 1st floor flat.

Signed on behalf of the Dublin County Council 
for PRINCIPAL OFFICER

Date **9th 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 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, 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.