

COMHAIRLE CHONTAE ÁTHA CLIATH

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P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE TA. 2368
1. LOCATION	Scanda House, Main Street, Rathcoole, Co. Dublin,		
2. PROPOSAL	Workshop,		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars (a) Requested (b) Received
	P	24th Dec. 1980	1. 2.
4. SUBMITTED BY	Name Spillane Design Assocs., Address 112 Pembroke Road, Ballsbridge, Dublin 4,		
5. APPLICANT	Name Sauna Construction Ltd., Address Scanda House, Main Street, Rathcoole,		
6. DECISION	O.C.M. No. PA/379/81 Date 23rd Feb., 1981	Notified 23rd Feb., 1981 Effect To refuse permission,	
7. GRANT	O.C.M. No. Date	Notified Effect	
8. APPEAL	Notified 2nd April, 1981 Type 1st Party,	Decision Permission granted by Effect An Bord Pleanala, 10th Sept., 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 PLEANALALOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 AND 1976County DublinPlanning Register Reference Number: TA. 2368

APPEAL by Sauna Construction Limited of Scanda House, Main Street, Rathcoole, County Dublin against the decision made on the 23rd day of February, 1981, by the Council of the County of Dublin deciding to refuse permission for development described as the construction of a workshop at Scanda House, Main Street, Rathcoole, 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 permission for development 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 permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

Provided the conditions set out in the Second Schedule hereto are complied with, it is not considered that the proposed development would be contrary to the proper planning and development of the area.

SECOND SCHEDULE

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>1. The developer shall pay a sum of money to the Dublin County Council as a contribution towards the provision of a public water supply and piped sewerage facilities 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 Pleanala.</p>	<p>1. The provision of such services 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 services.</p>

Contd./...

SECOND SCHEDULE (CONTD).

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>2. The proposed structure shall be used solely as a store and no change of use shall take place unless permission for such change of use has been granted by the planning authority or by An Bord Pleanála on appeal.</p>	<p>2. To protect the amenities of nearby residential properties.</p>

J. Molloy

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

Dated this ¹⁰ day of *September* 1982.

DUBLIN COUNTY COUNCIL

Telephone 724755
Ex 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;

Spillane Design Associates,

TA 2368

Register Reference No.....

112 Pembroke Road,

13503

Planning Control No.....

Ballsbridge,

Application Received..... 24/12/80

Dublin 4.

Additional Inf. Recd.....

Sauna Construction Limited.

APPLICANT

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/379/81 dated 23/2/81. decide to refuse:

~~XXXXXXXXXXXX~~

PERMISSION

~~XXXXXXXXXX~~

For..... Proposed workshop at Scanda House, Main Street, Rathcoole.

for the following reasons:

1. The site is located within an area generally zoned in the Development Plan "to provide for the further development of agriculture" and is situated within the existing residential village complex. The site is not zoned for industrial use. The industrial development proposed on this restricted site would contravene materially the zoning objectives for this area, would not be in accordance with the proper planning and development of the area and would be injurious to the amenities of the area.

2. The proposed industrial development on this restricted site, without adequate and satisfactory off-street car parking would endanger public safety by reason of traffic hazard because of the generation of roadside parking on the existing Main Street and the generation of additional turning movements to and from the site onto the adjoining public road.

3. The plans and details submitted do not provide any evidence that a permission exists for the industrial and commercial activities on these lands within the applicant's ownership and control.

Signed on behalf of the Dublin County Council

for PRINCIPAL OFFICER

23rd February, 1981.

Date.....

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 the grounds of the appeal and should be addressed to An Bord Pleanála, Block 6 & 7, Irish Life Centre, Lr. Abbey Street, 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 there in the first instance.