

## COMHAIRLE CHONTAE ÁTHA CLIATH

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P. C. Reference <b>PC.16991/9043</b>	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 <b>PLANNING REGISTER</b>		REGISTER REFERENCE <b>TA. 2317</b>
1. LOCATION	<b>Deansrath, Fairview, Gibraltar Tds., off Nangor Road, Clondalkin,</b>		
2. PROPOSAL	<b>Approved development,</b>		
3. TYPE & DATE OF APPLICATION	TYPE <b>P</b>	Date Received <b>18th Dec. 1980</b>	Date Further Particulars (a) Requested 1. <b>Time extended up to and incl. 2/3/81</b> 2. .... (b) Received 1. .... 2. ....
4. SUBMITTED BY	Name <b>Gallagher Group Ltd.,</b> Address <b>Architects Dept., Donaghmede Shopping Centre,</b>		
5. APPLICANT	Name <b>Gallagher Group Ltd.,</b> Address <b>AS ABOVE</b>		
6. DECISION	O.C.M. No. <b>PA/418/81</b> Date <b>27th Feb., 1981</b>		Notified <b>27th Feb., 1981</b> Effect <b>To grant permission,</b>
7. GRANT	O.C.M. No. <b>PBD/190/81</b> Date <b>9th April, 1981</b>		Notified <b>9th April, 1981</b> Effect <b>Permission granted,</b>
8. APPEAL	Notified Type		Decision Effect
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 .....	

# DUBLIN COUNTY COUNCIL

PBD/190/81

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: **Callagher Group Ltd.,** Decision Order  
Number and Date **PA/418/81, 27/2/81.**  
**Architects Dept.** Register Reference No. **TA. 2317**  
**Donaghmole Shopping Centre,** Planning Control No. **16991/9043.**  
**Donaghmole,** Application Received on **18/12/80.**  
**Dublin 13.** Time extended up to **2nd March, 1981.**  
Applicant **Callagher Group Ltd.**

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.

~~proposed revised road layout on part of approved development at Donaghmole, Gibraltar and~~  
~~Fairview townlands, Clonsilla, for Callagher Group Ltd.~~

### CONDITIONS

1. Subject to the conditions of this permission that the development be carried out and completed strictly in accordance with the plans and specification lodged with the application.
2. That before development commences, approval under the Building Bye-laws be obtained and all conditions of that approval be observed in the development.
3. That all relevant conditions imposed in grant of permission PA/2174/80, dated 8th October, 1980, (Reg. TA 1663) be adhered to in this development.
4. That plans to a scale of 1:500 be submitted for approval clearly showing the following:-
  - (a) All houses to have a minimum front building line of 25-ft. and rear garden depth of 35-ft.
  - (b) Houses on Road No. 5 to have a minimum building line of 30-ft.
  - (c) All houses to have a minimum setback of 70-ft. from the Slet Road.
  - (d) Houses on Road No. 1 between Road No. 2 and Road No. 17 to have a minimum building line setback of 30-ft.
  - (e) Houses to have a minimum setback of 3M. from surface water and foul sewers. A distance of 2.3M. (7' 6") to be provided between each pair of houses.It appears from the lodged plan that a number of the houses do not comply with the requirements.
5. The Old Mangor Road between Road No. 5 and the western limit to have a 70-ft. reservation; a roundabout to be provided at the western limit of the Old Mangor Road; details to be agreed with Roads Engineer.

### REASONS FOR CONDITIONS

1. To ensure that the development shall be in accordance with the permission, and that effective control be maintained.
2. In order to comply with the Sanitary Services Acts, 1878-1964.
3. In the interest of the proper planning and development of the area.
4. In the interest of the proper planning and development of the area.
5. In the interest of the proper planning and development of the area.

Contd. Over/

Signed on behalf of the Dublin County Council:

for Principal Officer

Date: **9 APR 1981**

Approval of the Council under Building Bye-Laws must be obtained before the development is commenced and the terms of approval must be complied with in the carrying out of the work.

FUTURE PRINT

6. That rule-de-see 13 and 14 be extended or revised so that the backs of houses are not visible from the rule-de-see. Details to be agreed with the Planning Authority prior to commencement of development.

7. That this permission refers to compliance with condition No. 15, of grant of permission PA/2174/80 dated 8th October, 1980.

8. That no development takes place on foot of this permission until such time as the development of these lands has taken place in accordance with Planning Permission Ref. PA/2174/80, dated 8th October, 1980, Reg. Ref. TA 1663.

9. That a financial contribution in the sum of £4,000. 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.

10. 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 and Drains has been given by:-

(a) Lodgment with the Council of an approved Insurance Company Bond to be determined 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 Spaces, Carparks, Sewers, Watermains and Drains are taken in charge by the Council. or/...

(b) Lodgment with the Council of an agreed sum 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/....

6. In the interest of the proper planning and development of the area.

7. In the interest of the proper planning and development of the area.

8. In the interest of the proper planning and development of the area.

9. 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.

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

  
for Principal Officer.

Cond./...

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

To: Gallagher Group Ltd., Decision Order Number and Date PA/428/81: 27/2/81.  
Architects Department. Register Reference No. TA 2317  
Donaghmede Shopping Centre, Planning Control No. 16991/9043.  
Donaghmede, Dublin 13. Application Received on 18/12/80  
Applicant Gallagher Group Ltd. Time Extension up to: 2/2/81.

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.

Proposed revised road layout on part of approved development at Donaghmede, Gibraltar and Fairview townlands, Clondalkin.

CONDITIONS	REASONS FOR CONDITIONS
<p>(c) Lodgment with the Planning Authority of a letter of guarantee issued by anybody 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 lodgment in any case has been acknowledged in writing by the Council.</p> <p>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.</p> <p>11. A financial contribution of £250. per house to be paid by the applicant towards the provision of major roads in the area. From this contribution the applicants costs with regard to the provision of land and the constructional costs of building of the "slot" road from the new Sanger Road to the southern boundary of the applicants property is to be deducted. <i>deducted.</i></p>	<p>11. 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>

Signed \_\_\_\_\_ half of the Dublin County Council: \_\_\_\_\_

for Principal Officer

9 APR 1981

Date: \_\_\_\_\_

Approval  
approval

Council under Building Bye-Laws must be obtained before the development is commenced and the terms of complied with in the carrying out of the work.

FUTURE PRINT

330

TA 2317

17th February, 1981.

Gallagher Group Ltd.,  
Donaghmede Shopping Centre,  
Donaghmede,  
Dublin 13.

RE: Proposed revised development at Deansrath, Gilbaltar & Fairview,  
Townlands, Clondalkin, for Gallagher Group Ltd.

A Chera,

With reference to your planning application received here on 18th December, 1980, (letter for extension period dated 17th February, 1981), in connection with the above, I wish to inform you that:-

In accordance with Section 26(4A) of the Local Government (Planning and Development) Acts, 1963, as amended by Section 39(F) of the Local Government (Planning and Development) Act, 1976, the period for considering this application within the meaning of subsection (4A) of Section 26 has been extended up to and including the 2nd March, 1981.

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for Principal Officer.