

COMHAIRLE CHONTAE ÁTHA CLIATH S

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE TA.2236
1. LOCATION	Cappagh, Clondalkin, Co. Dublin		
2. PROPOSAL	5 bungalows		
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 5.12.80	Date Further Particulars (a) Requested (b) Received
			<div style="display: flex; justify-content: space-between;"> <div style="width: 45%;"> 1. 4th Feb., 1981 2. </div> <div style="width: 45%;"> 1. 2. </div> </div>
4. SUBMITTED BY	Name Mr. A. Lednard, Address Ardeevinm Cappagh, Clondalkin		
5. APPLICANT	Name Mr. A. Lodnard Address		
6. DECISION	O.C.M. No. PA/754/81		Notified 16th April, 1981
	Date 16th April, 1981		Effect To refuse permission,
7. GRANT	O.C.M. No. Date		Notified Effect
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		Copy issued by Registrar.	
Checked by		Date	
		Co. Accts. Receipt No	

DUBLIN COUNTY COUNCIL

Telephone 724755
Ex 2/264

PLANNING DEPARTMENT
Block 2
Irish Life Centre
Lower Abbey Street
Dublin 1

NOTIFICATION OF A DECISION TO REFUSE:

~~OUTLINE PERMISSION~~ : PERMISSION : ~~APPROVAL~~

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

To;

A. Leonard Esq.,

Register Reference No. TA 2236

Ardeevin,

Planning Control No. 7763

Cappagh

Application Received 5/12/81

Clondalkin, Co. Dublin.

Additional Inf. Recd. 19/2/81

APPLICANT A. Leonard Esq.

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/754/81 dated 16/4/81 decide to refuse:

~~XXXXXXXXXXXXXXXXXXXX~~

PERMISSION

~~XXXXXXXXXXXX~~

For Proposed 5 bungalows at Cappagh, Clondalkin.

for the following reasons:

1. A 100ft. building line setback has not been provided from the Naas Motorway. Houses within this reservation would be subject to excessive noise resulting in injury to residential amenity.
2. The layout and site area proposed as additional information is seriously at variance with the layout originally proposed.
3. The layout shown on the lodged plans is unacceptable. The internal road does not comply with the Council's standards having inadequate width, kerb rail and no turning circle. The junction with the existing road would have to be amended accordingly.
4. Information regarding the existing garage proposed to be retained has not been submitted.
5. Building line of house and garage on site No. 1 has not been clearly defined. A 30ft. building line is required from the Road to the north.
6. The apparent inclusion of an area of ground to the rear of sites 2 to 5 results in these sites having inadequate rear garden depths.
7. House on site No. 5 is located too close to existing road.
8. Documentary evidence of right of access to sewers on adjoining lands has not been submitted

NOTE: The applicant is advised to consult with the Planning Authority prior to the preparation of further plans.

Signed on behalf of the Dublin County Council

for PRINCIPAL OFFICER

16th April, 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 to them in the first instance.

215

TA. 2236

4th Feb. 1981

A. Leonard Esq.,
"Ardeevin",
Cappagh,
Clondalkin,

Re: Proposed 5 bungalows at Cappagh, Ardeevin, Clondalkin for Mr. A. Leonard.


A Chara,

With reference to your planning application received here on 5th Dec. 1980, 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 has not clearly shown existing and proposed sight lines at the junction of the Clondalkin/Lucan Road. Information is required with regard to the sight lines which can be made available.
2. Details of proposed access road have not been clearly shown. Information in this matter is required. In this regard the Council's Building By-law width of 46 ft. should apply with a 24 ft. carriageway and 5 ft. grass margin and 6 ft. footpath on applicant's side.
3. The relationship between the proposed houses and the proposed Naas Motorway should be indicated. In this regard the Council considers it desirable that all houses have a 100 ft. set back from the Naas Motorway reservation.
4. The road widening line for the Clondalkin Lucan Road should be indicated. A minimum building line set back of 30 ft. is recommended from this road.
5. The applicant should indicate his proposals with regard to the provision of a satisfactory area of public open space, or confirm that he is prepared to pay a financial cost to the Planning Authority in lieu of the provision of public open space.
6. The proposed foul and surface water sewer connections appear to be located on land outside applicant's ownership. The applicant is asked to submit documented evidence that he has a right of access to these lands and sewers.

~~The applicant should be informed of the above requirements before the application can be considered under the Local Government (Planning and Development) Acts, 1963 and 1976,~~

Mise le meas,


for Principal Officer