

## COMHAIRLE CHONTAE ÁTHA CLIATH

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File Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE TA 1497
1. LOCATION	Rowlagh, Clondalkin, Co. Dublin		
2. PROPOSAL	Mini market and flat		
3. TYPE & DATE OF APPLICATION	TYPE P	Date Received 6th August 1980	Date Further Particulars (a) Requested 1. Time extended up to and incl. 20/10/80 2. _____ (b) Received 1. _____ 2. _____
4. SUBMITTED BY	Name Fergal MacCabe, Address 33, Fitzwilliam Place, Dublin. 2.		
5. APPLICANT	Name Barberton Ltd., Address 19, Store St., Dublin.		
6. DECISION	O.C.M. No. PA/2241/80 Date 17th Oct., 1980	Notified 17th Oct., 1980 Effect To grant permission,	
7. GRANT	O.C.M. No. PBD/204/81 Date 9th April, 1981	Notified 9th April, 1981 Effect Permission granted,	
8. APPEAL	Notified 17th Nov., 1980 Type 1st Party,	Decision APPEAL WITHDRAWN 1/4/81 Effect	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.			
16.			

Prepared by .....

Copy issued by ..... Registrar.

Checked by .....

Date .....

Grid Ref.

O.S. Sheet

Co. Accts. Receipt No. ....

# DUBLIN COUNTY COUNCIL

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: **Mr. Pádraig MacCabe**  
**33 Fitzwilliam Place,**  
**Dublin 2.**

Decision Order  
Number and Date **PA/2241/80 17th October, 1980**

Register Reference No. **TA16**

Planning Control No. ....

Application Received on **6.8.80**  
Time Ext. **20.10.80**

Applicant **Barborton Limited**

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

**licensed premises, shops, mini market and flat at Rowlagh, Clondalkin, Co. Dublin.**

CONDITIONS	REASONS FOR CONDITIONS
<p>1. Subject to the conditions of this permission that the development be carried out and completed strictly in accordance with the plans and specifications lodged with the application.</p> <p>2. That before the development commences approval under the Building Bye-laws be obtained and all conditions of that approval be observed in the development.</p> <p>3. That a financial contribution in the sum of £6,768 (six thousand, seven hundred and sixty eight pounds) 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.</p> <p>4. That water supply and drainage arrangements be in accordance with the requirements of the Sanitary Authority.</p> <p>5. That the right of way through the site to serve the proposed Health Centre be 22ft. in width. Details to be agreed with the Planning Authority.</p> <p>6. That the basement storage area associated with the proposed pub be reduced in area by some 2,500 sq. ft. by the omission of the basement under the yard. Plans indicating details of this reduction to be submitted to the Planning Authority for approval prior to the commencement of development.</p>	<p>1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.</p> <p>2. In order to comply with the Sanitary Services Acts, 1878 - 1964.</p> <p>3. 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> <p>4. In order to comply with the Sanitary Services Acts, 1878 - 1964.</p> <p>5. In the interest of the proper planning and development of the area.</p> <p>6. In the interest of the proper planning and development of the area.</p>

Signed on behalf of the Dublin County Council:.....

for Principal Officer

Date: **9th April 1981**

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

FUTURE PRINT

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DUBLIN 1

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

To: **Mr. Páral MacCabe**  
**33 Fitzwilliam Place,**  
**Dublin 2.**

Decision Order  
Number and Date **PA/2241/80 17th October, 1980**

Register Reference No. **TA1497**

Planning Control No. ....

Application Received on **6.8.80**  
Time Ext. **20.10.80**

Applicant **Barborton Limited**

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

**licensed premises, shops, mini market and flat at Rowlagh, Clondalkin, Co. Dublin.**

CONDITIONS	REASONS FOR CONDITIONS
1. Subject to the conditions of this permission that the development be carried out and completed strictly in accordance with the plans and specifications lodged with the application.	1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.
2. That before the development commences approval under the Building Bye-laws be obtained and all conditions of that approval be observed in the development.	2. In order to comply with the Sanitary Services Acts, 1878 - 1964.
3. That a financial contribution in the sum of £6,785 (six thousand, seven hundred and sixty eight pounds) 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.	3. 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.
4. That water supply and drainage arrangements be in accordance with the requirements of the Sanitary Authority.	4. In order to comply with the Sanitary Services Acts, 1878 - 1964.
5. That the right of way through the site to serve the proposed Health Centre be 22ft. in width. Details to be agreed with the Planning Authority.	5. In the interest of the proper planning and development of the area.
6. That the basement storage area associated with the proposed pub be reduced in area by some 2,500 sq. ft. by the omission of the basement under the yard. Plans indicating details of this reduction to be submitted to the Planning Authority for approval prior to the commencement of development.	6. In the interest of the proper planning and development of the area.

signed on behalf of the Dublin County Council: .....

for Principal Officer

Date: **9th April 1981**

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

FUTURE PRINT

7. That the proposed rent office be relocated to the unit indicated as "shop" on the western side of the shopping centre.

8. That the proposed mini market be redesigned to relocate the proposed store w.c. facilities, boiler and oil storage area, along the eastern side of the building. Detailed plans to be submitted and approved by the Planning Authority prior to the commencement of development.

9. That the most easterly shop adjacent to the mini market be omitted from the development. Revised plans of this area of the shopping centre to be submitted to the Planning Authority for approval before the commencement of development. The area of this shop to be suitably developed as an open mall with suitable paving and planting.

10. That a minimum of 53 car parking spaces be provided by the developers on this site.

11. That the developers be responsible, at their own expense, for the construction of all footpaths, within the site shown in red on lodged plans. Construction to be to Roads Engineers standards.

12. That a comprehensive landscaping scheme, including details of boundary treatment and screening be submitted to the Planning Authority for approval prior to the commencement of development. In this respect special attention should be paid to the northern boundary and the boundary with the public open space to the south. Applicant to consult with Park Department.

13. That the shopping element of the development be constructed at the same time as the public house.

14. That none of the proposed shops be used for the sale of fried fish or the sale of hot food for consumption off the premises.

15. That the off license premises be relocated to within the easterly side of the licensed premises and the area of the off-license to be incorporated into the licensed premises.

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. In the interest of amenity.

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

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

12. In the interest of visual amenity.

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

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

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

P.K.

TA 1497

3rd October, 1980.

Mr. Fergal MacCabe,  
33 Fitzwilliam Place,  
Dublin 2.

RE: Proposed Licensed premises, mini-market, shops and fat  
at Rowlagh, Clondalkin, Co. Dublin for Babberton Limited

A Chara,

With reference to your planning application received here  
6th August, 1980, (letter for extension period dated 3rd  
October, 1980), in connection with the above, I wish to  
inform you that:----

In accordance with Section 26(4A) of the Local Government  
(Planning and Development) Act, 1963, as amended by Section  
39(F) of the Local Government (Planning and Development)  
Act, 1976, the period for considering this application with  
the meaning of subsection (4A) of Section 26 has been  
extended up to and including the 20th October, 1980.

Mise le meas,

  
for Principal Officer.

An Bord Pleanála

PL 6/5/51672

The Secretary,  
Dublin Co. Cl.,  
Planning Dept.

Date 1/2/81

Your Ref TA 1497

Appeal re: licensed premises shops, mini market  
and flat at Rowlagh for Barberton St.

A Chara,

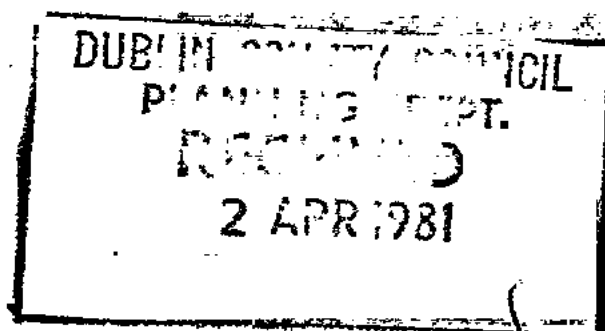
The above-mentioned appeal under the Local Government (Planning and Development) Acts, 1963 and 1976, has been withdrawn.

Mise, le meas,

*J. Hyatt*

PA 30

Re 3/4/81  
Floor 3, Blocks V  
Irish Life Centre,  
Lower Abbey Street,  
Dublin 1.  
Telephone (01)728011.



*J. Grant?*