

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE TA 785
1. LOCATION	Barton Road, Rathfarnham, Dublin 14. S.		
2. PROPOSAL	Revised elevation to approved house type		
3. TYPE & DATE OF APPLICATION	TYPE P	Date Received 25th April 1980	Date Further Particulars
			(a) Requested (b) Received
			1. 2.
4. SUBMITTED BY	Name Gallagher Group Ltd., Address C/o Donaghmede, Dublin 13.		
5. APPLICANT	Name Signal Developments Ltd., Address C/o Donaghmede, Dublin 13.		
6. DECISION	O.C.M. No.	PA/1273/80	Notified 20th June 1980
	Date	19th June 1980	Effect =To grant permission,
7. GRANT	O.C.M. No.	PBD/467/80	Notified 5th August 1980
	Date	5th August 1980	Effect Permission granted,
8. APPEAL	Notified		Decision
	Type		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

PB0/467/80

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: **Gallagher Group Ltd.**
Donaghadee Shopping Centre,
Donaghadee,
Dublin 13.
Signal Developments Ltd.
Applicant

Decision Order **PA/1273/80: 19/6/80**
Number and Date
Register Reference No. **TA 785**
Planning Control No. **9583**
Application Received on **28/4/80**

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

Proposed revised elevation to approved house type at Barton Road, Rathfernham,
Dublin 14.

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 to be obtained and all conditions of that approval be observed in the development.
3. That each dwelling house be used as a single dwelling unit.
4. That screen walls in block or similar durable materials not less than 2 metres high suitably capped and rendered be provided at the necessary locations so as to screen rear gardens from public view. The specific locations and extent of walling must be fully discussed and agreed with the County Council before construction. Timber fencing is not acceptable.
5. That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.
6. That details of the proposed public lighting arrangements be submitted to and approved by the County Council so as to provide street lighting to the standard required by the County Council.

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, 1878-1954.
3. To prevent unauthorised development.
4. In the interest of visual amenity.
5. To protect the amenities of the area.
6. In the interest of amenity and public safety.

(Contd...)

Signed on behalf of the Dublin County Council:

for Principal Officer

Date:

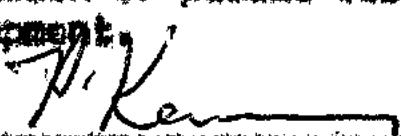
- 5 AUG 1980

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

7. That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.
8. That the requirements of the Chief Fire Officer be ascertained prior to commencement of development and complied with in full before the structures proposed in the development are occupied.
9. That existing mature trees and landscape features be maintained as far as practicable and any tree removal proposals must be with the consent of the County Council.
10. That the water supply and drainage arrangements including the disposal of surface water, be in accordance with the requirements of the County Council. Full details of these proposals to be submitted to and approved by Sanitary Services Section of Dublin County Council before development commences.
11. That the areas shown as open space and play areas be reserved as public open space and levelled, mowed and seeded and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings.
12. That condition no. 5 of grant of permission by the Parliamentary Secretary to the Minister for Local Government's Order dated 11/9/77 be complied with in respect of the overall development of the land.
13. Proposed house to be sited on site as to provide for a clear distance of 35ft. between the rearmost wall of the proposed houses and the distributor road reservation line, in order to provide for sufficient rear garden depth.
14. That arrangements be made for the payment of the balance of the financial contribution in the sum of £33,572. prior to commencement of development on the site.

7. In the interest of amenity.
8. In the interest of safety and the avoidance of fire hazard.
9. In the interest of the proper planning and development of the area.
10. In order to comply with the Sanitary Services Acts, 1878-1954.
11. In the interest of the proper planning and development of the area.
12. In the interest of the proper planning and development of the area.
13. In the interest of the proper planning and development of the area.
14. To ensure contribution towards the cost of provision of public services in the development.



for Principal Officer.