

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER	REGISTER REFERENCE TA.92
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1. LOCATION	Sites 30 - 47 inclusive, Walnut Close, Kingswood Heights Estate			S.
2. PROPOSAL	Revisions to approved layout			
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars (a) Requested (b) Received	
	P.	22/1/80.	1.	1.
			2.	2.
4. SUBMITTED BY	Name Sylvan Homes Ltd., Address 7 Lower Fitzwilliam Street, Dublin 2			
5. APPLICANT	Name Sylvan Homes Ltd., Address			
6. DECISION	O.C.M. No. PA/433/80 Date 11th March, 1980		Notified 12th March, 1980 Effect To grant permission	
7. GRANT	O.C.M. No. PBD/228/80 Date 30th April 1980		Notified 30th April 1980 Effect Permission granted.	
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.				
16.				

Prepared by

Copy issued byRegistrar.

Checked by

Date

Grid Ref.

O.S. Sheet

Co. Accts. Receipt No.

4.2.8 / 8.0.

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: **Sylvan Homes Limited,**
7 Lwr. Fitzwilliam St.,
Dublin 2.

Decision Order **PA/433/80: 11/3/80**
Number and Date

Register Reference No. **T.A. 92**

Planning Control No. **11946**

Application Received on **22/1/80**

Applicant **Sylvan Homes Limited.**

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

Proposed revisions to previously approved layout for sites 30-47 inclusive, Walnut Close, Kingwood Heights Estate, Ballymount Road.

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 has obtained and all conditions of that approval be observed in the development.
3. That conditions No. 4, 5, 7, 8, 9, 10, 11, 12, 13, 14, and 15 of Order No. P/3873/78, dated 20/9/78 (RA.1246) be adhered to in respect of this development.
4. That a financial contribution in the sum of £3,000. 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 facilitates this development; this contribution to be paid before the commencement of development on the site. This contribution of £3,000. refers to the 2 acre portion of the site granted permission by Order No. P/3873/78, dated 20/9/78 of which the current sites form part.

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, 1878-1966.
3. In the interest of the proper planning and development of the area.
4. 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.

condt./...

Signed on behalf of the Dublin County Council:

for Principal Officer

Date: **30 APR 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

5. 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, car parks sewers, watermain and drains has been given by:-

a. Lodgement with the Council of an approved Insurance Company Bond in the sum of £26,000. 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 space, car parks sewers, watermain and drains are taken in charge by the Council.

or/...

b. Lodgement with the Council of Cash £12,000. 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/...

c. Lodgement 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 lodgement in any case has been acknowledged in writing by the Council.

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.

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

P. Kennedy

for Principal Officer.