

CORPORATION OF DUBLIN

PLAN NO. 4544/79 (397/77)	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS 1963 & 1976 PLANNING REGISTER (Part I)		REGISTER REFERENCE SA 2545T
1. LOCATION	8 Whitechurch Road, Rathfarnham, Dublin 14.		O.S. NO. S-3391-8 GRID REF 1629-2819
2. PROPOSED DEVELOPMENT	Retention of mobile home site.		PREPARED BY: CJ CHECKED BY: <i>[Signature]</i>
3. TYPE & DATE OF APPLICATION	TYPE P	APPLICATION DATE 14 NOV 79	Date Further Particulars: (a) Requested 1. 2. 3. (b) Received 1. 2. 3.
4. SUBMITTED BY	Name Address Richard Roche, Silveracre Bungalow, Whitechurch Road, Rathfarnham, Dublin 14.		
5. APPLICANT	Name Address Richard Roche, Silveracre Bungalow, Whitechurch Rd., Rathfarnham, Dublin 14.		
6. DECISION	O.C.M. No. & DATE P50. 10th January, 1980. Date NOTIFIED 10th January, 1980.	EFFECT TO REFUSE PERMISSIO (SEE OPPOSITE).	
7. GRANT	O.C.M. No. & DATE Date NOTIFIED	EFFECT	
8. APPEAL SA. DATE OF AN	NOTIFICATION TO 4th February 80 CORPORATION BORD PLEANALAS DECISION:- 17th Sept. '80.		Decision PERMISSION GRANTED. (SEE OPPOSITE).
9. APPLICATION SECTION 26 (3)	Date of application	Decision	
10. COMPENSATION	Ref. in Compensation Register		
11. ENFORCEMENT	Ref. in Enforcement Register 4997 - Section 35		
12. PURCHASE NOTICE			
13. REVOCATION or AMENDMENT			
14.	DATE OF ISSUE OF COPY		
15.	CERTIFYING OFFICER		
16.	FINANCE OFFICER AND TREASURER'S RECEIPT NO.		

P50

10 JAN 1980

RECOMMENDATION :

Decision Order No. JC/GK

Date 9.1.80

I hereby endorse the recommendation of the Development Control Assistant Grade 1/Planning Assistant Grade 1 : PERMISSION

Date 14.11.79

TO REFUSE in respect of the Application received on 4544/79

for 3 reasons, for the development proposed in Plan No. 4544/79 Reg. No. 4544/79

by Applicant Richard Roche, Silveracre Bungalow, Whitechurch Road, Rathfarnham, Dublin 14.

namely to: Retain mobile home site at 8 Whitechurch Road, Rathfarnham, Dublin 14.

Signed: Assistant Principal Officer. Date:

ORDER : In accordance with the recommendation of the Assistant Principal Officer, I decide that having regard to the provisions which are included in the Development Plan, the above proposal would be contrary to proper planning and development and I, therefore, decide TO REFUSE PERMISSION

therefor under the Local Government (Planning and Development) Act, 1963 for the 3 reasons stated below

REASONS

- The development which ^{it} is proposed to retain results in a fire hazard for the following reasons:-
 - (a) the water supply to the site is not of adequate capacity to serve for both fire fighting purposes and as a domestic water supply and there is no suitable fire hydrant either on the site or in the immediate vicinity of the site.
 - (b) the development does not comply with the requirement that the caravans should be sited 20ft. apart and 20ft. from the site boundaries to any adjoining properties or any other structures.
- The development which it is proposed to retain would result in a health hazard as (a) no storage tanks have been provided for flushing purposes in the caravans. All water is taken directly from the mains and this could result in water contamination in the case of back syphonage from the watercloset cistern to the supply pipe. (b) the caravans are not adequately insulated and this results in condensation in the caravans.
- A number of caravans are not sited on a concrete stand and lack suitable footpaths.

Jm
11/1/80

ASSISTANT CITY AND COUNTY MANAGER

to whom the appropriate powers have been delegated by Order of the City and County Manager dated

of 19

AN BORD PLEANÁLA

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

Dublin County Borough

Planning Register Reference Number: 4544/79

APPEAL by Richard Roche of Silveracre Bungalow, Whitechurch Road, Rathfarnham, Dublin against the decision made on the 10th day of January, 1980, by the Right Honourable the Lord Mayor Aldermen and Burgesses of Dublin deciding to refuse to grant permission for the continuance of the use of a site at Whitechurch Road, Rathfarnham as a mobile home site in accordance with plans and particulars lodged with Dublin Corporation:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 and 1976, it is hereby decided, for the reason set out in the First Schedule hereto, to grant permission for the continuance of the said use of the said site, subject to the conditions specified in column 1 of the Second Schedule hereto, the reasons for the imposition of the said conditions being as set out in column 2 of the said Second Schedule and the said permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

It is considered that the continuance of the use of the site as a mobile home site for a further limited period would not be contrary to the proper planning and development of the area provided conditions 2 to 5 set out in the Second Schedule hereto are complied with and the development is subject to review as provided for in condition 1.

SECOND SCHEDULE

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>1. The use of the site as a mobile home site shall cease on or before the 31st day of December, 1984 unless before that date permission for the continuance of the said use for a further period is granted by the planning authority or by An Bord Pleanála on appeal.</p>	<p>1. To afford the planning authority or the Board an opportunity of assessing the effect of the development in the light of conditions then obtaining in the area.</p>

Contd./.....

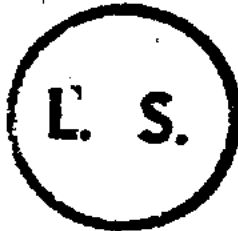
SECOND SCHEDULE (CONTD.)

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>2. The front boundary wall extending from the entrance to the northern extremity of the site along Whitechurch Road, shall be demolished and the width of the footpath suitably increased.</p> <p>3. A permanent roofed storage area with concrete floor and walls shall be provided for the storage of refuse awaiting collection.</p> <p>4. A fire hydrant shall be provided.</p> <p>5. Adequate public lighting shall be provided within the site.</p>	<p>2. To provide adequate sight lines at the entrance and to provide for the widening of the footpath.</p> <p>3. To protect public health.</p> <p>4. and 5. In the interest of public safety.</p>

BRENDAN O'DONOGHUE

Member of An Bord Pleanála duly authorised to authenticate the seal of the Board.

Dated this 14th day of September, 1980.



ENFORCEMENT SECTION
PLANNING DEPARTMENT
DUBLIN COUNTY COUNCIL

Ref. ENF 4997

Date: 6/9/89

Administrative Officer
Registry Section
Planning Department
Dublin County Council:

RE:

Reg. Ref. No. 4544/79 SA/2545^T

S. Incease, Whitehead Road

A Warning/Enforcement Notice (Section 35), has been served on the above lands. Please amend statutory Planning Register if necessary.

Details are in Part III.

[Signature]

Staff Officer
Enforcement Section: