

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER	REGISTER REFERENCE SA.1943
1. LOCATION	'Aherlow', Knockmitten Lane, Naas Road, Dublin 12.	
2. PROPOSAL	Change of use to offices and materials storage and erect fencing,	
3. TYPE & DATE OF APPLICATION	TYPE	Date Received
	P	16th Nov. 1979
		Date Further Particulars
		(a) Requested
		(b) Received
		1.
		2.
4. SUBMITTED BY	Name	P. D. Griffin,
	Address	8 Rostrevor Terrace, Orwell Road, Dublin 6.
5. APPLICANT	Name	Irish Fencing Products Ltd.,
	Address	'Aherlow', Knockmitten Lane, Naas Road, Dublin 12.
6. DECISION	O.C.M. No.	PA/59/80
	Date	15th Jan, 1980
		Notified
		15th Jan, 1980
		Effect
		To Refuse permission
7. GRANT	O.C.M. No.	
	Date	
		Notified
		Effect
8. APPEAL	Notified	25th Feb, 1980
	Type	1st Party
		Decision
		Permission granted by An Bord Pleanála, 30th Sept., 1980
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.....	

PL 6/5/48728

AN BORD PLEANALA

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

County Dublin

Planning Register Reference Number: S.A. 1943

APPEAL by Irish Fencing Products Limited, of "Aherlow", Knockmitten Lane, Naas Road, Dublin against the decision made on the 15th day of January, 1980, by the Council of the County of Dublin deciding to refuse a permission for the retention of part of a house at Knockmitten Lane for use as offices and storage and further retention of site boundaries and erection of fences in accordance with plans and particulars lodged with the said Council:

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 retention of the said use of part of the said house, the retention of the said boundaries and erection of the said fences in accordance with the said plans and particulars, 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

Subject to compliance with the conditions specified in the Second Schedule hereto, it is considered that the retention of the offices and storage use, boundaries and erection of fences as proposed would be in accordance with the proper planning and development of the area.

Contd./

SECOND SCHEDULE

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>1. That part of Knockmitten Lane fronting the curtilage of "Aherlow" shall be widened by the developer to match the road widening already completed in part of the adjoining premises to the east and details of the proposed widening and of the access to the site shall be submitted to and agreed with the planning authority before the development is commenced.</p> <p>2. The developers shall pay a sum of money to the Dublin County Council as a contribution towards the provision of a public water supply and piped sewerage facilities in the area. The amount to be paid and the time and method of payment shall be agreed between the developers and the said Council before the development is commenced or, failing agreement, shall be as determined by An Bord Pleanála.</p> <p>3. The premises shall be connected to the public water and sewerage systems.</p>	<p>1. To remove an obstruction and a traffic hazard which endangers public safety.</p> <p>2. The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developers should contribute towards the cost of providing the services.</p> <p>3. To protect public health.</p>



J. GANNON.

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

Dated this 3rd day of September 1980.

DUBLIN COUNTY COUNCIL

Telephone 724755
Ext.: 262/264

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

NOTIFICATION OF A DECISION TO REFUSE:

~~XXXXXXXXXXXXXXXXXXXX~~ : PERMISSION : ~~XXXXXXXXXXXX~~

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

To;

Mr. Paul D. Griffin,
8 Rostrevor Terrace,
Orwell Road,
Dublin 6.

Register Reference No. S.A. 1943
Planning Control No. 2771
Application Received 15/11/79
Additional Inf. Recd.

Irish Fencing Products Ltd.

APPLICANT

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/59/80 dated 15/1/80 decide to refuse:

~~XXXXXXXXXXXXXXXXXXXX~~

PERMISSION

~~XXXXXXXXXXXX~~

For... Proposed retention of change of use to offices at Knockmitten Lane,
Naas Road, Dublin 12.

for the following reasons:

1. The frontage of the site is affected by a road improvement proposed for the widening of Knockmitten Lane. The proposed development has not provided for this road widening and the development constitutes a traffic hazard and is contrary to the proper planning and development of the area.
2. The post and chain link fencing located on the proposed road improvement line is visually objectionable and out of keeping with the surrounding development areas.
3. Insufficient drainage details have been submitted. Septic tank and percolation areas have not been indicated. Method of disposal of surface water is not shown. Development of lands in this area should be serviced by a connection to County Council surface water and foul sewers and not by means of a septic tank.
4. No landscaping has been provided and insufficient details of off-street car parking has been indicated.
5. Public water supply will not be available until the watermain extension on Knockmitten Lane has been completed.
6. The proposed development would be premature by reason of the said existing deficiency in the provision of public piped services and the period within which such deficiency may reasonably be expected to be made good.

Signed on behalf of the Dublin County Council


for PRINCIPAL OFFICER

Date 15th January, 1980.

NOTE: An appeal against the decision may be made to An Bord Pleanala 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 must be in writing and shall state the subject matter of the appeal and grounds of the appeal and should be addressed to An Bord Pleanala, Holbrook House, Holles Street, Dublin 2 and accompanied by a deposit of £10. When an appeal has been duly made and has not been withdrawn An Bord Pleanala will determine the application for permission as if it had been made to them in the first instance.