

# COMHAIRLE CHONTAE ÁTHA CLIATH

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File Reference <b>P.C.13991</b>	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 <b>PLANNING REGISTER</b>	REGISTER REFERENCE <b>SA.1170</b>
1. LOCATION	<b>Commons Road, Clondalkin</b>	
2. PROPOSAL	<b>Substitution of house types for 24 houses</b>	
3. TYPE & DATE OF APPLICATION	TYPE	Date Received
	<b>P.</b>	<b>9th July, 1979</b>
		Date Further Particulars
		(a) Requested
		(b) Received
		1. ....
		1. ....
		2. ....
		2. ....
4. SUBMITTED BY	Name	<b>Crosspan Developments Limited</b>
	Address	<b>89 Upper Leeson Street, Dublin 4.</b>
5. APPLICANT	Name	<b>Crosspan Developments Limited</b>
	Address	<b>89 Upper Leeson Street, Dublin 4.</b>
6. DECISION	O.C.M. No.	<b>PA/3095/79</b>
	Date	<b>6th Sept. 1979</b>
		Notified <b>6th Sept. 1979</b>
		Effect <b>To grant permission</b>
7. GRANT	O.C.M. No.	<b>PBD/285/79</b>
	Date	<b>25th October 1979</b>
		Notified <b>25th October 1979</b>
		Effect <b>Permission granted</b>
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 by.....Registrar.	
Checked by .....	Date.....	
Grid Ref.	O.S. Sheet	Co. Accts. Receipt No.....

.....during the course of the development and kept in force by him until such time the roads, open space, carparke, sewers, watermain and drains are taken-in-charge by the Council.

or/...  
b. Lodgement with the Council of Cash £12,500. 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.

6. That all necessary measures be taken by E. To protect the amenities of by the contractor to prevent the spillage or the area. deposit of clay, rubble or other debris on adjoining roads during the course of the works.

7. That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.

8. That public lighting be provided as each street is occupied in accordance with a scheme to be approved by the County Council so as to provide street lighting to the standard required by the County Council.

sentt./.....

  
For Principal Officer.

# DUBLIN COUNTY COUNCIL

P 60 / 28.5 / 79

Tel. 742951 (Ext. 143/145)

PLANNING DEPARTMENT,  
46-49 DAME STREET,  
DUBLIN 2.

Notification of Grant of Permission/Approval

Local Government (Planning and Development) Acts, 1963 & 1976

To: **Crossan Developments Limited.**  
**69 Upper Leeson Street,**  
**Dublin 4.**

Decision Order  
Number and Date **PA/3096/79: 9/9/79.**

Register Reference No. **S.A. 1170**

Planning Control No. **13991**

Application Received on **9/7/79**

Applicant **Crossan Developments Limited.**

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

XXXXXX

**Proposed substitution of house types for 29 houses at Connors Road,  
Clondalkin, Co. Dublin.**

CONDITIONS

REASONS FOR CONDITIONS

1. That the development be carried out and completed strictly in accordance with the plans and specification lodged with the application/~~as~~ is in the conditions here-under otherwise required.
2. That before development commences Building Bye-laws approval shall be obtained and any conditions of such approval shall be observed in the development.
3. That each dwellinghouse be used as a single dwelling unit.
4. That the arrangements made for the payment of the financial contribution in the sum of £20,000. in respect of the overall development be strictly adhered to.
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 or drains has been given by:
  - a. Lodgement with the Council of an approved Insurance Company Bond in the sum of £20,000. which shall be renewed by the developer from time to time as required....

1. To ensure that the development be in accordance with the permission and effective control be maintained.
2. In order to comply with the Sanitary Services Acts, 1878-1964.
3. To prevent unauthorised development.
4. To ensure contribution towards cost of provision of public services in the development.
5. To ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in the development.

cont./.....

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

T.K.

for Principal Officer

25 OCT 1979

Date: .....

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

.....during the course of the development and kept in force by him until such time the roads, open space, carparks, sewers, watermain and drains are taken-in-charge by the Council.

or/...

b. Lodgement with the Council of Cash £12,500. 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.

6. That all necessary measures be taken by- 8. To protect the amenities of the area.  
by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.

7. That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site. 7. In the interest of amenity.

8. That public lighting be provided as each street is occupied in accordance with a scheme to be approved by the County Council so as to provide street lighting to the standard required by the County Council. 8. In the interest of amenity and public safety.

condt./.....

  
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for Principal Officer.

# DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 143/145)

PLANNING DEPARTMENT,  
46 - 49 DAME STREET,  
DUBLIN 2.

PBD/285/79

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

To: Crespan Development Limited  
25 Mt. Leeson Street  
Dublin 2.

Decision Order Number and Date 28/3025/79 2/10/79  
Register Reference No. S.A. 1170  
Planning Control No. 13804  
Application Received on 9/7/79

Applicant Crespan Developments Ltd.

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

Proposed substitution of house types for 25 houses at Carrone Road,  
Clonsilla, Co. Dublin.

CONDITIONS	REASONS FOR CONDITIONS
<p>9. That no dwellings be occupied until all the services have been connected there to and are operational.</p>	<p>9. In the interest of the proper planning and development of the area and in order to comply with the Sanitary Services Act, 1978-1984.</p>
<p>10. That the area shown as open space be levelled, sited and seeded and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings.</p>	<p>10. In the interest of the proper planning and development of the area.</p>
<p>11. That the water supply and drainage arrangements including the disposal of surface water be in accordance with the requirements of the County Council.</p>	<p>11. In order to comply with the Sanitary Services Act, 1978-1984.</p>
<p>12. That all watermain tapping branch connections, scrubbing and chlorination be carried out by the County Council Sanitary Services Department and that the cost thereof be paid to the County Council before any development commences.</p>	<p>12. To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of these services by the County Council will facilitate the proposed development, it is considered reasonable that the Council should incur the cost.</p>
<p>13. That an acceptable street naming and house numbering scheme be submitted to and approved by the County Council before any constructional work takes place on the proposed houses.</p>	<p>13. In the interest of the proper planning and development of the area.</p>

Signed on behalf of the Dublin County Council:

*AR*  
for Principal Officer

25 OCT 1979

Date: .....

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

14. That the screen walls in block or similar durable materials not less than 2 metres high suitably capped and finished be provided at the necessary locations 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.

15. That a financial contribution of €200. per house be paid to Dublin County Council towards the cost of the Newlands/Fenthill Road which will provide a permanent access to the site.

16. That a further financial contribution of €2,700. be paid by the applicant to Dublin County Council in lieu of the provision of suitable public open space.

17. That the area shown as open space be incorporated into the gardens of houses. Details to be agreed with the Planning Authority.

14. In the interest of visual amenity.

15. To ensure contribution towards cost of provision of public services in the development.

16. To ensure contribution towards cost of provision of public services in the development.

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

*PK*

For Principal Officer.