

# COMHAIRLE CHONTAE ÁTHA CLIATH

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File Reference <b>P.C. 15161</b>	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 <b>PLANNING REGISTER</b>	REGISTER REFERENCE <b>SA. 1048</b>
1. LOCATION	Sites 831-862 and 272-304, Laurel Lodge, Castleknock	
2. PROPOSAL	Revised house types	
3. TYPE & DATE OF APPLICATION	TYPE	Date Received
	<b>A.</b>	<b>19th June, 1979</b>
		Date Further Particulars
		(a) Requested
		(b) Received
		1. ....
		2. ....
4. SUBMITTED BY	Name <b>Gallagher Group Ltd., Architect's Dept.</b> Address <b>56 St. Stephen's Green, Dublin 2.</b>	
5. APPLICANT	Name <b>Dwyer Nolan Developments Limited</b> Address	
6. DECISION	O.C.M. No. <b>PA/2914/79</b>	Notified <b>9/8/79</b>
	Date <b>9/8/79</b>	Effect <b>To grant permission</b>
7. GRANT	O.C.M. No. <b>PBD/196/79</b>	Notified <b>13th Sept. 1979</b>
	Date <b>13th Sept. 1979</b>	Effect <b>Permission granted</b>
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.....

Joe Register

PDD/196/79

# DUBLIN COUNTY COUNCIL

T 42951 (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: **Architect's Department,** Decision Order **PA/2914/79: 9/8/79**  
**Callagher Group Ltd.,** Number and Date  
**34 St. Stephen's Green,** Register Reference No. **S.A. 1048**  
**Dublin 2.** Planning Control No. **15161**  
Application Received on **19/6/79**

Applicant **Dwyer Nolan Developments Ltd.**

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

**Proposed houses on sites 231-262 and 272-304 inclusive Laurel Lodge Castleknock.**

CONDITIONS	REASONS FOR CONDITIONS
1. Subject to the conditions of this permission, that the development be carried out and completed strictly in accordance with the plans and specifications lodged with the application.	1. To ensure that the development shall be in accordance with the permission, and that effective control be maintained.
2. That before development commences approval under the Building Bye-laws be obtained, and all conditions of that approval be observed in the development.	2. In order to comply with the Sanitary Services Acts, 1878-1964.
3. That the proposed houses be used as a single dwelling units.	3. To prevent unauthorised development.
4. That the arrangements made for the payment of the financial contribution of £165,000. for the overall site be adhered to.	4. To ensure contribution towards the cost of provision of public services.
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 works.	5. To protect the amenities of the area.
6. That all public services to the proposed development, including electrical telephone cables and equipment be located underground throughout the entire site.	6. In the interest of amenity.
7. 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.	7. In the interest of amenity and public safety.

Signed on behalf of the Dublin County Council: \_\_\_\_\_

for Principal Officer

Date: **13/9/79**

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 dwellinghouse be occupied until all the services have been completed thereto and are operational.

9. That the area shown as open space be levelled, soiled and seeded and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings.

10. That the water supply and drainage arrangements including the disposal of surface water, be in accordance with the requirements of the County Council.

11. That all watermain tappings branch connections, scrubbing and chlorination be carried out by the County Council, Sanitary Services Department, and that the cost thereof be paid by the County Council before any development commences.

12. 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.

13. That the screen walls in block or similar durable materials not less than 1-metre high, anti-tippy-capped and finished, 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.

14. That all relevant conditions of grant of permission by An Bord Pleanála dated 28/9/77 be adhered to.

15. That documentary evidence to be submitted prior to commencement of development to show that the large area of public open space adjoining Laurel Lodge has been dedicated to the County Council for the purpose of laying it out as public open space and will be available for occupants of new houses.

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

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

10. In order to comply with the Sanitary Services Acts, 1878-1964.

11. To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of these services by the Council will facilitate the proposed development, it is considered reasonable that the County Council should decoup the cost.

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

13. In the interest of visual amenity.

14. In the interest of the proper planning and development of this area.

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

cont./.....

  
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for Principal Officer.

# DUBLIN COUNTY COUNCIL

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

742951 (Ext. 143/145)

Notification of Grant of Permission/Approval

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

To: Architect's Department,  
Gallagher Group Ltd.,  
26 St. Stephen's Green,  
Dublin 2.

Decision Order  
Number and Date PA/2914/79 9/8/79  
Register Reference No. R.A. 1048  
Planning Control No. 15161  
Application Received on 19/6/79

Applicant Dwyer Nolan Developments Ltd.

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

**Proposed houses on sites 831-862 and 171-304 inclusive Laurel Lodge, Castleknock.**

CONDITIONS	REASONS FOR CONDITIONS
16. That the junction of the Local Distributor Road with the Castleknock Road to be constructed to the standard required by the County Roads Engineer in accordance with the County Roads Act 1961 prior to commencement of development.	16. In the interest of safety and the avoidance of traffic hazard.
17. That a 30° building line set back be maintained for all houses from the Local Distributor road and 100° building line to be maintained from the motorway reservation required by the County Roads Engineer.	17. In the interest of the proper planning and development of the area.
18. That all houses have minimum front garden building line set back of 25-ft. and a minimum rear garden depth of 35-ft.	18. In the interest of the proper planning and development of the area.
19. That the developer shall maintain roads and services in the estate in a proper condition until taken over by the Council.	19. In the interest of the proper planning and development of the area.
20. That prior to commencement of development documentary evidence to be submitted to the effect that the Local Distributor Road through the estate will be constructed and made available for use by residents of houses.	20. In the interest of the proper planning and development of the area.
21. That the area of Public open space fronting sites 276-304 be provided as part of this development and to be available for use by residents on completion of their dwellings.	21. In the interest of residential amenity

condt./.....

Signed on behalf of the Dublin County Council:

*WF*  
for Principal Officer

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

22. That the estate road serving the proposed houses have a 24' carriageway and be set back from the local distributor road in accordance with the requirements of County Roads Engineer to provide an adequate grass margin strip between the two roads.

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

WF

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for Principal Officer.