

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 17549	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER	REGISTER REFERENCE SA. 857
1. LOCATION	Rathcoole S	
2. PROPOSAL	House	
3. TYPE & DATE OF APPLICATION	TYPE	Date Received
	O.P.	21st May, 1979
		Date Further Particulars
		(a) Requested
		(b) Received
		1.
		2.
4. SUBMITTED BY	Name	Philip N. Shaffrey & Partners
	Address	18 Dartmouth Square North, Leeson Park, Dublin 6
5. APPLICANT	Name	Bower Trust Limited
	Address	15 Percy Place, Dublin 2.
6. DECISION	O.C.M. No. PA/2650/79	Notified 16th July, 1979
	Date 12th July, 1979	Effect To refuse O. Permission
7. GRANT	O.C.M. No.	Notified
	Date	Effect
8. APPEAL	Notified	Decision 29th Feb. 1980
	Type 1st Party	Effect O. Permission refused by An Bord Pleanála
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 6/5/46409

AN BORD PLEANALA

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

County Dublin

Planning Register Reference Number: S.A. 857

APPEAL by W.F. Bower Trust Limited, of 15, Percy Place, Dublin 2, against the decision made on the 4th day of July, 1979, by the Council of the County of Dublin deciding to refuse an outline permission for the erection of a house at Rathcoole, County Dublin:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 and 1976, outline permission is hereby refused for the erection of the said house, for the reasons set out in the Schedule hereto.

SCHEDULE

1. It is an objective of the planning authority as expressed in the development plan, to reserve the area of which the site forms part for the further development of agriculture. This objective is considered reasonable and the proposed development would be in conflict with it and would militate against the preservation of the rural environment.

2. The proposed development would endanger public safety by reason of traffic hazard because of the generation of additional traffic-turning movements on the inadequate road network serving the area.

BRENDAN O'DONOGHUE

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

Dated this 29th day of February 1980

L. S.

DUBLIN COUNTY COUNCIL

Telephone 712355
Ext.: 143/145

PLANNING DEPARTMENT
46/49 Dame Street,
Dublin 2.

NOTIFICATION OF A DECISION TO REFUSE:

OUTLINE PERMISSION : ~~PERMISSION~~ ~~APPROVAL~~
LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACTS, 1963 & 1976

To;

Philip N. Shaffrey & Partners,
18 Dartmouth Square North,
Leeson Park,
Dublin 6.

Register Reference No. S.A. 857
Planning Control No. 17349
Application Received 21.5.79
Additional Inf. Recd.

APPLICANT Bower Trush Limited.

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/2650/79 dated 12th July, 1979 decide to refuse:

OUTLINE PERMISSION

~~PERMISSION~~


~~APPROVAL~~

For proposed house at Rathcoole, Co. Dublin.

for the following reasons:

1. The site is located in an area zoned "P" 'to provide for the further development of agriculture' in the Development Plan. The residential development proposed in a rural area where public piped water or sewerage services are not available and where the existing road network, designed to serve rural needs is inadequate, would contravene materially the above objective, would not be in accordance with the proper planning and development of the area and would seriously injure the amenities of the area.
2. Public piped water supply or sewerage facilities are not available to serve the proposed development.
3. The proposed development would be premature by reason of the said existing deficiency in the provision of water and sewerage facilities and the period within which such deficiency may reasonably be expected to be made good.
4. The proposed development served by a sub-standard and hazardous road network would endanger public safety by reason of traffic hazard because of the generation of additional traffic turning movements on this inadequate road network.

Signed on behalf of the Dublin County Council


for PRINCIPAL OFFICER

Date 16 July, 1979

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 shall 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.

FUTURE PRINT