

# COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference <b>P.C.5350</b>	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 <b>PLANNING REGISTER</b>	REGISTER REFERENCE <b>SA.435</b> <span style="font-size: 2em; vertical-align: middle;">S</span>		
1. LOCATION	Highfield Court, Grange Road, Rathfarnham			
2. PROPOSAL	Alterations to approved plans for housing			
3. TYPE & DATE OF APPLICATION	TYPE  <b>P.</b>	Date Received  <b>22nd March, 1979</b>	Date Further Particulars	
			(a) Requested	(b) Received
			1. ....	1. ....
			2. ....	2. ....
4. SUBMITTED BY	Name <b>Frank Elmes</b> Address <b>29 The Drive, Woodpark, Ballinteer, Dublin 16.</b>			
5. APPLICANT	Name <b>Hillcrest Homes Limited</b> Address <b>c/o 29 The Drive, Woodpark, Ballinteer, Dublin 16.</b>			
6. DECISION	O.C.M. No.	<b>P/1826/79</b>	Notified	<b>16th May, 1979</b>
	Date	<b>14/5/79</b>	Effect	<b>To grant permission</b>
7. GRANT	O.C.M. No.	<b>PBD/72/79</b>	Notified	<b>13th August 1979</b>
	Date	<b>13th August 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 <b>O.S. 34 - Section 25</b>			
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.....

Roof loadings

20 mm asphalt  $0.5 \text{ kN/m}^2$

Roof loadings

20 mm asphalt  $0.5 \text{ kN/m}^2$

# DUBLIN COUNTY COUNCIL

P B D 172/79

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: **Mr. Frank Egan,**  
Architect,  
29 The Drive,  
Wood Park,  
Ballintear,  
Dublin 15.

Decision Order  
Number and Date **P/1026/79: 14/5/79**  
Register Reference No. **S.A. 435.**  
Planning Control No. **5350**  
Application Received on **22/3/79**

Applicant **Millcrest Homes Limited.**

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

**Proposed revisions and alterations to previously approved residential development at Highfield Court, Grange Road, Rathfarnham, Co. Dublin.**

CONDITIONS

1. That the development be carried out and completed strictly in accordance with the plans and specification lodged with the application save as is in the conditions hereunder otherwise required.
2. That before development commences approval under the Building Bye-laws shall be obtained and all conditions of such approval shall be observed in the development.
3. That each dwellinghouse be used as a single dwelling unit.
4. 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 Council of roads, open spaces, car-parks, sewers, watermains or drains has been given by:
  - (a) Lodgement with the Council of an approved Insurance Company Bond in the sum of £10,000 which shall be kept in force by the developer until such time as the roads, open space, car-parks, sewers, watermains, and drains are taken-in-charge by the Council or/..
  - (b) Lodgement with the Council of an agreed sum to be applied by the Council at its

REASONS FOR CONDITIONS

1. To ensure that the development shall be in accordance with the permission and effective control be maintained.
2. In order to comply with the Sanitary Services Acts, 1872-1954.
3. To prevent unauthorised development.
4. To ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in the development.

Continued/.....

Signed on behalf of the Dublin County Council:

for Principal Officer

Date: **13 AUG 1979**

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

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) Ledgeant 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 ledgeant 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.

4. 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 the works.  
5. That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.  
6. 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. That no dwellinghouse be occupied until all the services have been connected thereto and are operational.

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

6. To protect the amenities of the area.

6. In the interest of amenity.

7. In the interest of amenity and public safety.

8. In the interest of the proper planning and development of the area and in order to comply with the Sanitary Services Acts, 1878-1944.

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

Continued/

WF  
For Principal Officer.

# DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 143/145)

PLANNING DEPARTMENT,  
46 - 49 DAME STREET,  
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Notification of Grant of Permission/App[REDACTED]  
Local Government (Planning and Development) Acts, 1963 & 1976

To: **Mr. Frank Egan,**  
**Architect,**  
**29 The Drive,**  
**Woodpark,**  
**Ballinacorney,**  
**Dublin 16.**  
Applicant **Hillcrest Homes Limited.**

Decision Order  
Number and Date **P/1026/79: 14/5/79**  
Register Reference No. **S.A. 435.**  
Planning Control No. **5350**  
Application Received on **22/5/79**

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

**Proposed revisions and alterations to previously approved residential develop-  
ment at Highfield Court, Granite Road, Rathfarnham, Co. Dublin.**

### CONDITIONS

### REASONS FOR CONDITIONS

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 toppings branch connections, swabbing 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.  
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 specific details of the proposed landscaping scheme and programme for such works be submitted to and approved by the County Council. The landscaping works must be carried out conjointly with the completion of the dwellinghouses.  
14. That the area shown as open space must be fenced off and protected at all times during the course of the housing constructional works. This proposed open space area must not be used for site offices, storage of plant and ancillary equipment associated with the constructional work.

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 County Council will facilitate the proposed development, it is considered reasonable that the Council should recover the cost.  
12. In the interest of the proper planning and development of the area.  
13. In the interest of the amenity.  
14. In the interests of amenity and the proper planning and development of the area.

Continued/...

Signed on behalf of the Dublin County Council:

*RF.*  
for Principal Officer

Date: **13 AUG 1979**

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

15. The screen wall finishes proposed to Marley Drive and Grange Road must be submitted to and approved by the County Council after consultation and agreement with the Planning Department. The screen walls and open space boundary walls are to be constructed in stone-work or decorative split block or similar durable materials, suitably capped. Timber fencing is not permitted.

15. In the interest of residential amenity.

HC

for Principal Officer.