

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference 7904	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER	REGISTER REFERENCE SA411 S
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1. LOCATION	Highfield Court, Grange Road, Rathfarnham,
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2. PROPOSAL	Alterations to plans
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3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars	
			(a) Requested	(b) Received
	P.	16.3.79	1. _____	1. _____
			2. _____	2. _____

4. SUBMITTED BY	Name Mr. F. Elmes, Address 29 The Drive, Woodpark, Ballinteer, Dublin 16
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5. APPLICANT	Name Hillcrest Homes Ltd., Address C/o 29 The Drive, Woodpark, Ballinteer, Dublin 16
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6. DECISION	O.C.M. No. P/1823/79 Date 14th May, 1979	Notified 14th May, 1979 Effect To grant permission
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7. GRANT	O.C.M. No. PBD/72/79 Date 13th August 1979	Notified 13th August 1979 Effect Permission granted,
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8. APPEAL	Notified Type	Decision Effect
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9. APPLICATION SECTION 26 (3)	Date of application	Decision Effect
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10. COMPENSATION	Ref. in Compensation Register	
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11. ENFORCEMENT	Ref. in Enforcement Register	O.S. 34 - Section 25
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12. PURCHASE NOTICE		
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13. REVOCATION or AMENDMENT		
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15.		
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16.		
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Prepared by	
Checked by	
Grid Ref.	O.S. Sheet

Copy issued by	Registrar.
Date	
Co. Accts. Receipt No.	

DUBLIN COUNTY COUNCIL

P 81 172/79

T. 951 (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,
Woodpark,
Ballinteer
Dublin 16.

Decision Order
Number and Date **P/1823/79: 14/8/79**

Register Reference No. **S.A. 411.**

Planning Control No. **7804**

Application Received on **15/3/79**

Applicant **Hillcrest Homes Limited.**

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

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

CONDITIONS

REASONS FOR CONDITIONS

1. That the development be carried out and completed strictly in accordance with the plans and specifications lodged with the application save as is in the conditions hereunder 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 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 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 spaces, 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

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, 1878-1954.

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 **13 AUG 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

absolute discretion if such services are not duly provided to its satisfaction, as the provision and completion of such services to standard specification as/..

(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 with the Planning Authority and such lodgement in any case has been acknowledged in writing by the Council.

Notes when development has been completed the Council may pursue the land to ensure completion of the works required to bring the estate up to the standard for taking-in-charge.

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 the works.

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

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.

8. That no dwellings be occupied until all the services have been connected thereto and are operational.

9. That the area shown as open space be levelled, kerbed, 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.

5. 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 Act, 1878-1964.

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

Continued/...

WF
For Principal Officer.

absolute discretion if such services are not duly provided to its satisfaction, as the provision and completion of such services to standard specification as/..

(e) 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 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 ensure completion of the works required to bring the estate up to the standard for taking-in-charge.

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 the works.

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

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.

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 seeded and landscaped to the satisfaction of the County Council and to be available for use by residents on completion of their dwellings.

5. 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 Act, 1878-1964.

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

Continued/...

WF
For Principal Officer.

P & D / 172 / 79

DUBLIN COUNTY COUNCIL

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

Telephone 2951 (Ext. 143/145)

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

To: **Mr. Frank Egan,**
Architect,
29 The Drive,
Woodpark,
Sallinstown
Dublin 15.

Decision Order
Number and Date **P/1823/79: 14/8/79**
Register Reference No. **S.A. 411.**
Planning Control No. **7904**
Application Received on **16/3/79**

Applicant **Hillcrest House Ltd.**

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

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

CONDITIONS	REASONS FOR CONDITIONS
<p>10. 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. That all watermain tapplings branch connections, snubbing 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. 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. 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.</p> <p>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</p>	<p>10. In order to comply with the Sanitary Services Act, 1878-1964.</p> <p>11. To comply with public health requirements and to ensure that 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 recoup the cost.</p> <p>12. In the interest of the proper planning and development of the area.</p> <p>13. In the interests of amenity.</p> <p>14. In the interest of residential amenity.</p>

Continued/...

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

for Principal Officer **13 AUG 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.

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