COMHAIRLE CHONTAE ATHA CLIATH

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P. C. Reference		LOCAL GOVERNMENT DEVELOPMENT) AC	(PLANNIN T 1963 &	IG AND 1976	REGISTER REFERENC	
	PLANNING REGISTER				ZA.182	
1. LOCATION	'Beverly Court', Knocklyon Rd./Scholarstown Rd., Templeogue, Co. Dublin.					
2. PROPOSAL	Rev. Rd.	. house type - Sit 4, Sites 9-22 inc	es 22-46 1. Rd. 7	5 (even) incl 7.	., Rd. 3, Site 37	
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	(a) Requ		er Particulars (b) Received	
UF APPLICATION			1		1	
	P.	17th Feb. 84.			2	
4. SUBMITTED BY	NameMr. A. S. Tomkins, Address 308, Clontarf Road, Dublin 3.					
5. APPLICANT	NamePeter Jordan Limited, Address Unit 2, Main Belgard Rd., Tallaght, Co. Dublin.				Co. Dublin.	
6. DECISION		1. No. P/1050/84 16th April, :	1984		th April, 1984 grant permission	
7. GRANT	O.C.M Date	1. No. P/1714/84 31st May, 198	54	Notified	st May, 1984 mission granted	
8. APPEAL	Notif Type	1	• • •	Decision Effect		
9. APPLICATION SECTION 26 (3)	Date of Decision application Effect					
10. COMPENSATION	Ref. in Compensation Register					
11. ENFORCEMENT	Ref. i	in Enforcement Register	<u>.,</u>			
12. PURCHASE				<u></u>		

).	Prepared by	Copy issued by Date Co. Accts. Receipt No	• ··· · ·
	15.	· · · · · · · · · · · · · · · · · · ·	
	14.		
	13. REVOCATION or AMENDMENT		
	NOTICE		

Future Print 475588

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1 724755 (ext. 262/264)

P/17.14/84

PLANNING DEPARTMENT, BLOCK 2, IRISH LIFE CENTRE, LR. ABBEY STREET, DUBLIN 1. ASION CA

Notification of Giant of Permission Approval-x

Local Government (Planning and Development) Acts. 1963-1983:

A.S. Torkirs,		• 	Decision Order P/1050/84 - 16/4/84 Number and Date
308 Clontarf Read,			Register Reference No
			Planning Control No
	• • • • • • • • • • • • • •	1	Application Received on
Applicant	den Ltd:	*******	

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

Encaklyon Road/Scholarstown Road, Templeogue:

•••••	CONDITIONS	REASONS FOR CONDITIONS
1,	That the development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the appli- cation, save as may be required by the other conditions attached hereto.	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 to be obtained and all conditions of that approval to be observed in the development.	2. In order to comply with the Sanitary Services Acts, 1878-1964.
3.	Thet any proposed house be used as a single dwelling unit.	3. To prevent unauthorised development.
4.	That a financial contribution in the sum of $\pounds 96,800$. be paid by the proposer to the Dublin County Council towards the cost of provision of public services in the area of the proposed development, and which facilitate this development; this contribution to be paid before the commencement on the site	4. The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.
	· • • • • • •	



ORTANT: Turn overlaaf for further information

Approval of the Council under Building Bye-Lav/2 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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CONDITIONS

P/1714/84

REASONS FOR CONDITIONS

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 teken-in-charge by the Local Authority of mails, open space, carparks, sewers, watermains or drains has been given by:

(a) Lodgment with the Council of an approved Insurance Company Bond in the sum of £95,000. (ninety-six thousand pounds), which shall be renewed by the developer from time to time as required during the course of the development and kept in force by him until such time as the roads, open space, carparks, sawers, watermains and drains are taken-in-charge by the Council.

(b) Lodgment with the Council of a cash sum of £50,000. 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.

(c) Lodgment with the Planning Authority of a fetter of guarantee issued by any body 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 lodgment in either 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-ih-charge. 5. To ensure that a ready senction may be available to the Council to induce the provision of services and prevent disamenity in the development.

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Or/

Forn 311-MAY. 1984

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DUBLIN

PLANNING DEPARTMENT, BLOCK 2, TRISH LIFE CENTRE, LR. ABBEY STREET, DUBLIN 1.

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F/17.14/84 DUB

Notification of Grant of Permission/Approarty

COUNTY

Local Government (Planning and Development) Acts, 1963-1983: 1963-1983:

A.S. Tonkins,	= ·		Decision Order	P/1050/84 -	16/4/84
To			Number and Date	ZA 182	
Dublin J:	· • • • • • • • • • • • • • • • • • • •	• • • • • • • • • • • • • • • • • • • •	Register Reference	No. 71911	
	- .			17/2/8	
Peter Jorden	Ltđ:	······································	Application Received	3 on	

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

Proposed substitution of house type for 28 sites at Beverly Court, Enocklyon Road/Scholarstown Road, Templeogue:

SU	JBJECT TO THE FOLLOWING CONDITIONS	· · · · · · · · · · · · · · · · · · ·
	CONDITIONS	REASONS FOR CONDITIONS
6.	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 To protect the amenities of the area.
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.
9.	That no dwellinghouse be occupied until all the services have been connected thereto and are operational.	9. In the interest of the proper planning and development of the area.
	Than house a self wax as a new space be developed and developed and the second country second country of the s	18 Na Xha Karrer ak tha rooma rispetos maia developrantaciaticadas
10.	That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Couffel.	10 In order to comply with the Sanitary Services Acts, 1878 - 1964.



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3.1. MAY 1984 Fint Ltd.

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724755 (ext. 262/264)

PLANNING DÉPARTMENT BLOCK 2, IRISH LIFE CENTRE, LR. ABBEY STREET, DUBLIN 1.

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Notification of Grant of Permission/ApprovalXXX

Local Government (Planning and Development) Acts, X905-45291963-1983:

A.S. Tonkins,	· · ·	Decision Order Number and Date	P/1050/84	1	16/4/84
308 Clontarf Rad					
Dublin 3:			68 A 12 A 4		
	}	Application Received	07	17\$	2/84
Applicant Poter Jordon Ltdr				12 7	

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

Fraposed substitution of house type for 28 sites at Beverly Courts

Knocklyan Road/Scholarstown Road, Templeogue:

CONDITIONS	REASONS FOR CONDITIONS
18. In accordance with the latter dated 25/7/83, sob- mitted by the applicant's agent to the Planning Anth-	12. In the interest of the proper planning and development of the
ority in connection with the application, the application and shall at no expense to the Council provider-	&r64.
a. A widened carriageway to be 24ft. in width to the	
Knocklyen Road and Scholarstown Boad where they adjoin the frontage of the development site toget-	4
her with kerbs, drainage gallies, public lighting	
and a two metre wide footpath. The location of the	in the second states in the second se
footpath, lighting, etc., to be agreed with the Planning Authority. Footpath levels and thickness	
of widened carriageway to be agreed with the	
Planning Authority before development commences.	
b. The videned cerrisgeway and a footpath shall also be provided at no expense to the Council at the	
existing entrance to Knocklyon House when the	
necessary land becomes evailable.	**
19. The areas of lund between the reservation lines	19. In the interest of the prope
and the new kerb of the widened carriagoveys shall be graded evenly from the site level to the road level.	planning and development of the area.



P/17.14/84

26. Windows in the gable end of houses nos. 44 and 37 an Road Four, 1 and 2 on Road one, 14 and 31 on Road Two shall be fitted with double glazing.

21. That houses nose 2, 4, 5 & 3 Road 3, as above on plans submitted on 26th July, 1933, be emitted from the proposed development. The developer shall enter into joint discussions with the Dublin County Council and the developers of Knocklyon House with regard to the provision of alternative vehicular access to Knocklyon House and the development of the Avenue as public open space. These details to be agreed before development commences. 20. In the interest of the proper planning and development of the area.

21. In the interest of the proper planning and development of the erec.

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31 MAY 1984

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