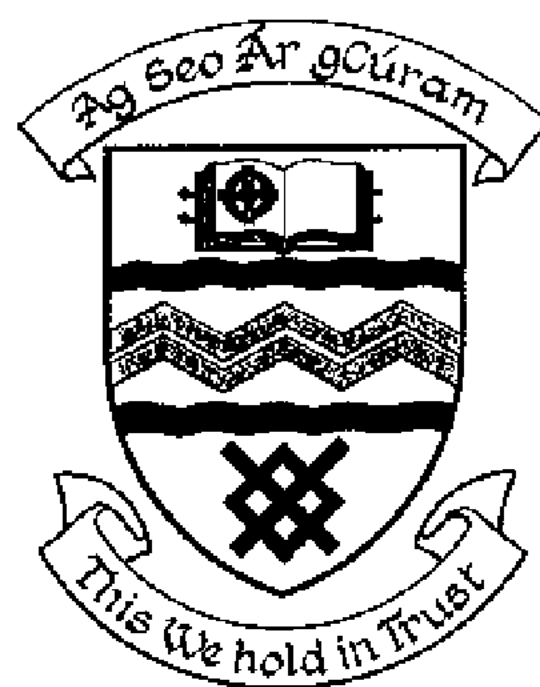


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0929	
1. Location	Hynestown, Newcastle, Co. Dublin.		
2. Development	To construct a bungalow and septic tank with secondary effluent treatment system if required.		
3. Date of Application	22/12/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Mr. Jeffrey Pamplin, Address: "The Beeches", Peamount Road,		
5. Applicant	Name: Mr. Jeffrey Pamplin, Address: Peamount Road, "The Beaches", Newcastle, Co. Dublin.		
6. Decision	O.C.M. No. 0343 Date 18/02/2000	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement		Compensation	Purchase Notice
12. Revocation or Amendment			
13. E.I.S. Requested		E.I.S. Received	E.I.S. Appeal
14. Registrar		 Date	 Receipt No.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104

**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

NOTIFICATION OF DECISION TO REFUSE PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0343	Date of Decision 18/02/2000
Register Reference S99A/0929	Date 22/12/99

Applicant Mr. Jeffrey Pamplin,

Development To construct a bungalow and septic tank with secondary effluent treatment system if required.

Location Hynestown, Newcastle, Co. Dublin.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

Clarification of Additional Information Requested/Received /

In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a decision to **REFUSE PERMISSION** in respect of the above proposal.

for the (4) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

.....
for SENIOR ADMINISTRATIVE OFFICER

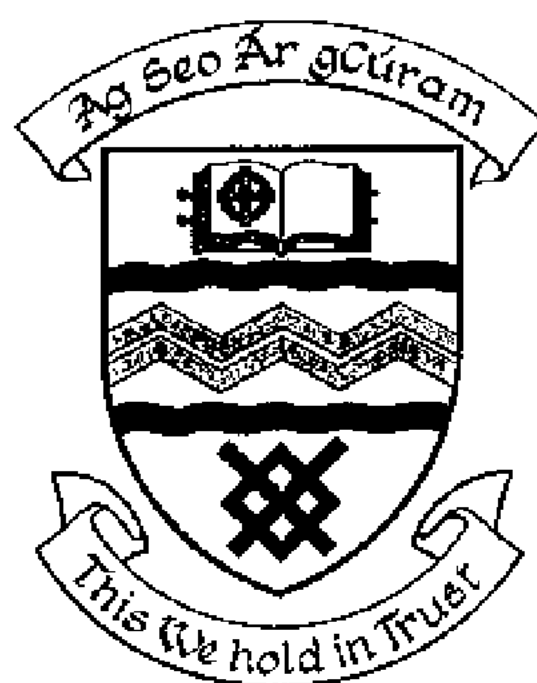
18/02/00

Mr. Jeffrey Pamplin,
"The Beeches",
Peamont Road,
Newcastle,
Co. Dublin.

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**

Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104



**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

REG REF. S99A/0929

Reasons

- 1 The proposed development would contravene materially a development objective indicated in the South Dublin County Development Plan, 1998, for the use solely or primarily of particular areas for particular purposes i.e. zoning objective 'B' - "to protect and improve rural amenity and to provide for the development of agriculture". The proposed development would thus be contrary to the provisions of the South Dublin County Development Plan, 1998, and the proper planning and development of the area.
- 2 The proposed development would contravene the policies of the South Dublin County Development Plan, 1998, regarding dwellings in rural areas as set out in Paragraph 2.3.1 (ii) in that the applicant has not established a genuine need to reside in proximity to employment which is related to the rural community nor reason of close established family ties with the rural community. The proposed development would thus be contrary to the proper planning and development of the area.
- 3 The site, by reason of inadequate road frontage for the site, would materially contravene the policy set out in Paragraph 3.4.22 of the South Dublin County Development Plan, 1998 in which it is stated that in order to preserve the rural quality of the area, road frontage should be at least 60 metres. As such, the proposal would constitute undesirable ribbon development on a substandard road network and would thus be contrary to the proper planning and development of the area.
- 4 The proposed development would constitute undesirable ribbon development on a substandard rural road network which would be likely to lead to uneconomic demands for the provision of services and would set an undesirable precedent for further similar development in the area. The proposed development would thus be contrary to the proper planning and development of the area.