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<i>;</i>		South Dublin County Council  Local Government  (Planning & Development)  Acts 1963 to 1993  Plan Register No S99A/0851	
	•	Planning Register (Part 1)	
1.	Location	2 Knocklyon Close, Knocklyon	n Woods, Dublin 16.
	<del> </del>		
2.	Development	Two-storey house and dual entrance.	
3.	Date of Application	29/11/99	Date Further Particulars (a) Requested (b) Received
3a.	Type of Application	Outline Permission	1.
	ирритсистоп		2.
4.	Submitted by	Name: John Morrison, Architect, Address: 192 Monread Heights, Naas,	
5.	Applicant	Name: Declan Meagher, Address: 2 Knocklyon Close, Knocklyon Woods, Dublin 16.	
6.	Decision	O.C.M. No. 0159	Effect
ν.		Date 27/01/2000	RO REFUSE OUTLINE PERMISSION
7.	Grant	O.C.M. No. Date	Effect RO REFUSE OUTLINE PERMISSION
8.	Appeal Lodged		
9.	Appeal Decision		
10.	Material Contr	avention	
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 Control Tallock

Town Centre, Tallaght, Dublin 24.

Telephone: 01-414 9000

Fax: 01-414 9104

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

Decision Order Number 0159	Date of Decision 27/01/2000
	en
Register Reference S99A/0851	Date 29/11/99

Applicant

Declan Meagher,

Development

Two-storey house and dual entrance.

Location

2 Knocklyon Close, Knocklyon Woods, Dublin 16.

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 OUTLINE 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

6Ab

27/01/00

for SENIOR ADMINISTRATIVE OFFICER

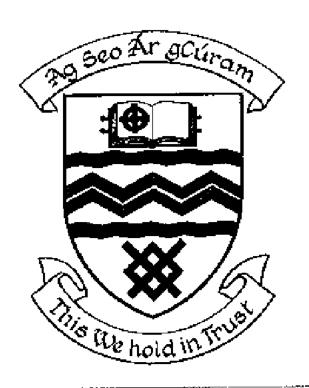
John Morrison, Architect, 192 Monread Heights, Naas, Co. Kildare.

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REG REF. S99A/0851

## Reasons

- The proposed development does not meet the requirements of Section 3.4.19.i of the 1998 South Dublin County Development Plan which requires a minimum of 2.3 metres separation between the flank walls of each house.
- The subject site is zoned 'A', "to protect and/or improve residential amenity". It is considered that the proposed development and its associated features would materially contravene the said zoning objective and would be contrary to the proper planning and development of the area.
- The proposed development is not of a design which fully integrates with the style of adjoining development nor a scale which respects that of adjoining development and as such would contravene Section 3.4.13 of the South Dublin County Development Plan 1998 and would seriously injure the amenities and depreciate the value of property in the amenity.
- Minimum setback of 2 metres between the nearest side wall of the proposed house and the back of the public pathway has not been provided for as required by normal Roads Department Standards.