

COMHAIRLE CHONTAE ÁTHA CLIATH S

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE YA.1299
1. LOCATION	Ballyowen Townland, Lucan.		
2. PROPOSAL	Residential Development.		
3. TYPE & DATE OF APPLICATION	TYPE	Date Received	Date Further Particulars
	. OP.	19th July, 1983.	(a) Requested 1. 2. (b) Received 1. 2.
4. SUBMITTED BY	Name Mr. C. G. O'Reilly, Address Architect, 14, Clontarf Road, Dublin 3.		
5. APPLICANT	Name Mehal Limited, Address C/O Oliver M. Freaney & Company, 45, Northumberland Rd. Dublin 4.		
6. DECISION	O.C.M. No.	PA/2097/83	Notified 16th Sept., 1983
	Date	16th Sept., 1983	Effect To grant o. permission
7. GRANT	O.C.M. No.	PBD/613/83	Notified 2nd Nov., 1983
	Date	2nd Nov., 1983	Effect Permission granted (0)
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		
12. PURCHASE NOTICE			
13. REVOCATION or AMENDMENT			
14.			
15.			

Prepared by

Checked by

Copy issued by Registrar.

Date

Co. Accts. Receipt No

DUBLIN COUNTY COUNCIL

Tel. 724755 (Ext. 262/264)

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

Notification of Grant of Outline Permission
Local Government (Planning and Development) Acts, 1963 & 1976 **1963-1982**

To: **C.G. O'Reilly,**
14 Contarf Road,
Dublin 3.

Decision Order Number and Date **PA/2097/83 16/9/83**

Register Reference No. **YA 1299**

Planning Control No. **19/7/83**

Application Received on

Applicant: **Mehal Ltd.**

Outline Permission for the development described below has been granted subject to the undermentioned conditions.

residential development of 179 houses on 12.8 acres at Ballyowen Townland, Lucan.

CONDITIONS

1. That details relating to layout, siting, height, design and external appearance of the proposed buildings and means of access thereto shall be submitted to and approved by the Planning Authority before any works are begun.
2. That a financial contribution to be determined by the Planning Authority on submission of detailed plans for approval be paid by the applicant 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 of development on the site.
3. That the layout as proposed in the submitted plans is expressly excluded from this outline permission.
4. That the detailed plans for approval shall make provision for the provisions of the Action Area Plan in relation to access, road network and the location of the major area of public open space. It should be noted that the Action Area Plan for this area is at present in the course of preparation. The applicant should consult with the Planning Authority prior to any application for approval.
5. That the detailed plans for approval shall make provision for a density of development in accordance with the provisions of the County Development Plan. It should be noted that the proposal submitted is excessive in relation to density.

REASONS FOR CONDITIONS

1. In the interest of the proper planning and development of the area.
2. 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.
3. In the interest of the proper planning and development of the area.
4. In the interest of the proper planning and development of the area.
5. In order to comply with the requirements of the County Development Plan.

Contd./.....

Signed on behalf of the Dublin County Council:

[Signature]
For Principal Officer

2 NOV 1983

Form 2

Date:

IMPORTANT: The Outline Permission is subject to further APPROVAL being obtained in accordance with the provisions contained in the Local Government (Planning & Development) Acts, 1963 & 1976 prior to the commencement of development.

- 6. That no development take place until such time as an adequate foul sewerage system has been provided to serve the development. The drainage of this site is dependant on the provision of both the Esker Pumping Station and the Ballydowd Foul Sewer.
- 7. That no development takeplace until such time as the Ballydowd Surface Water Sewer is constructed and in operation.
- 8. That a further special financial contribution to be determined when approval is sought be paid by the Developer to DublinCounty Council as a contribution towards the provision of foul and surface water schemes which will facilitate the development.
- 9. That the detailed plans for approval shall make provision for the improvement of the Esker Lane as required bythe County Council.
- 10. No development shall take place until such time as an adequate road network has been provided to serve the development. The development of the site as proposed onto the existing Esker Lane would be unacceptable and would endanger public safety by reason of a traffic hazard.

- 6. In the interest of health.
- 7. In the interest of the proper planning and development of the area.
- 8. In the interest of the proper planning and development of the area.
- 9. In the interest of the proper planning and development of the area.
- 10. In the interest of the proper planning and development of the area.

[Faint, mostly illegible text, likely a planning application or council report, containing various clauses and administrative details.]