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	P. C. Reference	LOCAL GOVERNMENT DEVELOPMENT) A	REGISTER REFERENCE					
	,	PLANNING F	YA.1298					
	1. LOCATION	Quarry Vale, Lucan Ro						
•	2. PROPOSAL	Housing layout and development works.						
	3. TYPE_& DATE OF APPLICATION	YPE_& DATE YPE Date Received (a) Propulated			ther Particulars (b) Received			
		P. 19th July, 1983.	1		2			
	4. SUBMITTED BY	Name Dublin Corporation, Address Development Department, Exchange Buildings, Lord Edward Street, Dublin 2.						
	5. APPLICANT	Name as above. Address						
	6. DECISION	O.C.M. No. PA/2042/83 Date 16th Sept.,	1983		th Sept., 9 83 grant permission			
	7. GRANT	O.C.M. No. PBD/614/83 Date 2nd Nov., 198	33	Notified 2nd Nov., 1983 Effect Permission granted				
	8. APPEAL	Notified Type		Decision 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	Copy issued by	\$+\$ + + + + + **************************	,.,	Registrar.			
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Co. Accts. Receipt No

DUBLIN COUNTY COU

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

el. 724755 (ext. 262/264)

Notification of Grant of Permission/Approval

Local Government (Planning and Development) Acts, 1963-1982

Dublin Corporation, Number and Date PA/2042/83, 16/9/*83		
Exchange Buildings, Planning Control No. Lord Edward St., Dublin 2. Application Received on 19/7/*83 Dublin Corporation Permission/Approval has been granted for the development described below subject to the undermanded conditions. Permission in the sum of as may be required by the other conditions attached hereto. That before development commences, approval under as may be required by the other conditions attached hereto. That a financial contribution in the sum of the Building Bye Laws be obtained, and all conditions of that approval be observed in the development. That a financial contribution in the sum of the Interest of the proposed development on the area of the proposed development on the site. That all roads within the development of development on the site. That all roads within the development be constructed to the standards specified by Dublin County Council. That the proposed roundabout on the Newlands/ Fonthill Road be completed before the completion of any houses, by the developer.	Decision Order	der Date PA/2042/83, 16/9/. 183
Exchange Buildings, Planning Control No. Lord Edward St., Dublin 2. Application Received on 19/7/'83. Dublin Corporation PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions. Proposed housing Layout and development works at Querry Vale, Lucan Road to provide for a residential community. CONDITIONS 1. That the development to be carried out in its entirety in accordance with the plans, particulars as may be required by the other conditions attached hereto. 2. That before development commences, approval under the Building Bye Laws be obtained, and all conditions of that approval be observed in the development. 3. That each proposed house be used as a single dwelling unit. 4. That a financial contribution in the sum of the Interest of the proposed development on the area of the proposed development on the site. 5. That all roads within the development be constructed to the standards specified by Dublin County Council. 6. That the proposed roundabout on the Newlands/ Fonthill Road be completed before the completion of any houses, by the developer. That the developer shall consult with Traffic	Dublin Corporation.	YA.1298
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PU/614/83

developer to Dublin County Council as a contribution 8. In the interest of the proper towards the extension of the Newlands/Fonthill Road prior to the commencement of housing development.

9. That this permission relates only to layout and site development works. No housing development is to planning and development of the area. take place on foot of this permission.

10. That no housing development take place until such 10. In order to comply with the time as the Quarryvale Pumping Station has been constructed and is in operation. Details to be agreed with the Sanitary Services Department.

11. That the developer submit to and agree details of 11. In order to comply with the the treatment of the existing ditches which traverse Sanitary Services Acts, 1878-1964. the site with the Sanitary Services Department prior to the commencement of development.

12. That a comprehensive landscape plan for the landscaping to the site, along with a plan for its implementation be submitted to and agreed with the Parks Department prior to the commencement of development.

13. That the development of the open space area within the estate and the Class I public open space be in accordance with the Parks Superintendant's requirements including all necessary development works, planting, walling, footpaths and piping of ditches. Alternatively, the applicant to pay a financial contribution equal to the cost of providing these facilities. Details to be agreed with the Parks Department.

14. That an area of Class I public open space to Development Plan Standards be identified in the major · 表示性 () 健康() () () 中国() () 中国() () () () () () () area of public open space to the east of the development site to serve the development. In this respect there has been a revision in the now proposed provision of public open space in this application from the earlier application relating to the site (XA.1390). This area of public open space is to be identified prior to the commencement of development and excluded from the building contract boundary. The chief has been after an even with the contract boundary.

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9. In the interest of the proper

Sanitary ServicesActs, 1878-1964.

12. In the interest of visual amenity.

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DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

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

Notification of Grant of Permission/Approval

Local Government (Planning and Development) Acts, 1963-1982

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EXCUSING DETTACHOOS	Planning Co	12.5	19/7/	83	
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JECT TO THE FOLLOWING CONDITIONS	i i i i i i i i i i i i i i i i i i i		REASONS FOR CO	ONDITIONS	Tagrafia
CONDITIONS			TENTO TO THE TENTO		· · · · · · · · · · · · · · · · · · ·
That all necessary measures be taken by the confractor to spillage or deposit of clay, rubble or other debris on adjoint the works.	ing printing the control of the	To pr 15.	otect the amenition	es of the area.	• · · · · · · · · · · · · · · · · · · ·
That all public services to the proposed development electrical telephone cables and equipment, be located to	zesseres esti- it, including	16. In th	e interest of ame	nity.	
throughout the entire site. That public lighting be provided as each street is accordance with a scheme to be approved by the County to provide street lighting to the standard required by Council.	occupied in Council so as the County	17.	e interest of amen		
That no dwellinghouse be occupied until all the service connected thereto and are operational.	es have been	18 deve	ne interest of the elopment of the a	rea.	
That the area shown as open space be levelled, soiled		degg	ne interest of the depocedationers	SCICK NGCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCC	ZZZA
That the water supply and drainage arrangements, disposal of surface water, be in accordance with the retained County Council.	including the	in 19.Ser	order to comply vices Acts, 1878	with the Sa - 1964.	nitary
				(Conto	d)
Signed on behalf of the Dublin County Council			For Pr	incipal Officer	••••
Signed oil belian of the Land					

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.

CONDITIONS

- 20. That all watermain tappings, branch connections, swabbing 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.
- 21. 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.
- 22. That screen walls in block or similar durable materials not less than 2 metres high, suitably capped and rendered, be provided at the necessary locations so as to screen rear gardens from public view. The specific locations and extent of walling must be fully discussed and agreed with the County Council before construction. Timber fencing is not acceptable. 23.

That the developer shall construct and maintain to the Council's standard for taking in charge all the roads, including footpaths, verges, public lighting, open space, sewers, watermains or drains forming part

- 24. That the development whit the lidither gethe the Contil. and a rear garden depth of 35ft. be provided an all sites.
- 25. That a minimum of 7° 6" of open space be provided between each pair of houses.
- 26. That under no circumstances may top soil, spoil or other debris from the site be deposited on the areas26. In the interest of the proper of public open space within and adjoining the site without the prior consent of the Parks Department.
- 27. That the location(s) of builders' compounds within the site be agreed with the Pagnning Authority prior to the commencement of housing development.

- 20. To comply with public health requirements and to ensure 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.
- In the interest of the proper planning and development of the area.
- 22. In the interest of visual amenity.
 - In the interest of the proper planning and development of the area.
 - 24. In the interest of the proper planning and development of the
 - 25. In the interest of the proper planning and development of the
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