



Bloc 2, Ionad Bheatha na hEirinn,  
Block 2, Irish Life Centre,  
Sraid na Mainistreach Iacht,  
Lower Abbey Street,  
Baile Atha Cliath 1.  
Dublin 1.  
Telephone. (01)724755  
Fax. (01)724896

Betty Hooks,  
36 Mount Alton,  
Dublin 16.

Our Ref. RF/LD

Your Ref.

Date 20th May 1991

REG. REF. 91A/0421

RE. Development at Knocklyon

Dear Sir/Madam,

I refer to your letter received in this Department on 13th May 1991  
regarding the above and wish to inform you that this application was  
withdrawn on 22nd April 1991

Yours faithfully

for PRINCIPAL OFFICER

OK

36 Mount Alton,  
Dublin 16.

May 9, 1991.

OBJ

RH/S

Mr. Al Smith,  
Principal Officer,  
Planning Department  
Dublin Co. Co.  
Block 2,  
Irish Life Centre,  
Lower Abbey St.  
Dublin 1.

DUBLIN COUNTY COUNCIL  
PLANNING DEPT.  
RECEIVED  
13 MAY 1991

Re: Knocklyon House Planning application.

Reg. Ref. No 91A/0421.

Dear Mr Smith,

I would like to raise my objection to above application, on the grounds of the historical and architectural importance of Knocklyon House, and on the density of the proposal.

Knocklyon is over-populated already, with too little green space for children to play, and a chronic traffic problem, especially early morning when commuters are trying to get to work.

I think that it is a disgrace that Dublin County Council would even contemplate demolishing Knocklyon House, at a time when Dublin is European Cultural Capital.

I hope that my objection will be recorded.

Yours sincerely,

Betty Hooks.



Bloc 2, Ionad Sheatha na hEirinn  
Block 2, Irish Life Centre,  
Sraic na Mainistreach Iochu,  
Lower Abbey Street,  
Baile Átha Cliath 1,  
Dublin 1.  
Telephone: (01)724755  
Fax: (01)724896

Cormac O' Beirne,  
"Pine Lodge",  
7 Mount Alton,  
Knocklyon.

Our Ref.

Your Ref.

Date 7 May 1991

REG. REF. 91A/0421

RE. Development at Knocklyon Road

Dear Sir/Madame,

I refer to your letter received in this Department on 23 April 1991 regarding the above and wish to inform you that this application was withdrawn on 23 April 1991.

Yours faithfully

  
\_\_\_\_\_  
FOR PRINCIPAL OFFICER



Bloc 2, Ionad Bheatha na hÉireann,  
Block 2, Irish Life Centre,  
Sraid na Mainistreach Iacna,  
Lower Abbey Street,  
Baile Átha Cliath 1,  
Dublin 1.  
Telephone: (01)724755  
Fax: (01)724896

T. Mc Gaeey,  
16 Beverly Avenue,  
Scholarstown Road,  
Dublin 16

Our Ref.

Your Ref.

Date 7 May 1991

REG. REF. 91A/0421

RE. Development at Knollys Road

Dear Sir/Madam,

I refer to your letter received in this Department on 30 April 1991 regarding the above and wish to inform you that this application was withdrawn on 23 April 1991.

Yours faithfully

  
\_\_\_\_\_  
FOR PRINCIPAL OFFICER.



Blac 2, Ionad Eitheara na h-  
Block 2, Irish Life Centre,  
Sraic na Mainistreach Iacrt.  
Lower Abbey Street.  
Baile Atha Cliath 1.  
Dublin 1.  
Telephone: (01)724755  
Fax: (01)724896

Pintoilette & Anthony Rice,  
65 Westbowene Lodge,  
Knocklyon,  
Jempleague

Our Ref.

Your Ref.

Date 7 May 1991

REG. REF. Q1A/0421

RE. Development at Knocklyon Road

Dear Sir/Madam,

I refer to your letter received in this Department on 2 May 1991  
regarding the above and wish to inform you that this application was  
withdrawn on 23 April 1991.

Yours faithfully

  
FOR PRINCIPAL OFFICER



Blac 2, Ionad Sheathu na hEirinn.  
Block 2, Irish Life Centre,  
Sráid na Mainistreach Lácht,  
Lower Abbey Street,  
Baile Atha Cliath 1,  
Dublin 1.  
Telephone. (01)724755  
Fax. (01)724896

Geraldine & Cathal Mc Carthy,  
c/o 6 Knocklyon Park,  
Templeogue,  
Dublin 16.

Our Ref.

Your Ref.

Date 7 May 1991

REG. REF. 91A/0421

RE. Development at Knocklyon Road

Dear Sir/Madam,

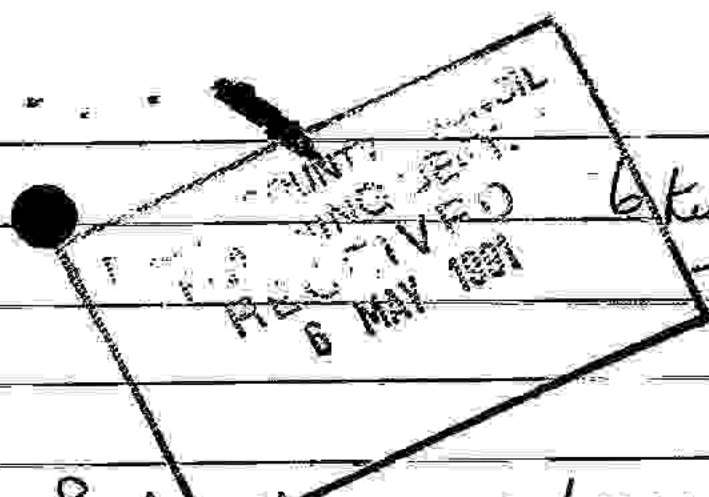
I refer to your letter received in this Department on 6 May 1991 regarding the above and wish to inform you that this application was withdrawn on 23 April 1991.

Yours faithfully

  
for PRINCIPAL OFFICER

91A/0421

(258) - PK



6 Knockyon PK,  
Tempelogue.

10.16.

2-5/91

Reg. Rep. No. 91A/0421.

**OBJECTOR**

Dear Sir,

We at the above address that we object to the planning permission sought for. The Rithland Centre is Knockyon House. We have enough houses in our area and we cannot cope with more with further traffic problems.

Yours sincerely  
Gerardine Cather  
R-Cathy



Bloc 2, Ionad Bheatha na h-Éire  
Block 2, Irish Life Centre,  
Sraid na Mainistreach Iacht,  
Lower Abbey Street,  
Baile Atha Cliath 1,  
Dublin 1.  
Telephone. (01)724755  
Fax. (01)724896

Ms. Alyson Ward,  
60 Ashton Avenue,  
Knocklyon,  
Templeogue.

Our Ref.

Your Ref.

Date 10 May 1991

REG. REF. 91A/0421

RE. Dwelling at Knocklyon Road

Dear Sir/Madam,

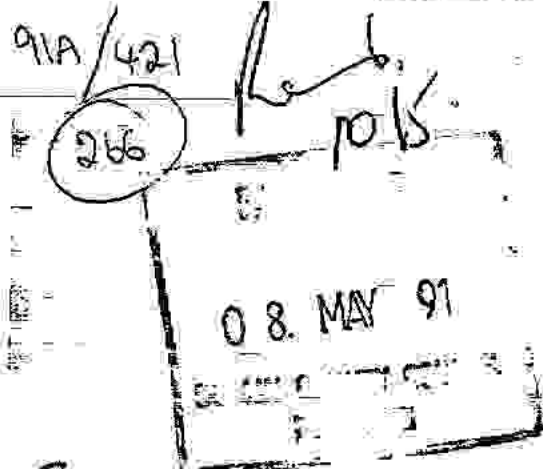
I refer to your letter received in this Department on 8 May 1991  
regarding the above and wish to inform you that this application was  
withdrawn on 23 April 1991.

Yours faithfully

For PRINCIPAL OFFICER



# OBJECTOR



MS  
60 Ashton Avenue  
Knocklyon  
Templeogue  
Dublin 16.  
25<sup>th</sup> April 1991

Reg. Ref. No 91A/0421

Dear Sir,

It was with great shock and annoyance that I read of the planning application for permission to demolish The Rutland Centre (Knocklyon House) and replace it with twelve semi-detached houses. I wish to object to this application on the grounds that Knocklyon House is a building of great historical and architectural importance and its demolition would be a great loss to Knocklyon. As it is Knocklyon is over-populated and I believe that what is needed is improved facilities for the present inhabitants of the area, not more houses.

yours Sincerely  
Alyson Ward.

# OBJECTOR

Reg Ref No 91A/0421

91A/0421  
244 3/5

65 Westbourne way

Knocklyon

Templeogue

Dub 6

02 MAY 91

Dear Mr Smith

I heard, with great shock, that some developer, or other, wants to "demolish" Knocklyon House to erect 12 semidetached houses.

I think these people need their heads examined. It would be madness to knock that "beautiful" old house, which is part of our community's history.

There have been far too many of these beautiful houses, all over Dublin, been demolished

and as it is there are far, far too many houses in this area, with only one school and one church to cope with the ever increasing population.

you just can't keep building houses.

So we are hoping that you will have some sense & leave "Knocklyon House" where it stands & let these builders build their 12 houses elsewhere

In the meantime, my husband & I will join in the fight to keep "Knocklyon House" intact

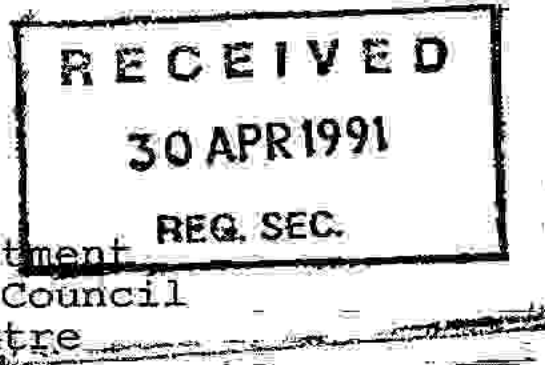
yours in "anger"

Antoinette & Anthony Rice

Peter, Tara & Matthew Rice.

91A/421

221



16 Beverly Avenue  
Scholarstown Road  
Dublin 16  
Home : 935065  
Work : 607881

Registry  
Planning Department  
Dublin County Council  
Irish Life Centre  
Dublin 1.

30 April 1991

Objection To Application To Build Houses At Knocklyon House

Ref : 91A/0421

A Chara

Our home backs onto the side of Knocklyon House.

At the end of our modest garden, in the grounds of Knocklyon House (Rutland Centre), are the remains of a beautiful cluster of old trees.

The Firhouse end of the Westlink road was opened recently, so far from town but nothing but traffic all day long.

Scholarstown Road has been destroyed by builders as will be the Ballycullen Road end of Knocklyon Road, people need houses to live in but do they have to be so close together ?

Knocklyon House and it's trees are some of the very few things left to humanise our area.

The only green space in our estate is a patch at the front of Knocklyon House. My kids need somewhere safe to play.

If you allow them to build those houses there will be even more people that my kids have to share that patch of green space with, more dirt and noise from builders and even more cars that can knock them down.

Some of our neighbours say they will try to move if you give them permission to build, we cant afford to.

Is Mise

  
T McGarry

Planning Department,  
Dublin County Council,  
Irish Life Centre,  
LR. Abbey Street,  
Dublin 1.

Q1A/421

(213)

23 APR 91

"Pine Lodge"  
7 Mount Altan,  
Knocklyon,  
Dublin 16.

21st April 1991

24/4.

OBJE

Re: Objection to recent Planning Application.  
Applicant: Knocklyon Centre Ltd.  
Application: To demolish Knocklyon House and erect 12 houses.  
KNOCKLYON, TEMPLEGUE, DUBLIN 16

Dear Sir / Madam,

I refer to the above recent Planning Application and formally wish to lodge an objection to this application.

The grounds of the objection are that Knocklyon House is a fine, habitable residence with significant historical and cultural importance to Knocklyon. With the already over development of this once rural parish with mass new housing, it would be a crime to see one of Knocklyon's landmark buildings disappear for all time.

As town planners, I urge you to help protect one of few buildings / dwellings in Knocklyon that is worth saving and give the 10-12,000 people in the parish some identity with its past.

I trust that you will give my letter serious consideration.

Thanking you, in anticipation.

Yours faithfully,

Counsel O'Brien.

91A/O 421

CERTIFICATE NO: 24690

Demolish Nursing Home + erection of 12 dwellings

PROPOSAL: Knocklyon Road D 6

LOCATION: Knocklyon Foundation Ltd

APPLICANT:

1	2	3	4	5	6	7
DWELLINGS/AREA LENGTH/STRUCT	RATE	AMT. OF FEE REQ.	AMOUNT LODGED	BALANCE DUE	BALANCE DUE	DATE/ RECEIPTING
Dwellings	€332	€384	€384	-		
	€116					
	€500 per M <sup>2</sup> in excess of 300M <sup>2</sup> Min. €40					
€11.75 per M <sup>2</sup> of 240						
x .1 feet	€125 per .1 feet. of 250					
x .1 feet	€125 per .1 feet. of 250					
x .1 feet	€125 per .1 feet. of 250					
x excess	€100					
x1,000M <sup>2</sup>	€100 per 1,000M <sup>2</sup> of 240					
x .1 feet	€125 per .1 feet. of 250					

Column 1 Certified: Signed: \_\_\_\_\_ Grade: \_\_\_\_\_ Date: \_\_\_\_\_

Column 1 Endorsed: Signed: \_\_\_\_\_ Grade: \_\_\_\_\_ Date: \_\_\_\_\_

Columns 2,3,4,5,6 & 7 Certified, Signed: *[Signature]* Grade: S.O Date: 28/03/91

Columns 2,3,4,5,6 & 7 Endorsed: Signed: \_\_\_\_\_ Grade: \_\_\_\_\_ Date: \_\_\_\_\_

LOCATION GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1962

ASSESSMENT OF FINANCIAL CONTRIBUTION

REG. REF.:

CONT. REG.:

SERVICES INVOLVED: WATER/FOUL SEWER/SURFACE WATER

AREA OF SITE:

PL. OR AREA OF PRESENT PROPOSAL:

MEASURED BY:

CHECKED BY:

METHOD OF ASSESSMENT:

TOTAL ASSESSMENT

MANAGER'S ORDERED NO. P/ /  
DATED

ENTERED IN CONTRIBUTIONS REGISTER:

DEVELOPMENT CONTROL ASSISTANT GRADE

DUBLIN COUNTY COUNCIL

REG. REF: 91A/421.  
LOCATION: Knocklyon Rd.  
APPLICANT: Knocklyon Centre Ltd.  
PROPOSAL: Dem. of Knocklyon House and erection  
12 houses.  
DATE LODGED: 22.3.91.

---

This application is for outline permission for houses at Knocklyon.

The internal layout is served by a 6.5m wide access road which is adequate for one sided development. However, the proposed parking area is neither well defined nor adequate in length for nose on parking. In addition the turning bay does not conform to Council Standards of 14 x 14m.

With regards to the access to Knocklyon road the area affected by the roads reservation line has already been left clear. However, vision east towards Scholarstown road is obstructed by a high mound, vision west is adequate.

Roads require additional information with regards to:-

1. Properly defined parking area, showing a total capacity with individual parking spaces of 5 x 2.5m dimensions.
2. A redesigned turning bay that conforms to Dublin County Council Standards.
3. Suggestion to provide adequate vision to the west at the existing entrance.

MA/BMcC  
23.5.91.

SIGNED: \_\_\_\_\_

DATE: \_\_\_\_\_

ENDORSED: E. J. O'Connell

DATE: 23<sup>rd</sup> May '91



M.O.S.

DUBLIN COUNTY COUNCIL

REG. REF: 91A/421.

LOCATION: Knocklyon Rd.

APPLICANT: Knocklyon Centre Ltd.

PROPOSAL: Dem. of Knocklyon House and erection  
12 houses.

DATE LOGGED: 22.3.91.

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2. A redesigned turning bay that conforms to Dublin County Council Standards.
3. Suggestion to provide adequate vision to the west at the existing entrance.

WA MEMO  
23.5.91.

PLANNING DEPT.  
 DEVELOPMENT CONTROL SECT  
 Date ..... 23.5.91.....  
 Time ..... 4.00.....

SIGNED: \_\_\_\_\_

DATE: \_\_\_\_\_

ENDORSED: E. J. Adde

DATE: 23<sup>rd</sup> May '91

UO'8k

SB only

Register Reference : 91A/0421

Date : 4th April 1991

Development : Demolition of Knocklyon House and erection of 12 houses

LOCATION : Knocklyon Rd.

Applicant : Knocklyon Centre Ltd.

App. Type : OUTLINE PERMISSION

Planning Officer : M.O'SHEE

Date Recd. : 22nd March 1991

Attached is a copy of the application for the above development .Your report would be appreciated within the next 28 days.

Yours faithfully,

DUBLIN Co. COUNCIL  
11 APR 1991  
SAN SERVICES

DUBLIN Co. COUNCIL  
SANITARY SERVICES  
PRINCIPAL OFFICERS  
21 MAY 1991  
Returned *gg*

Date received in sanitary services

FOUL SEWER

Insufficient information

*Applicant must demonstrate that the existing sewer has the capacity to cater for a development of this size.*

SURFACE WATER

Insufficient information

*As for foul.*

*T. O'Sullivan 14/5/91*

SENIOR ENGINEER,  
SANITARY SERVICES DEPARTMENT,  
46/49 UPPER O'CONNELL STREET,  
DUBLIN 1

PLANNING DEPT.  
DEVELOPMENT CONTROL SECT  
Date ..... 22.5.91 .....  
Time ..... 12.35 .....

*J.P. 16/5/91*

*A.F.BBL*

Register Reference : 91A/0421

Date : 4th April 1991

.....  
ENDORSED \_\_\_\_\_ DATE \_\_\_\_\_

.....  
WATER SUPPLY.....

Water available from Knocklyon Road.  
J. M. O'Leary 25/4/91

.....  
ENDORSED *J. M. O'Leary* DATE 16/5/91



Bosca 174  
P. O. Box 174  
5 Rae Gardiner,  
5 Gardiner Row,  
Baile Atha Cliath 1.  
Dublin 1.  
Telephone. (01)727777  
Fax. (01)727530

Mr. D. Drumgoole,  
Senior Administrative Officer,  
Planning Department,  
Dublin County Council.

Our Ref.  
Your Ref.  
Date 18.04.1991

*WAS*

RE: Housing at Knocklyon House, Templeogue. Reg. Ref. 91A/421.

With reference to this application, the Parks Department's comments are;

- 1) According to drawing No. 18 of the County Development Plan, the preservation of trees is a stated objective for these lands, however it is of particular concern to the Parks Department that the applicants have omitted to provide any technical information concerning the specimen trees on site. A detailed tree and vegetation survey of the entire site is required. In the absence of this technical information it will be very difficult to provide a detailed report on the feasibility of this Outline Application.
- 2) It is noted that according to drawing No. 9122-01 dated March 1991, that no public open space is shown on the layout, and this is totally unacceptable to the Parks Department.
- 3) There is an existing surface water outfall, which discharges effluent in close proximity to the boundary of the site and the adjoining public open space; this needs urgent attention as it constitutes a health hazard at present.

It is recommended that Additional Information is sought, and the applicants are advised to consult and agree with the Parks Department before re-submission.

*[Handwritten signature]*

SENIOR PARKS SUPERINTENDENT

PLANNING DEPT.  
DEVELOPMENT CONTROL SECT  
Date ..... 23/4/91 .....  
Time ..... 9.00 .....

# COMHAIRLE CHONTAE ÁTHA CLIATH

## Record of Executive Business and Manager's Orders

Outline permission for demolition of Knocklyon House and erection of 12 houses at Knocklyon Road for Knocklyon Centre Ltd.

Michael Fewer and Associates,  
87, Terenure Road North,  
Dublin 6.

Reg. Ref. 91A-0421  
Appl. Rec'd: 22.03.1991  
Withdrawal Let. dated: 22.04.1991


Report dated 23 April 1991.

On the 22nd March, Michael Fewer and Associates submitted an application for outline permission for demolition of Knocklyon House and erection of 12 houses at Knocklyon Road on behalf of Knocklyon Centre Ltd.

By letter dated 22nd April, 1991

The applicant withdrew the application.

I recommend that no further consideration be given to this application in view of the withdrawal.

Endorsed:-   
for Principal Officer

~~Public Planning Officer~~

Order:- NOTED.

Dated: 25 April, 1991.

  
Approved Officer.

to whom the appropriate powers have been delegated by Order of the Dublin City and County Manager, dated 23rd April, 1991.

Michael Fewer & Associates,  
87, Terenure Road North,  
Dublin 6.

Reg. Ref. 91A-0421

23 April 1991

Re: Outline permission for demolition of Knocklyon House and erection  
of 12 houses at Knocklyon Road for Knocklyon Centre Ltd.

Dear Sirs,

I refer to your letter of 22nd April, 1991, and note that you have  
withdrawn the above outline planning application, which was lodged in  
this Department on 22nd March, 1991.

Yours faithfully,

  
\_\_\_\_\_  
for Principal Officer.

01 174010

MICHAEL FEWER & ASSOCIATES

ARCHITECTS & DESIGNERS

87 TERENURE ROAD NORTH, DUBLIN 6.

Telephone: 01-920109. Fax: 01-920107.

For the attention of: Mr. A. Smith  
Dublin County Planning Department  
Block 2, Irish Life Centre,  
Lower Abbey Street  
Dublin 1

22nd April 1991


Re:- Register Reference 91A/0421; Demolition of Knocklyon House  
and erection of 12 houses.

Dear Sir,

We have been instructed by our clients the Knocklyon Foundation Ltd to  
withdraw the above application, acknowledged as recieved by you on 22nd  
March 1991.

We would be obliged if you could confirm receipt of this letter and  
that the application has been withdrawn.

Yours faithfully

  
Michael G. Fewer

Building Control Department,  
Liffey House,  
Tara Street,  
Dublin 1.  
Telephone: 773066



Bloc 2, Ionad Bheatha na hEireann,  
Block 2, Irish Life Centre,  
Sraid na Mainistreach Iacht,  
Lower Abbey Street,  
Baile Atha Cliath 1,  
Dublin 1.  
Telephone. (01)724755  
Fax. (01)724896

Register Reference : 91A/0421

Date : 25th March 1991

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1990

Dear Sir/Madam,

DEVELOPMENT : Demolition of Knocklyon House and erection of 12  
houses

LOCATION : Knocklyon Rd.

APPLICANT : Knocklyon Centre Ltd.

APP. TYPE : OUTLINE PERMISSION

With reference to above, I acknowledge receipt of your application received  
on 22nd March 1991.

Yours faithfully,

A handwritten signature in dark ink, appearing to be 'PC', written over a dotted line.

PRINCIPAL OFFICER

Michael Fewer & Assoc.,  
87 Terenure Rd. North,  
Dublin 6W.





PLEASE READ INSTRUCTIONS AT BACK BEFORE COMPLETING FORM. ALL QUESTIONS MUST BE ANSWERED.

1. Application for Permission  Outline Permission  Approval  Place  in appropriate box.  
Approval should be sought only where an outline permission was previously granted. Outline permission may not be sought for the retention of structures or continuances of uses.

2. Postal address of site or building KNOCKLYON ROAD  
(If none, give description sufficient to identify) DUBLIN 6

3. Name of applicant (Principal not Agent) KNOCKLYON FOUNDATION LTD  
Address 17 CLYDE ROAD BALLSBRIDGE D.4 Tel. No. \_\_\_\_\_

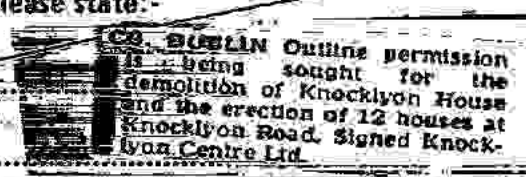
4. Name and address of person or firm responsible for preparation of drawings MICHAEL FEWER & ASSOCIATES  
87 TERENCE ROAD NORTH D.6W Tel. No. 920109

5. Name and address to which notifications should be sent MICHAEL FEWER & ASSOCIATES

6. Brief description of proposed development DEMOLITION OF NURSING HOME AND ERECTION OF 12 DWELLINGS

7. Method of drainage TO EXISTING SEWERS B. Source of Water Supply FROM EXISTING MAIN

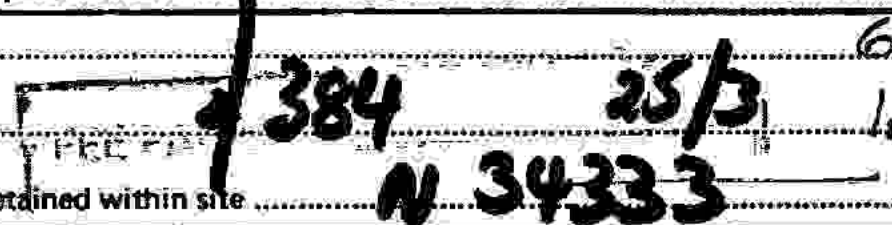
9. In the case of any building or buildings to be retained on site, please state:-  
(a) Present use of each floor or use when last used. \_\_\_\_\_  
(b) Proposed use of each floor \_\_\_\_\_



9. Passes  
13/05/91

10. Does the proposal involve demolition, partial demolition or change of use of any habitable house or part thereof? NO

11. (a) Area of Site 6,135 Sq. m.  
(b) Floor area of proposed development 1,350 Sq. m.  
(c) Floor area of buildings proposed to be retained within site 384 Sq. m.



12. State applicant's legal interest or estate in site (i.e. freehold, leasehold, etc.) FREEHOLD OWNERSHIP

13. Are you now applying also for an approval under the Building Bye Laws?  
Yes  No  Place  in appropriate box.

14. Please state the extent to which the Draft Building Regulations have been taken in account in your proposal:

15. List of documents enclosed with application.  
Letter of Application, 4 copies of drawings, cheque, and newspaper advertisement.

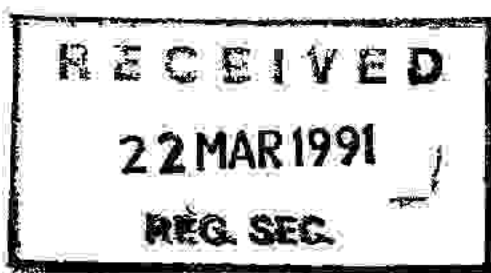
16. Gross floor space of proposed development (See back) 1,350 Sq. m.

No of dwellings proposed (if any) 12 Class(es) of Development A  
Fee Payable £ 384-00 Basis of Calculation 12 x £32-00  
If a reduced fee is tendered details of previous relevant payment should be given

Signature of Applicant (or his Agent) [Signature] Date March 15 1991

Application Type Outline  
Register Reference 919/0420  
Amount Received £ \_\_\_\_\_  
Receipt No \_\_\_\_\_  
Date \_\_\_\_\_

FOR OFFICE USE ONLY  
2.4.0



**LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) REGULATIONS 1977 to 1984.**

Outline of requirements for applications for permission or Approval under the Local Government (Planning & Development) Acts 1963 to 1983. The Planning Acts and Regulations made thereunder may be purchased from the Government Publications Sales Office, Sun Alliance House, Molesworth Street, Dublin 2.

1. Name and Address of applicant.
2. Particulars of the interest held in the land or structure, i.e. whether freehold, leasehold, etc.
3. The page of a newspaper, circulating in the area in which the land or structure is situate, containing the required statutory notice. The newspaper advertisement should state after the heading Co. Dublin.
  - (a) The address of the structure or the location of the land.
  - (b) The nature and extent of the development proposed. If retention of development is involved, the notice should be worded accordingly. Any demolition of habitable accommodation should be indicated.
  - (c) The name of the applicant.

**NB. Applications must be received within 2 weeks from date of publication of the notice.**
4. Four (4) sets of drawings to a stated scale must be submitted. Each set to include a layout or block plan, proposed and existing services to be shown on this drawing, location map, and drawings of relevant floor plans, elevations, sections, details of type and location of septic tank (if applicable) and such other particulars as are necessary to identify the land and to describe the works or structure to which the application relates (new work to be coloured or otherwise distinguished from any retained structures). Buildings, roads, boundaries and other features bounding the structure or other land to which the application relates shall be shown on site plans or layout plans. The location map should be of scale not less than 1:2500 and should indicate the north point. The site of the proposed development must be outlined in red. Plans and drawings should indicate the name and address of the person by whom they were prepared. Any adjoining lands in which the applicant has an interest must be outlined in blue.
5. In the case of a proposed change of use of any structure or land, requirements in addition to 1, 2, & 3 are:
  - (a) a statement of the existing use and the proposed use, or, where appropriate, the former use and the use proposed.
  - (b) (i) Four (4) sets of the drawings to a stated scale must be submitted. Each set to consist of a plan or location map (marked or coloured in red so as to identify the structure or land to which the application relates) to a scale of not less than 1:2500 and to indicate the North point. Any adjoining lands in which the application has an interest must be outlined in blue.
    - (ii) A layout and a survey plan of each floor of any structure to which the application relates.
  - (c) Plans and drawings should indicate the name and address of the person by whom they were prepared.
6. Applications should be addressed to: Dublin County Council, Planning Department, Irish Life Centre, Lr. Abbey Street, Dublin 1, Tel. 724755.

**SEPTIC TANK DRAINAGE:** Where drainage by means of a septic tank is proposed, before a planning application is considered, the applicant may be required to arrange for a trial hole to be inspected and declared suitable for the satisfactory percolation of septic tank effluent. The trial hole to be dug seven feet deep at or about the site of the septic tank. Septic tanks are to be in accordance with I.I.R.S. S.R. 6:75.

**INDUSTRIAL DEVELOPMENT:**

The proposed use of an industrial premises should, where possible, be stated together with the estimated number of employees, (male and female). Details of trade effluents, if any, should be submitted.

Applicants to comply in full with the requirements of the Local Government (Water Pollution) Act, 1977 in particular the licensing provisions of Sections 4 and 18.

PLANNING APPLICATIONS

BUILDING BYE-LAW APPLICATIONS

CLASS NO.	DESCRIPTION	FEE	CLASS NO.	DESCRIPTION	FEE
1.	Provision of dwelling — House/Flat.	£32.00 each	A	Dwelling (House/Flat)	£55.00 each
2.	Domestic extensions/other improvements.	£16.00	B	Domestic Extension (improvement/alteration)	£30.00 each
3.	Provision of agricultural buildings (See Regs.)	£40.00 minimum	C	Building — Office/Commercial Purposes	£3.50 per m <sup>2</sup> (min. £70.00)
4.	Other buildings (i.e. offices, commercial, etc.)	£1.75 per sq. metre (Min. £40.00)	D	Agricultural Buildings/Structures	£1.00 per m <sup>2</sup> in excess of 300 sq. metres (min. - £70.00) (Max. - £300.00)
5.	Use of land (Mining, deposit or waste)	£25.00 per 0.1 ha (Min £250.00)	E	Petrol Filling Station	£200.00
6.	Use of land (Camping, parking, storage)	£25.00 per 0.1 ha (Min. £40.00)	F	Development or Proposals not coming within any of the foregoing classes.	£9.00 per 0.1 ha (£70.00 min.)
7.	Provision of plant/machinery/tank or other structure for storage purposes.	£25.00 per 0.1 ha (Min. £100.00)			Min. Fee £30.00
8.	Petrol Filling Station.	£100.00			Max. Fee £20,000
9.	Advertising Structures.	£10.00 per m <sup>2</sup> (min £40.00)			
10.	Electricity transmission lines.	£25.00 per 1,000m (Min. £40.00)			
11.	Any other development.	£5.00 per 0.1 ha (Min. £40.00)			

Cheques etc. should be made payable to: Dublin County Council.

Gross Floor space is to be taken as the total floor space on each floor measured from the inside of the external walls.

For full details of Fees and Exemptions see Local Government (Planning and Development) (Fees) Regulations 1984.

COMHAIRLE CHONTAE ATHA CLIATH

PAID BY  
CASH  
CHEQUE  
M.O.  
B.L.  
I.T.

DUBLIN COUNTY COUNCIL

46/49 UPPER O'CONNELL STREET

DUBLIN 1.

Issue of this receipt is not an acknowledgement the fee tendered is the prescribed application fee. N 34333

€ 384.00

Received this

25th

day of

March

1991

from

Michael F. O'N - Assoc

27 Terenure Rd North

D.6W

the sum of

Three hundred and eighty four

Pounds

Pence, being

the four

plus application at Knocklyon Rd

Abdel

Doc

Cashier

S. CAREY

Principal Officer

*[Signature]*

# MICHAEL FEWER & ASSOCIATES

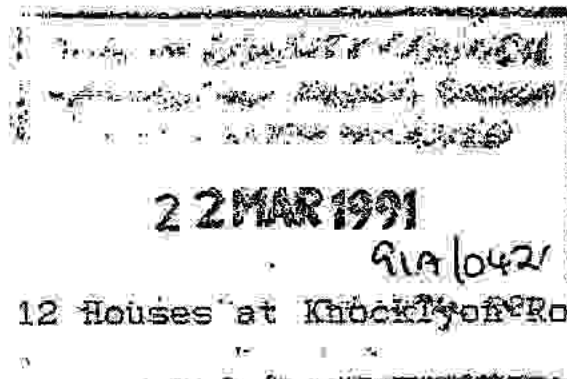
ARCHITECTS & DESIGNERS

87 TERENCE ROAD NORTH, DUBLIN 6.

Telephone: 01-920109. Fax: 01-920107.

Dublin County Planning Department  
Block 2, Irish Life Centre  
Lower Abbey Street  
DUBLIN 1

15th March 1991



Re:- Application For Outline Permission for 12 Houses at Knocklyon Road.

Dear Sirs,

On behalf of our clients Knocklyon Centre Ltd., we wish to apply for Outline Permission for the demolition of Knocklyon House and outhouses, and the erection of 12 houses.


Knocklyon House was a nineteenth century dwelling, but little of the original now remains, as it was gutted, extended and re-planned in the early 1950s as a residence. In 1984 it was purchased by the Knocklyon Foundation Ltd (formerly the Rutland Foundation Ltd.), a Charitable Trust, and converted into a Nursing Home. The condition of the building and the restrictions imposed by its configuration have however made the operation increasingly economically unviable. It is proposed now to move the operation to another location and the Knocklyon Foundation Ltd intend to dispose of the property.

We are aware that the present building in the parkland setting provided by the Public Open Space is of considerable visual amenity value, and any replacement buildings will need to maintain this value if not improve on it. We have therefore given careful consideration to the design and quality of the housing proposed. A crescent plan is put forward as presenting a less obtrusive massing than a standard rectilinear layout, and the facades are to be detailed to provide a pleasant backdrop to the existing mature trees and shrubs, all of which are being retained and augmented.

Michael G. Fewer Dip Arch M.R.I.A.I.

We enclose four copies of our Drawing Number 9122 - 01, our cheque in the amount of £384.00 to cover the statutory fee, and a copy of the newspaper advertisement in addition to the standard form.

Yours faithfully



Michael G. Fewer

DUBLIN COUNTY COUNCIL  
Planning Section  
21st Floor, 11th Floor  
21st Floor, 11th Floor  
21st Floor, 11th Floor  
91A/0421