

LOCALITY GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1933 TO 1982

ASSESSMENT OF FINANCIAL CONTRIBUTION

REG. REF.:

CONT. REG.:

SERVICES INVOLVED: WATER/FOUL SEWER/SURFACE WATER

AREA OF SITE:

FLOOR AREA OF PRESENT PROPOSAL:

MEASURED BY:

CHECKED BY:

METHOD OF ASSESSMENT:

TOTAL ASSESSMENT

MANAGER'S ORDERED NO: F/ 7  
DATED

ENTERED IN CONTRIBUTIONS REGISTER:

DEVELOPMENT CONTROL ASSISTANT GRADE

91A/07/12

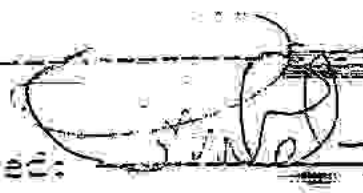
CERTIFICATE NO: 25187

PROPOSAL: Dwellings  
LOCATION: Alagour Passamucky  
APPLICANT: Alagour Holdings Ltd

1	2	3	4	5	6	7
DWELLINGS/AREA LENGTH/STRICT	RATE	AMT. OF FEE REC.	PERCENT LOANED	BALANCE DUE	BALANCE SEC	DATE/ REMARKS
Dwellings	2532	432	432	/		
	2532					

Loan 1 Certified: Signed: \_\_\_\_\_

Loan 1 Enclosed: Signed: \_\_\_\_\_

Loans 2, 3, 4, 5, 6 & 7 Certified Signed:  \_\_\_\_\_ Date: 8.0 8/5/91

Loans 2, 3, 4, 5, 6 & 7 Enclosed: Signed: \_\_\_\_\_ Date: \_\_\_\_\_

PL 6/5/86341

B  
P/0954/92

CONTRIBUTION

AMOUNT € Nil

F/Refusal

AN BORD PLEANÁLA

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

County Dublin

Planning Register Reference Number: 91A/712

APPEAL by Allagour Holdings Limited care of Brian Meehan of 13 Upper Lad Lane, Dublin against the decision made on the 25th day of June, 1991 by the Council of the County of Dublin to refuse permission for the erection of a house at Allagour, Glassamucky, County Dublin:

**DECISION:** Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1990, permission is hereby refused for the erection of the said house for the reason set out in the Schedule hereto.

SCHEDULE

The proposed development is located in a designated "High Amenity Area" as identified in the current Dublin County Development Plan and within which it is the policy of the Council to limit development to that directly related to the area's amenity potential or its use for agriculture, mountain or hill farming. It would also interfere with designated views of special interest. This policy is considered to be reasonable and the proposed development would be in conflict with it and would seriously injure the visual amenities of the area.

*John Dwyer*

Member of An Bord Pleanála duly  
authorised to authenticate the  
seal of the Board.

Dated this 31<sup>st</sup> day of January 1992.

AN BORD PLEANÁLA

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

County Dublin

Planning Register Reference Number: 91A/712

Order Noted: F.D	<i>[Signature]</i>
Dated: <sup>of not original</sup> FEB. 92	ASST. COUNTY MANAGER
to whom the appropriate powers have been delegated by order of the Dublin City and County Manager.	
Dated 10 <sup>th</sup> day of	FEBRUARY 1992 <del>DECEMBER</del> 91

# DECISIONS

216

## APPEALS CHECK LIST

REG. REF. NO. 91A/712

1	ENTERED IN OBJECTORS REGISTER	✓
2	ENTERED IN BLUE FOLDER	✓
3	ENTERED IN APPEALS REGISTER	✓
4	ENTERED IN PLANAPS: I.E.:	
	Appeal Decision: R.P.	✓
	Appeal Date: 31/1/92	✓
5	COPY OF DECISION FOR WEEKLY LIST (LAURA/MARY)	✓
6	DECISION CIRCULATED TO LISTED PERSONS	✓
6	TO BONDS & CONTRIBUTIONS FOR FINANCIAL ASSESSMENT	No
7	TO L. DOYLE FOR NOTING	✓

CHANGE STATUS IN PLANAPS:

REFUSAL:.....55  
 GRANT:.....62  
 WITHDRAWN:.....54  
 CONDITIONS:.....53



PLANNING DEPT.  
 DEVELOPMENT CONTROL SECT  
 Date ... 31.07.91  
 Time ... 5.00

Date : 9th May 1991

Register Reference : 91A/0712

Development : Construction of house  
 LOCATION : Allagour, Glassmucky  
 Applicant : Allagour Holdings Ltd  
 App. Type : PERMISSION  
 Planning Officer : M. DARLEY  
 Date Recd. : 3rd May 1991.



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

Yours faithfully,

*Paul Dolan*

PRINCIPAL OFFICER

Inspected site 16/7/91.

The septic tank has already been installed. However, I could not see any evidence of a percolation area having been installed. The proposal refers to construction of house so I cannot comment on the proposed method of drainage other than to suggest in view of the comment of the Sanitary Services Engineer in relation to the adjacent catchment area, that a more efficient method of effluent treatment be utilized i.e. package treatment plant in order to reduce the risk of pollution.

Additional information should be requested re.  
 1. Final drainage  
 2. Evidence of a potable and adequate supply of water must be submitted for the proposed house.  
 3. Details of the water supply as indicated show sand filter pre-cast tank with filter serving 2 domestic and one agricultural feed. The pre-cast tank was open to possible contamination and was holding

SUPER-ENVIRON. HEALTH OFFICER,  
 33 GARDINER PLACE,  
 DUBLIN 1.

Miscellaneous items on day of inspection.  
 \* Details of final drainage and water supply for adjoining houses must be indicated on plan.

P/2917/91

# COMHAIRLE CHONTAE ÁTHA CLIATH

## Record of Executive Business and Manager's Orders

Register Reference : 91A/0712 Date Received : 3rd May 1991

Correspondence : Solon & Bergin Architects,  
Name and : Prospect House,  
Address Mullingar,  
Co. Westmeath.

Development : Construction of house

Location : Allagour, Glassmucky

Applicant : Allagour Holdings Ltd

App. Type : Permission

Zoning : 'G'

(MOS/BB)

Report of Dublin Planning Officer dated 14th June, 1991.

This application is for PERMISSION. The proposed development consists of the construction of house at Allagour, Glassmucky for Allagour Holdings Ltd.

The planning history of this site is as follows:-

Reg. Ref. C1942: Permission granted for the reconstruction of an existing dwelling house and the construction of a new house on a site of approximately 11.5 acres (Decision Order P/808/71 dated 8th April, 1971).

Reg. Ref. WA 2615: Permission granted to Mr. D. Solon for the alternative location of house No. 1 at Allagour (Decision Order PA/502/82 dated 22nd February, 1982).

Reg. Ref. ZA 833: Permission refused to M. D. Solon for proposed relocation of house No. 1 at Allagour, Decision Order P/2795/84 the reason "The proposed development would add to the risk of pollution of the water in the Bohernabreena Reservoirs and would accordingly be prejudicial to public health" dated 28th August, 1984. *This scheme was very similar to the present proposal.*

Reg. Ref. 85A/34: Permission granted to M. D. Solon for the relocation of house No. 1 at Allagour (Decision Order P/771/85 dated 7th March, 1985). Condition No. 3 of that permission stated "That the duration of this permission shall not exceed that of permission granted by Order No. PA/502/82, dated 22/2/82, Reg. Ref. WA 2615.

This permission expired in 1987.

The applicant in a letter received on 20th October, 1987, requested an

# COMHAIRLE CHONTAE ÁTHA CLIATH

## Record of Executive Business and Manager's Orders

Reg. Ref: 91A/0712

Page No: 0002

Location: Allagour, Glassmucky

*to period on the permission granted under 25A/B/C*  
extension of ~~time on the grant of permission~~. This request was refused (letter dated 28th January, 1988).

The site is zoned "G" in the 1983 County Development Plan where it is the objective of the Local Authority to protect and improve high amenity areas, the site is also affected by a specific objective to preserve views and prospects. It is located in the Glenasmole valley which is indicated as an area of scenic interest to be protected in the development plan.

The site area is stated to be c. 1 acre. The entrance to the proposed house has been laid out on site. A stone wall has been provided at the entrance. The remainder of the front boundary is formed by a wire fence.

The site level is considerably (c. 10 feet) below the level of the road. There are several mature trees on the site which it is proposed to retain.

There is an existing two storey house on the adjoining site to the north (approved under WA.2388), while there is an existing cottage, known as "Vale Viea" and outbuildings on the adjoining site to the south.

The proposed house is a substantial house (390sq. m) and similar to that approved under C.1942 and is at two levels. No site survey giving contour lines has been submitted as part of this application. The site is clearly visible from Glasamucky Road on the opposite side of the reservoir. A specific objective to preserve views and prospects from this road is indicated in the development plan.

In my opinion the proposed development would be visually obtrusive and interfere particularly with the prospect of sliabh na mBanóg from Glassamucky Road.

The proposed development would be prejudicial to public health due to the proximity of the site to Ballymaice Stream which feeds into the Upper Reservoir.

The applicant has not stated how the proposed development conforms with paragraph 2.26.4 of the 1983 Development Plan with regard to high amenity areas.

The proposed development in my opinion would constitute a Material Contravention of the development plan.

I recommend that a decision to REFUSE PERMISSION be made under the Local Government (Planning and Development) Acts, 1963-1990 for the following (5) Reasons:-

7



# COMHAIRLE CHONTAE ÁTHA CLIATH

## Record of Executive Business and Manager's Orders

Reg.Ref: 91A/0712

Page No: 0003

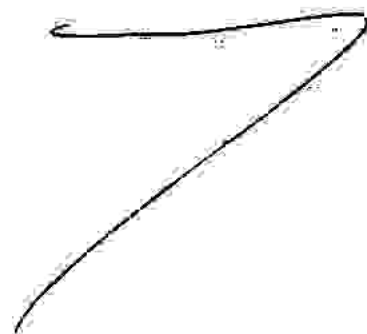
Location: Allagour, Glassmucky

### REASONS FOR REFUSAL

- 01 The site which is located in a scenic area in the Dublin Mountains is zoned 'G' in the 1983 County Development Plan with the objective "to protect and improve high amenity areas". The proposed development of a house, 390sq. metres floor area would interfere with prospects of sliabh na mBánóg from Glassamuck Road, which is included in the Development Plan as a specific objective to preserve. The proposed development would be visually obtrusive and interfere with a prospect of special amenity value which it is necessary to preserve.
- 02 The proposed development does not conform with Paragraph 2.26.4 of the written statement of the 1983 County Development Plan, which states the Councils' policy with regard to development in high amenity zones. The proposed development would contravene materially a development objective indicated in the Development Plan for the use primarily of this area for agricultural purposes.
- 03 The site is located within the catchment area of the Bohernabreena reservoir. It is located on an elevated site overlooking the Ballymaice Stream which is one of the main feeder streams of the Upper Reservoir at Bohernabreena. The proposed septic tank and percolation areas would be located within 200 metres of the Ballymaice Stream. The proposed development would <sup>be</sup> very likely result in the percolation of effluent downhill into the feeder stream, and ultimately into the Reservoir. The proposed development therefore, would be prejudicial to public health.
- 04 The proposed development would be premature by reference to an existing deficiency in the provision of water supplies and sewerage facilities and the period within which these deficiencies may reasonably be expected to cease.

R.C.

5. The applicant has not submitted details of his address as required under the local Government (Planning and Development) Regulation 1977.



# COMHAIRLE CHONTAE ÁTHA CLIATH

## Record of Executive Business and Manager's Orders

Reg.Ref: 91A/0712

Page No: 0004

Location: Allagour, Glassmucky

*MS*

*Richard Cremins SEP*  
for Dublin Planning Officer *24.6.91*

*PK* Endorsed: *J. Kennedy*  
for Principal Officer

Order: A decision pursuant to section 26(1) of the Local Government (Planning and Development) Acts, 1963-1990 to REFUSE PERMISSION for the above proposal for the (5) reasons set out above is hereby made.

Dated: *25 June 1991* ..... *Approved Officer*

to whom the appropriate powers have been delegated by order of the Dublin City and County Manager dated *19th June 1991*.

SS + CWS

Ⓟ

Register Reference : 91A/0712

Date : 9th May 1991

Development : Construction of house  
LOCATION : Allagour, Glassmucky  
Applicant : Allagour Holdings Ltd  
App. Type : PERMISSION  
Planning officer : M.DARLEY

PLANNING DEPT.  
DEVELOPMENT CONTROL SECT  
Date ... 21.06.91 ...  
Time ... 9.00 ...

Date Recd. : 3rd May 1991

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

Yours faithfully,

*Paul Dolan*  
DUBLIN CO. COUNCIL  
PRINCIPAL OFFICER - ES  
19 JUN 1991  
Returned *EF*

DUBLIN CO. COUNCIL  
23 MAY 1991  
SAN SERVICES

Date received in Sanitary Services ...

FOUL SEWER

REFUSAL RECOMMENDED

The site lies within the catchment of the Bohernabreena Reservoir and a septic tank has been proposed. This proposal is not acceptable to Engineering Services as the effluent from the septic tank could contribute to the pollution of water ultimately entering the Reservoir.

SURFACE WATER

Additional Information Required

- ① Seak pit proposed - refer to B.B.L Dept.
- ② Applicant also proposes disposing of surface water to an existing drain which serves a roadway - (a) applicant must indicate the line of this drain to its outfall  
(b) applicant must establish ownership of the drain & show that permission is available to discharge to it.

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

*J. Rice*  
17/6/91

EMD

Register Reference : 91A/0712

Date : 9th May 1991

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

DATE \_\_\_\_\_

WATER SUPPLY. *No. 2 to water mains in this area.*

*A. H. SPE*  
*23/5/91*

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

*[Signature]*

DATE \_\_\_\_\_

*12/6/91*

PLANNING DEPT.  
DEVELOPMENT CONTROL SECT  
Date *21.06.91*  
Time *9.00*



Mayorie O'Shea

PLANNING DEPT.  
 DEVELOPMENT CONTROL SEC1  
 Date ..... 19.07.91  
 Time ..... 3.30

Register Reference : 91A/0712 Date : 9th May 1991

Development : Construction of house

LOCATION : Allagour, Glassmucky

Applicant : Allagour Holdings Ltd

App. Type : PERMISSION

Planning Officer : M.DARLEY

Date Recd. : 3rd May 1991



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

Yours faithfully,

*Paul Tobin*

PRINCIPAL OFFICER

Inspected site 16/7/91.

The septic tank has already been installed. However, I could not see any evidence of a percolation area having been installed. The proposal refers to construction of house so I cannot comment on the proposed method of drainage other than to suggest in view of the comment of the Sanitary Services Engineer in relation to the adjacent catchment area, that a more efficient method of effluent treatment be utilized i.e. package treatment plant in order to reduce the risk of pollution.

Additional information should be requested re.

1. Full drainage
2. Evidence of a potable and adequate supply of water must be submitted for the proposed house.
3. Details of the water supply as indicated show filter pre-cast tank with filter serving 2 domestic and one agricultural feed. The pre-cast tank was open to possible contamination and was holding sand.

SUPER. ENVIRON. HEALTH OFFICER,  
 33 GARDINER PLACE,  
 DUBLIN 1.

Miscellaneous items on day of inspection.  
 4. Details of full drainage and water supply for adjoining houses must be indicated on plan.

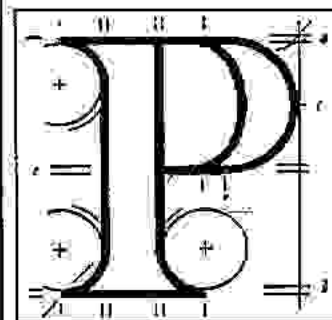
97a Denning ... 10/10/91

Our Ref: PL 6/5/86341  
P.A. Ref: 91A/712

Dublin County Council,  
Planning Department,  
Block 2,  
Irish Life Centre.



An Bord Pleanála



Date: 03 FEB 1992

Floor 3 Blocks 6 & 7  
Irish Life Centre  
Lower Abbey Street  
Dublin 1  
tel (01) 728011

Appeal re: Erection of a house at Allagour,  
Glassamucky, County Dublin.

Dear Sir,

An order has been made by An Bord Pleanála determining the above-mentioned appeal under the Local Government (Planning and Development) Acts, 1963 to 1990. A copy of the order is enclosed.

Yours faithfully,

Miriam Baxter.

Encl.

BP 352



04 FEB 92



AN BORD PLEANÁLA

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

County Dublin

Planning Register Reference Number: 91A/712

APPEAL by Allagour Holdings Limited care of Brian Meehan of 13 Upper Lad Lane, Dublin against the decision made on the 25th day of June, 1991 by the Council of the County of Dublin to refuse permission for the erection of a house at Allagour, Glassamucky, County Dublin:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1990, permission is hereby refused for the erection of the said house for the reason set out in the Schedule hereto.

SCHEDULE

The proposed development is located in a designated "High Amenity Area" as identified in the current Dublin County Development Plan and within which it is the policy of the Council to limit development to that directly related to the area's amenity potential or its use for agriculture, mountain or hill farming. It would also interfere with designated views of special interest. This policy is considered to be reasonable and the proposed development would be in conflict with it and would seriously injure the visual amenities of the area.

*John Dwyer*

Member of An Bord Pleanála duly  
authorised to authenticate the  
seal of the Board.

Dated this 31<sup>st</sup> day of January 1992.



Our Ref: PL 6/5/86341  
P.A. Reg. Ref: 91A/712

The Secretary,  
Dublin County Council,  
Planning Department,  
Irish Life Centre.

*Handwritten signature*  
20/11

17. JAN 92

Date: 15th January, 1992.

Appeal re: Erection of 2 houses at Allagour,  
Glassmucky, County Dublin.

Dear Sir/Madam,

Enclosed for your information is a copy of a letter  
received by the Board in relation to the  
above-mentioned appeal.

Please quote the above appeal reference number in  
any further correspondence.

Yours faithfully,

*Angela Bermingham*  
Angela Bermingham.

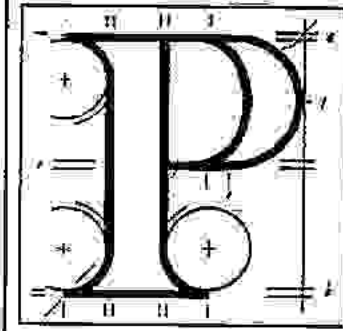
Encl.

BP 555

DEVELOPMENT  
20 JAN 1991  
CONTROL

*For Noting*  
*Handwritten initials*

An Bord Pleanála



Floor 3 Blocks 6 & 7  
Irish Life Centre  
Lower Abbey Street  
Dublin 1  
tel (01) 728011

*Handwritten signature*



BRIAN MEEHAN  
B. Soc.Sc., Dip.T.P., M.Sc., M.I.P.I., Ph.D.  
PLANNING CONSULTANT

13 Upper Lad Lane,  
Dublin 2.  
TEL: (01) 764522  
FAX: (01) 618314

An Bord Pleanala,  
Irish Life Centre,  
Lower Abbey Street,  
DUBLIN 1.

10 January 1992

RE: ERECTION OF HOUSE AT ALLAGOUR, GLASSMUCKY,  
CO. DUBLIN - REG. REF. 91A/0712. BOND REF. PL  
6/5/86341.

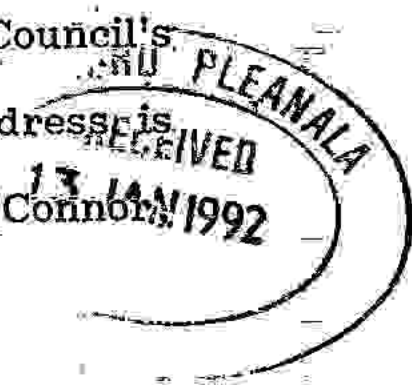
Dear Sir/Madam,

I submit the following detailed grounds of appeal in respect of the  
above development.

The grounds of appeal are grouped under headings which relate to  
the reasons for refusal as in 1 - 4 of Dublin County Council's  
decision. Reason No. 5 relating to the applicant's address is  
responded to by clarifying that it is C/O N.J. O'Connor,  
Accountant, 6 Fitzwilliam Place, Dublin 2.

1. RESPONSE TO REASONS 01 AND 02 (ZONING/POLICY) -  
PERMISSION PREVIOUSLY GRANTED UNDER 1983 DEVELOPMENT  
PLAN FOR A SIMILAR HOUSE ON THIS SITE.

Reasons 01 and 02 of Dublin County Council's decision are based on  
the 1983 Development Plan zoning and policy objectives. Following  
an earlier permission on the site, a decision to grant permission for



a house of similar scale and in the same location and under the same Development Plan (i.e. 1983 Plan) was made by Dublin County Council in 1985, subject to 9 conditions.

Condition 9 of the Council's decision requiring that the occupancy of the house be restricted to the applicants family (relates to Par 2.26.5 of 1983 Plan as in refusal reason No. 2) was appealed to An Bord Pleanala and the appeal was upheld (PL6/5/68892).

A copy of the 1985 Permission by Dublin County with Condition 9 excluded as per the An Bord Pleanala decision is attached as Appendix A. Appendix B contains Building Bye Law Approval for the house and septic tank as granted by Dublin County Council in July 1985. A further Bye Law Approval is not now required for the present proposal.

Due to a continuation of financial problems relating to his pre-cast concrete manufacturing company, the applicant was unable to fully implement the 1985 permission by 1987 which was the period imposed by Condition 3 of the planning decision. The 1985 permission was however implemented to the following extent as illustrated in photos 1-3.

- Construction of entrance and access road,
- Cut and fill excavations for house on a sloping site,
- Construction of septic tank and percolation area.

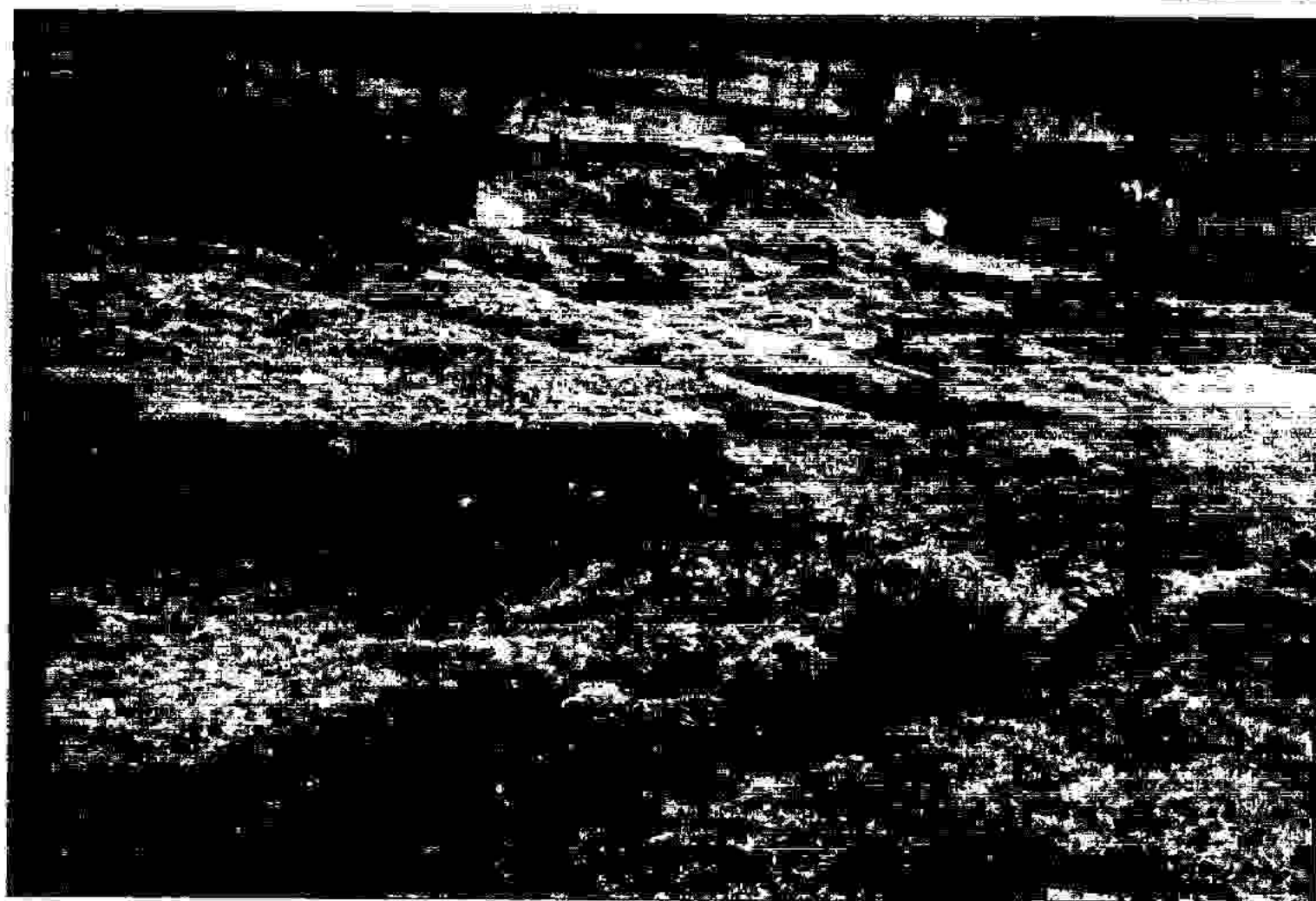
13 JAN 1992

Having regard to the existing development carried out on the site and to the history of previous planning permissions it is submitted

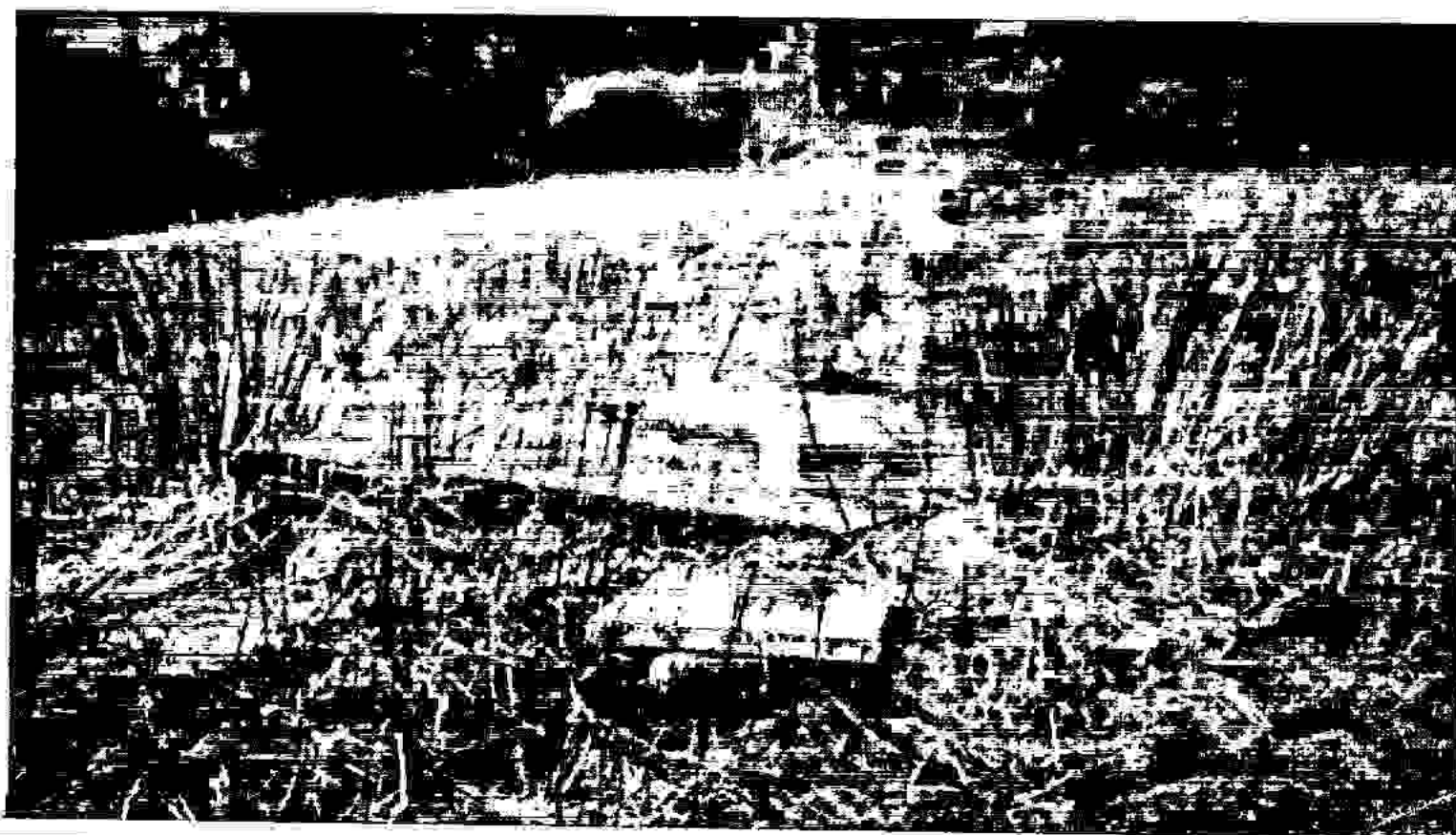
**(1) ENTRANCE &  
ACCESS ROAD**



**(2) CUT & FILL  
EXCAVATIONS FOR  
HOUSE ON A  
SLOPING SITE**



**(3) CONSTRUCTION  
SEPTIC TANK &  
PERCOLATION AREA**



that this is a special case which does not contravene the objectives of the zoning and policy provisions of the Development Plan as stated in reasons 01 and 02.

As stated in the report on the application by the Dublin County Council Planning Department, the site level for the house is considerably (c. 10 ft) below the level of the road. The report also recognises that there are several mature trees which it is proposed to retain on site.

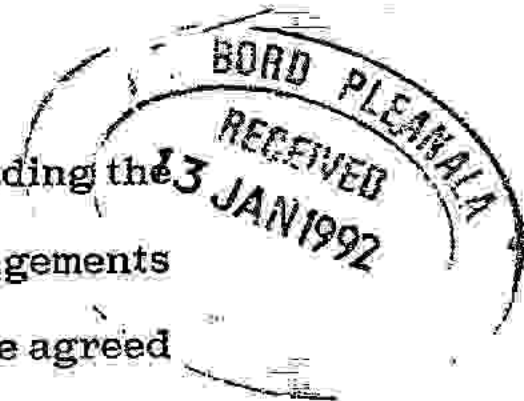
There are existing houses on each side of the proposed house. Having regard to the above considerations, the proposed house will not result in any significant injury to visual amenity and its completion from its present partly developed condition will, in fact, result in an improvement to the overall character of the area.

## **2. RESPONSE TO REASONS 03 AND 04 (SERVICES) - DEVELOPMENT OF SEPTIC TANK ALREADY CARRIED OUT ON SITE.**

Condition 5 of the 1985 planning permission stated -

"5. That the water supply and drainage arrangements, including the design and location of the proposed septic tank arrangements together with all relevant trial holes and percolation areas be agreed with the Health Inspector's Department, Eastern Health Board, prior to commencement of development on the site".

Condition 4 of the Bye Law Approval granted by Dublin County Council in 1985 required that:



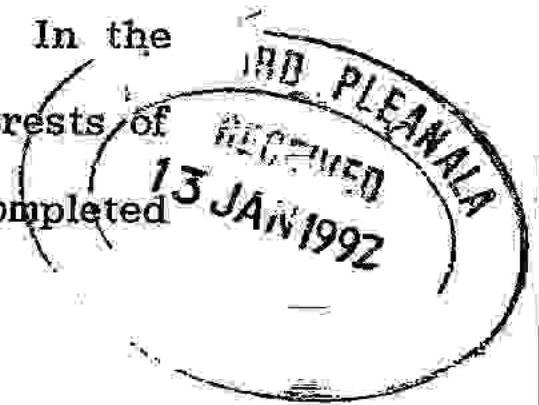


"4. That applicant comply with the requirements of Dublin Corporation Waterworks Department regarding the design and location of the proposed septic tank prior to commencing building work on site".

The above conditions have been complied with and the development of the septic tank and percolation area has been carried out on site. Having regard to the existing septic tank development under the planning permission and Bye Law Approval already granted, it seems inappropriate to incorporate these issues in the refusal issued by Dublin County Council in 1991.

**CONCLUSION -**

The present appeal is a special case arising mainly from the financial problems which the applicant experienced in completing a similar permission within the 1985-1987 period which resulted in the development being only partly carried out. These reasons were fully detailed to An Bord Pleanála in the 1985 appeal. In the circumstances, it is submitted that it is now in the interests of proper planning and development that the development be completed as proposed in the current application.



Yours sincerely,

*Brian Meehan*

BRIAN MEEHAN.

# DUBLIN COUNTY COUNCIL

GRANT OF PERMISSION

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

724755 (ext. 262/264)

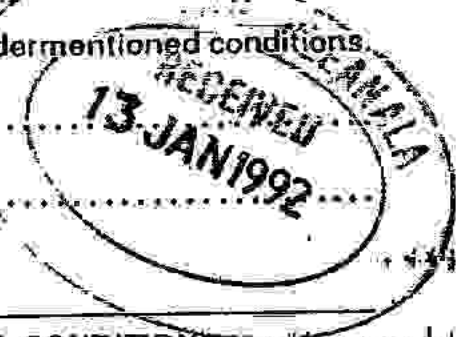
**APPENDIX A: COPY OF 1985 PERM- FOR SAME HOUSE ON SITE.**

Notification of Grant of Permission/Approval  
Local Government (Planning and Development) Acts, 1963-1982  
1963-1983

To: **Solon & Bergin, Architects,**  
**Prospect House,**  
**Mullingar,**  
**Co. Westmeath.**  
Applicant **M.D. Solon.**

Decision Order  
Number and Date **P/771/85 - 7/3/85**  
Register Reference No. **85A-34**  
Planning Control No.  
Application Received on **15/1/85**

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions  
**relocation of house no. 1 at Allagour, Glassamucky.**



CONDITIONS	REASONS FOR CONDITIONS
<p>1. The development to be carried out in its entirety in accordance with the plans, particulars and specifications approved under Decision Order P/808/71, (Reg. Ref. C 1942), as amended by Drawing No. PA/129/22, save as may be required by the other conditions attached hereto.</p> <p><i>OBTAINED JULY 1985 - APPENDIX B ATTACHED</i></p>	<p>1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.</p>
<p>2. That before development commences, approval under the Building Bye-Laws be obtained and all conditions of that approval be observed in the development.</p>	<p>2. In order to comply with the Sanitary Services Acts, 1878-1964.</p>
<p>3. That the duration of this permission shall not exceed that of permission granted by Order No. PA/502/82, dated 22/2/82, Reg. Ref. WA 2615.</p> <p><i>A.L. LIMITED TO 1987 - TOO SHORT A PERIOD GIVEN FINANCIAL PROBLEMS OF APPLICANT.</i></p>	<p>3. In the interest of the proper planning and development of the area and on the basis of the case made, the applicant for permission as contained in letter received on the 15/1/85.</p>
<p>4. That the landscaping arrangements as set out with the plans submitted and approved under decision Order P/808/71, (Reg. Ref. C 1942) be adhered to in the development.</p>	<p>4. In the interest of visual amenity.</p>
<p>5. That the water supply and drainage arrangements, including the design and location of the proposed septic tank arrangements together with all relevant trial holes and percolation areas be agreed with the</p>	<p>5. In order to comply with the requirements of the Sanitary Authority.</p>

Signed on behalf of the Dublin County Council  
**COMPLIED WITH - SEPTIC TANK DEVELOPED ON SITE**

*[Signature]*  
For Principal Officer  
**2 SEP 1985**

Date.....

Approval of the Council under Building Bye-Laws must be obtained before the development is commenced and the conditions of approval must be complied with in the carrying out of the work.

5. Contd./.....  
Health Inspector's Department, Eastern Health Board,  
prior to the commencement of development on the site.

6. That all external walls be finished in light coloured plaster rendering or light brown brick and the roof with black slates.

7. That the requirements of the Roads Department in respect of the proposed access arrangements to the site be ascertained and strictly adhered to.

8. That the proposed house be used as a single dwelling unit.

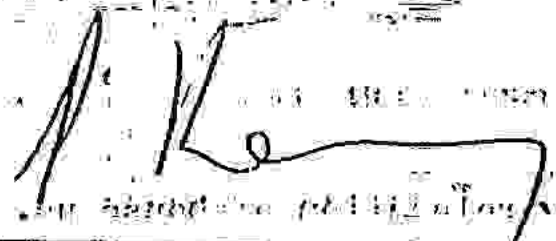
9. Deleted by An Bord Pleanála in its decision dated 22nd July, 1985 Ref. PL6/5/68892.

6. In the interest of visual amenity.

7. In the interest of safety and the avoidance of traffic hazard.

8. To prevent unauthorised development.

COMPLIED WITH



A.P. REQUIREMENT THAT APPLICANT'S FAMILY RESIDE IN HOUSE DELETED BY AN BORD PLEANALA

REC'D  
13 JAN 1994



# DUBLIN COUNTY COUNCIL

## BUILDING BYE LAWS

### APPROVAL NOTICE

Personal Callers/  
Enquiries to:  
Liffey House  
24/28 Tara Street  
Dublin 2  
Telephone 773066

Address for  
Correspondence:  
Building Control Department  
Block 2  
Irish Life Centre  
Lower Abbey Street  
Dublin 1

APPENDIX B  
1985 BYE LAW  
APPROVAL FOR  
SAME HOUSE ON SITE

Application received: 4/4/85, 15/1/85  
Applicant: Mr. Dermot Solon  
Submitted by: Solon & Bergin Architects, Prospect House, Mullingar, Co. Westmeath  
Reg. No.: 85/A/34  
P.C. No.:  
Order No.: BBI./1912/85  
Proposal: Relocation of House  
Location: Allagour, Glasnamuck, Co. Dublin.

Notice is hereby given that the Council has approved the plans submitted by you for the work described above subject to the following conditions:

RECEIVED  
13 JUN 1992  
PLEANILLA

(1) That the applicant submits the statutory notice of commencement and completion of work in accordance with Bye Law no's 114 and 117. Premises should not be occupied until the requirements of these Bye Laws have been fulfilled.

(2) The applicant must comply with the requirements of the Chief Fire Officer.

*Note A* The Chief Fire Officer's requirements include the provisions of Parts N, P, Q and R of the Draft Building Regulations (as amended) issued by the Department of the Environment.

*Note B* The Applicant is advised to comply with the provisions of the Draft Building Regulations (as amended) issued by the Department of the Environment.

- (3) That an adequate potable supply be provided to the satisfaction of the Council. *CAN BE COMPLIED WITH*
- (4) That applicant comply with the requirements of Dublin Corporation Waterworks Department re the design and location of the proposed septic tank prior to commencing building work on site. *COMPLIED WITH*
- (5) That the proposed road access to the site be completed to the satisfaction of Building Control. *COMPLIED WITH*
- (6) That all work be carried out so as to comply with the requirements of the Building Control Department.

- Important (1) It is illegal to proceed with the approved work until permission or exemption under the Local Government (Planning & Development) Act, 1963 has been obtained.
- (2) At least two clear days notice in writing must be given to the Building Control Department:-
- (a) of the date on which execution of the work will be commenced.
- (b) before proceeding with the covering up of any drain or the filling in of any foundation.

Date:

11 JUN 1985

*J. P. Carson*  
Senior Administrative Officer

N.B. Inspection forms are attached for completion and return to the Senior Engineer, Dublin County Council, Building Control Dept., Block 2, Irish Life Centre, Lr. Abbey Street, Dublin 1, when the work reaches the stage set out in the relevant forms, not less than 2 clear days before the inspection is to be made.



COMHAIRLE CHONTAE ATHA CLIATH

Al.: 724755  
Ext. 268/269

Planning Department,  
Irish Life Centre,  
Lr. Abbey Street,  
Dublin 1.

Your Ref.: PL6/5/ 86341

07-08-91

Our Ref.: 91A-717

An Bord Pleanála,  
Blocks 6 and 7,  
Irish Life Centre,  
Lr. Abbey Street,  
Dublin 1.

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1983

Proposal: CONSTRUCTION OF HOUSE AT  
ALLAGOUR, GLASSMUCKY

Applicant: ALLAGOUR HOLDINGS LTD.

Dear Sir,

With reference to your letter dated 26-04-91 I enclose  
herewith:-

- (1) & (2) A copy of the application which indicated the applicant's interest in the land or structure.
- (3) A copy of the public notice given, i.e.  
IRISH PRESS 19-04-91
- (4) The plan(s) received from the applicant on 03-05-91.
- (6) & (7) A certified copy of Manager's Order A/2914/91  
DATED, 25-06-91 together with technical reports in connection with the application.
- (8) HISTORY DOCS INCLUDED; ZA.833  
FOR SSA.34 SEE PL 6/5/68892.

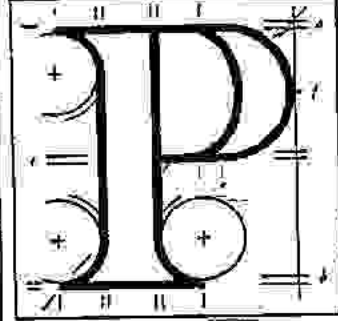
Yours faithfully,

M. Murtaph  
for Principal Officer.  
Encls.

Our Ref: PL 6/5/86341  
Your Ref: 91A/712

PA

An Bord Pleanála



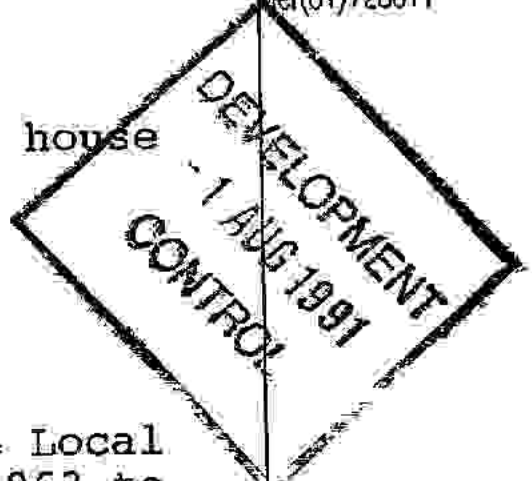
Floor 3 Blocks 6 & 7  
Irish Life Centre  
Lower Abbey Street  
Dublin 1  
tel (01) 728011

The Secretary,  
Dublin County Council,  
Planning Department,  
Block 2,  
Irish Life Centre.



Date: 26th July 1991.

Planning authority decision re: Erection of a house  
at Allagour, Glassmucky, County Dublin.



Dear Sir/Madam,

Enclosed is a copy of an appeal under the Local Government (Planning and Development) Acts, 1963 to 1990, in relation to the above-mentioned decision. So that consideration of the appeal may proceed, you are requested to forward to the Board within two weeks:

- (1) The application made to the planning authority.
- (2) Particulars of the applicant's interest in the land or structure, as supplied to the planning authority.
- (3) A copy of the public notice, whether published in a newspaper or on the site.
- (4) Any drawings, maps, particulars, information, evidence or written study received or obtained from the applicant, including the ordnance survey number.
- (5) Copies of requests (if any) to the applicant for further information relating to the application under appeal and copies of reply and documents (if any) submitted in response to such requests.
- (6) A certified copy of the relevant Manager's Order.
- (7) Copies of any technical or other reports relevant to the decision on the application.
- (8) Particulars and relevant documents relating to previous decisions affecting the same site or relating to applications for similar development close by.

Please note that the other party/parties to the appeal are being notified that copies of the planning authority documents relevant to the decision which gave rise to the above-mentioned appeal will be available for inspection at your offices after the expiration of a period of fourteen days from the date of this letter. It would be appreciated if parties could be facilitated in this regard.

Copies of the representations or observations made to the planning authority in relation to the application should not be sent to the Board. It is assumed that the planning authority has notified observers of the decision made and of the right of appeal.

The planning authority may make to the Board, in writing, such observations on the appeal as it thinks fit. Where practicable, any such observations should be submitted with the documents listed above but the furnishing of the documents should not be held up until observations are available. In any event, to ensure that they will be taken into account in the determination of the appeal, any such observations should be furnished within one month of the date of this letter.

Please quote the above appeal reference number in any further correspondence.

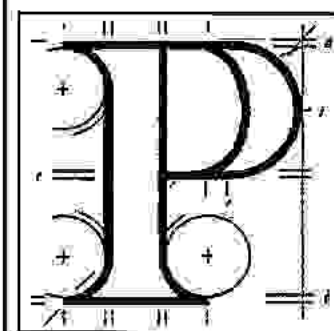
Yours faithfully,

*Suzanne Lacey*  
Suzanne Lacey

Encl.

BP 005

An Bord Pleanála



Floor 3 Blocks 6 & 7  
Irish Life Centre  
Lower Abbey Street  
Dublin 1  
tel (01) 728011

BRIAN MEEHAN  
B. Soc.Sc., Dip.T.P., M.Sc., M.I.P.I., Ph.D.  
PLANNING CONSULTANT

13 Upper Lad Lane,  
Dublin 2.  
TEL: (01) 613711  
FAX: (01) 618314

An Bord Pleanala,  
Irish Life Centre,  
Lower Abbey Street,  
DUBLIN 1.

24 July 1991

RE: DUBLIN COUNTY COUNCIL DECISION DATED 25TH JUNE,  
1991 IN RESPECT OF CONSTRUCTION OF HOUSE AT  
"ALLAGOUR", GLASSMUCKY. REG. REF. 91A/0712.

Dear Sir/Madam,

On behalf of the applicant Allagour Holdings Ltd., I wish to appeal  
the above decision, a copy of which is enclosed.

In outline, the grounds of appeal are as follows:

Planning Permission which has since expired had previously been  
granted for a house on this site. The previous permission was  
partly implemented in that site developments works have been  
carried out etc. It is now in the interests of proper planning and  
development that the permission previously the subject of  
development already commenced be completed.

Detailed grounds of appeal will be submitted at the earliest  
opportunity.

Yours sincerely,

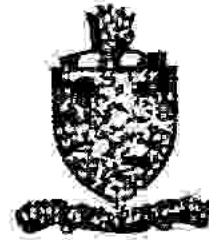
*Brian Meehan*

BRIAN MEEHAN.

ENCL.

AN BORD PLEANALA
Received <u>25/07/91</u>
Fee: <u>£50.00</u>
Receipt No. <u>24100</u>





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

NOTIFICATION OF DECISION TO REFUSE PERMISSION  
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS 1963-1990.

Decision Order Number : P/ 2917 /91      Date of Decision : 25th June 1991

Register Reference : 91A/0712      Date Received : 3rd May 1991

Applicant : Allagour Holdings Ltd

Development : Construction of house

Location : Allagour, Glassmucky

Time Extension(s) up to and including :

Additional Information Requested/Received : //

In pursuance of its functions under the above mentioned Acts, the 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 Reasons set out on the attached Numbered Pages.

NUMBER OF REASONS :- ... 5 ... ATTACHED.

Signed on behalf of the Dublin County Council.....  
for Principal Officer

Date: ... 27/6/91 .....

Solon & Bergin Architects,  
Prospect House,  
Mullingar,  
Co. Westmeath.



Reg. Ref. 91A/0712  
 Decision Order No. P/ 2917 /91  
 Page No: 0002



Blac 2, Ionad Bheatha na hÉireann,  
 Block 2, Insh Life Centre,  
 Sraid na Mainistreach Iacht,  
 Lower Abbey Street,  
 Baile Átha Cliath 1,  
 Duolin 1.  
 Telephone. (01)724755  
 Fax. (01)724896

REASONS FOR REFUSAL

- 01 The site which is located in a scenic area in the Dublin Mountains is zoned 'G' in the 1983 County Development Plan with the objective "to protect and improve high amenity areas". The proposed development of a house, 390sq. metres floor area would interfere with prospects of Sliabh na mBanog from Glassamucky Road, which is included in the Development Plan as a specific objective to preserve. The proposed development would be visually obtrusive and interfere with a prospect of special amenity value which it is necessary to preserve.
- 02 The proposed development does not conform with Paragraph 2.26.4 of the written statement of the 1983 County Development Plan, which states the Councils' policy with regard to development in high amenity zones. The proposed development would contravene materially a development objective indicated in the Development Plan for the use primarily of this area for agricultural purposes.
- 03 The site is located within the catchment area of the Bohernabreena reservoirs. It is located on an elevated site overlooking the Ballymaice Stream which is one of the main feeder streams of the Upper Reservoir at Bohernabreena. The proposed septic tank and percolation areas would be located within 200 metres of the Ballymaice Stream. The proposed development would be likely to result in the percolation of effluent downhill into the feeder stream, and ultimately into the Reservoir. The proposed development therefore, would be prejudicial to public health.
- 04 The proposed development would be premature by reference to an existing deficiency in the provision of water supplies and sewerage facilities and the period within which these deficiencies may reasonably be expected to cease.
- 05 The applicant has not submitted details of his address as required under the Local Government (Planning and Development) Regulations 1977.





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

NOTIFICATION OF DECISION TO REFUSE PERMISSION  
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS 1963-1990.

Decision Order Number : P/ 2917 /91      Date of Decision : 25th June 1991

Register Reference : 91A/0712                      Date Received : 3rd May 1991

Applicant : Allagour Holdings Ltd

Development : Construction of house

Location : Allagour, Glassmucky

Time Extension(s) up to and including :

Additional Information Requested/Received : //

In pursuance of its functions under the above mentioned Acts, the 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 Reasons set out on the attached Numbered Pages.

NUMBER OF REASONS:- .....<sup>5</sup>.....ATTACHED.

Signed on behalf of the Dublin county council.....  
for Principal Officer

Date: 27/6/91.....

Solon & Bergin Architects,  
Prospect House,  
Mullingar,  
Co. Westmeath.

Reg.Ref. 91A/0712  
Decision Order No. P/ 2917 /91  
Page No: 0002



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

#### REASONS FOR REFUSAL

- 01 The site which is located in a scenic area in the Dublin Mountains is zoned 'G' in the 1983 County Development Plan with the objective "to protect and improve high amenity areas". The proposed development of a house, 390sq. metres floor area would interfere with prospects of Slíabh na mBanog from Glassamucky Road, which is included in the Development Plan as a specific objective to preserve. The proposed development would be visually obtrusive and interfere with a prospect of special amenity value which it is necessary to preserve.
- 02 The proposed development does not conform with Paragraph 2.26.4 of the written statement of the 1983 County Development Plan, which states the Councils' policy with regard to development in high amenity zones. The proposed development would contravene materially a development objective indicated in the Development Plan for the use primarily of this area for agricultural purposes.
- 03 The site is located within the catchment area of the Bohernabreena reservoirs. It is located on an elevated site overlooking the Ballymaice Stream which is one of the main feeder streams of the Upper Reservoir at Bohernabreena. The proposed septic tank and percolation areas would be located within 200 metres of the Ballymaice Stream. The proposed development would be likely to result in the percolation of effluent downhill into the feeder stream, and ultimately into the Reservoir. The proposed development therefore, would be prejudicial to public health.
- 04 The proposed development would be premature by reference to an existing deficiency in the provision of water supplies and sewerage facilities and the period within which these deficiencies may reasonably be expected to cease.
- 05 The applicant has not submitted details of his address as required under the Local Government (Planning and Development) Regulations 1977.



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/0712

Date : 6th May 1991

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

Dear Sir/Madam,

DEVELOPMENT : Construction of house

LOCATION : Allagour, Glassmucky

APPLICANT : Allagour Holdings Ltd

APP. TYPE : PERMISSION

With reference to above, I acknowledge receipt of your application received on 3rd May 1991.

Yours faithfully,

.....  
PRINCIPAL OFFICER

Solon & Bergin Architects,  
Prospect House,  
Mullingar,  
Co. Westmeath.



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 ALAGOUR, GLASSAMUCKY, CO. DUBLIN.  
(If none, give description sufficient to identify).....

3. Name of applicant (Principal not Agent) ALAGOUR HOLDINGS LTD.

Address CD ARCHITECTS Tel. No. ....

4. Name and address of SOON & BERGIN ARCHITECTS  
person or firm responsible PROSPECT HOUSE  
for preparation of drawings MULLINGAR CO. WESTMEATH Tel. No. 044-407944

5. Name and address to which ARCHITECTS - AS ABOVE  
notifications should be sent

6. Brief description of BYE-LAW APPLICATION  
proposed development ERECTION OF DWELLING HOUSE REC. NO. NLL

7. Method of drainage EXISTING SEPTIC TANK 8. Source of Water Supply EXISTING SPRING

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. ....

CO. DUBLIN Full planning permission is being sought for construction of house at Alagour, Glassmucky, Allagour Holdings Ltd

(b) Proposed use of each floor. ....

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 0.1 ACRE. Sq. m.

(b) Floor area of proposed development 390 sq. m. (4198 sq. ft.) Sq. m.

(c) Floor area of buildings proposed to be retained within site ..... Sq. m.

REC. NO. 32 DATE 3/5  
RECEIPT NO. 1139062

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

13. Are you now applying also for an approval under the Building Bye Laws? Yes  No  Place  in appropriate box. 03 MAY 91

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

15. List of documents enclosed with application. PAGE 28 IRISH PRESS DATED 19-4-91 WEEK NOTICE  
CHEQUE TO VALUE OF £32.00  
DRUGS. NDS AP 129/24, 26, 27, 28.

16. Gross floor space of proposed development (See back) 390 sq. m. (4198 sq. ft.) Sq. m.

No. of dwellings proposed (if any) 1 Class(es) of Development NO. 1

Fee Payable £ 32.00 Basis of Calculation .....  
If a reduced fee is tendered details of previous relevant payment should be given

Signature of Applicant (or his Agent) Michelle Bergin Date 30 April 1991

Application Type P FOR OFFICE USE ONLY

Register Reference 91A/07/2

Amount Received £ 216.0

Receipt No 24-8

Date .....

Irish Press 19/4/91

**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, Ln. 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 licencing provisions of Sections 4 and 16.

**PLANNING APPLICATIONS**

CLASS NO.	DESCRIPTION	FEE
1.	Provision of dwelling — House/Flat.	£32.00 each
2.	Domestic extensions/other improvements.	£16.00
3.	Provision of agricultural buildings (See Regs.)	£40.00 minimum
4.	Other buildings (i.e. offices, commercial, etc.)	£1.75 per sq. metre (Min. £40.00)
5.	Use of land (Mining, deposit or waste)	£25.00 per 0.1 ha (Min. £250.00)
6.	Use of land (Camping, parking, storage)	£25.00 per 0.1 ha (Min. £40.00)
7.	Provision of plant/machinery/tank or other structure for storage purposes.	£25.00 per 0.1 ha (Min. £100.00)
8.	Petrol Filling Station.	£100.00
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)

**BUILDING BYE-LAW APPLICATIONS**

CLASS NO.	DESCRIPTION	FEE
A	Dwelling (House/Flat)	£55.00 each
B	Domestic Extension (improvement/alteration)	£30.00 each
C	Building — Office/Commercial Purposes	£3.50 per m <sup>2</sup> (min. £70.00)
D	Agricultural Buildings/Structures	£1.00 per m <sup>2</sup> in excess of 300 sq. metres (min. - £70.00) (Max. - £300.00)
E	Petrol Filling Station	£200.00
F	Development or Proposals not coming within any of the foregoing classes.	£9.00 per 0.1 ha (£70.00 min.)
		Min. Fee £30.00
		Max. Fee £20,000

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 ÁTHA CLIATH

PAID BY — DUBLIN COUNTY COUNCIL  
46/49 UPPER O'CONNELL STREET  
DUBLIN 1.

Issue of this receipt is not an  
adjudgement that the Co  
located is the prescribed application  
N<sup>o</sup> 39062

CASH  
CHEQUE ✓  
M.O.  
B.L.  
I.T.

£32.00

Received this 3rd day of May 1991

from Solon & Bergin,  
Prospect Hotel,  
Mullingar

the sum of thirty two Pounds

Pence, being two for

plp application at Glassamucky.

Michael Dea Cashier

S. CAREY  
Principal Officer Class 1x1



# COMHAIRLE CHONTAE ATHA CLIATH

DUBLIN COUNTY COUNCIL

46/49 UPPER O'CONNELL STREET,  
DUBLIN 1.

Issue of this receipt is not an  
acknowledgement that the fee  
tendered is the prescribed application  
fee. N. 39062

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

£37 00

Received this 21 day of May 1991

from John P. Quinn  
Prospect Hotel  
Mullingar

the sum of Thirty 00 Pounds

Pence being 00

pl. p application at Glasamucky

Abelton - Deo

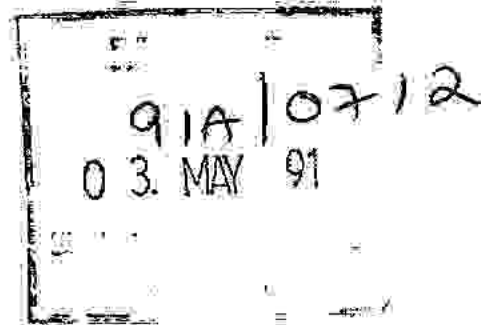
Cashier

**S. CAREY**  
Principal Officer

# SOLON & BERGIN ARCHITECTS

Dublin County Council,  
Planning Office,  
Block 2, Irish Life Centre  
Lr. Abbey Street  
Dublin 2.

Prospect House  
Mullingar  
Co. Westmeath  
tel: (044) 40794



23rd April 1991.

Re: PROPOSED HOUSE AT ALLAGOUR, GLASSMUCKEY, CO DUBLIN.  
For Allagour Holdings Ltd.

Previous Planning Reg Ref No. 85A/34 .....Permission Granted.  
Bye-Law Approval BBL/2974/1987. dated 7th Sept 1987

Dear Sirs,

We wish to apply on behalf of our client, for Full Planning Permission for the construction of house at Allagour, Co Dublin and we enclose the following documentation:

1. Completed application form.
2. Four copies of drawings nos. AP 129/24/A, 26, 27 & 28.
3. Page 28 of Irish Press dated 19th April 1991 in which this application was made public.
4. Planning fee of £32.

The house in this present application, is basically the same as the house for which Planning Permission was previously granted. The most recent Grant of Permission, 85A/34, which was for a relocation of house, shows the house plan 'handed' - we are now, for clarity, submitting ammended plans sections and elevations which take this into account.

Bye Law Approval has already been obtained for this house and we understand that a further application is not required.

Under previous permissions our client completed various works namely road excavations, cut and fill excavation for house, construction of entrance and construction of septic tank and percolation area; however, due to financial difficulties, referred to in previous correspondance, our client was not in a position to complete the works before planning permission

expired. This application is for permission to complete the development.

We trust that the application meets with your approval and we look forward to a favourable decision in due course.

Yours faithfully,

*Bernadette Bergin.*

Bernadette Bergin  
Solon & Bergin Architects.

c.c. M.D. Solon.