



Planning and Development Acts 2000 to 2018

Planning Authority: Dun Laoghaire Rathdown County Council

Planning Register Reference Number: D18A/0114

Appeal by Derek O'Leary of Manderley, 3 Golf Lane, Foxrock, Dublin against the decision made on the 9th day of August, 2018 by Dun Laoghaire Rathdown County Council to grant subject to conditions a permission to Foxrock Golf Club care of Jim Brogan of Unit B1, Laurel Lodge Business Centre, Laurel Lodge, Castleknock, Dublin in accordance with plans and particulars lodged with the said Council:

Proposed Development: Permission for the extension of the existing car park, the provision of a new bottle and waste compound, the retention of an existing concrete post and timber fence (circa 3.2 metres) and the erection of a new concrete post and timber fence (circa 2.4 metres) along the south-western boundary of the extended car park, the provision of a new surface water drainage system including an attenuation structure and the re-laying of a section of the club's foul sewage drainage system within the extended car park and the provision of a revised connection to the public sewer on Golf Lane, the erection of new bollard lighting (10 number lights) within the extended car park and of 4 metres high lighting standards (4 number) in the vicinity of its south-western boundary, the erection of a new concrete post and timber fence (circa 1.8 metres)/gates around, and a new single storey buggy

shed with re-charging points within, the maintenance compound and associated site development works; all at Foxrock Golf Club, Golf Lane, Torquay Road, Foxrock, Dublin.

Decision

GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the conditions set out below.

Matters Considered

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

Reasons and Considerations

Having regard to the nature and scale of the proposed development, to the planning history of the site, and to the established use of the site as a sports/recreation facility, it is considered that, subject to compliance with the conditions set out below, the proposed development and the development proposed to be retained would not seriously injure the amenities of the area or of property in the vicinity and would be acceptable in terms of traffic safety and convenience. The proposed development and the development proposed to be retained would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be carried out, completed and retained in accordance with the plans and particulars lodged with the application, as amended by the further plans and particulars submitted on the 5th day of June, 2018 and the 13th day of July, 2018, except as may otherwise be required in order to comply with the following conditions. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. Water supply and drainage arrangements, including the disposal of surface water, shall comply with the requirements of the planning authority for such works and services.

Reason: In the interest of public health and to ensure a proper standard of development.

3. The internal road and circulation network serving the proposed development, including turning bays and parking areas, shall comply with the detailed standards of the planning authority for such works.

Reason: In the interest of amenity and traffic safety.

4. The proposed lighting scheme shall be carried out and completed in accordance with the plans and particulars, including drawing number CL1725A-P04E: 'Proposed Site Layout Car Park', received by the planning authority on the 13th day of July, 2018.

Reason: In the interest of residential amenity.

5. Site development and building works shall be carried out only between the hours of 0800 to 1900 Mondays to Fridays inclusive, between 0800 to 1400 hours on Saturdays and not at all on Sundays and public holidays. Deviation from these times will only be allowed in exceptional circumstances where prior written approval has been received from the planning authority.

Reason: In order to safeguard the residential amenities of property in the vicinity.

6. The developer shall pay to the planning authority a financial contribution in respect of public infrastructure and facilities benefiting development in the area of the planning authority that is provided or intended to be provided by or on behalf of the authority in accordance with the terms of the Development Contribution Scheme made under section 48 of the Planning and Development Act 2000, as amended. The contribution shall be paid prior to commencement of development or in such phased payments as the planning authority may facilitate and shall be subject to any applicable indexation provisions of the Scheme at the time of payment. Details of the application of the terms of the Scheme shall be agreed between the planning authority and the developer or, in default of such agreement, the matter shall be referred to An Bord Pleanála to determine the proper application of the terms of the Scheme.

Reason: It is a requirement of the Planning and Development Act 2000, as amended, that a condition requiring a contribution in accordance with the Development Contribution Scheme made under section 48 of the Act be applied to the permission.

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

Dated this day of 2019.

