

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98B/0227	
1. Location	72 Glenvara Park, Firhouse/Knocklyon.		
2. Development	An attic conversion, two-storey side extension with family use apartment.		
3. Date of Application	14/04/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 29/04/98 2.	1. 08/05/98 2.
4. Submitted by	Name: John Clerkin Property and Construction, Address: 35 Wellington Road, Dublin 6W.		
5. Applicant	Name: Mr. C. Duncan, Address: 72 Glenvara Park, Firhouse, Knocklyon.		
6. Decision	O.C.M. No. 1213 Date 18/06/98	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE PERMISSION	
8. Appeal Lodged	17/07/98	Written Representations	
9. Appeal Decision	16/11/98	Refuse Permission	
10. Material Contravention			
11. Enforcement	Compensation	Purchase Notice	
0	0	0	
12. Revocation or Amendment			
13. E.I.S. Requested	E.I.S. Received	E.I.S. Appeal	
14. Registrar Date Receipt No.	

AN BORD PLEANÁLA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1998

County South Dublin

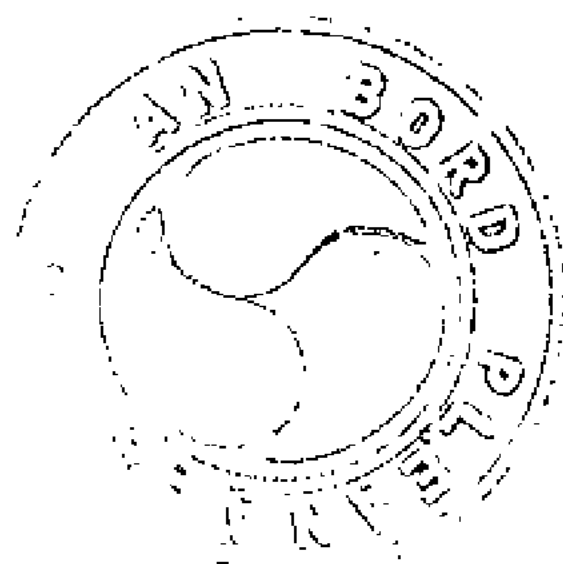
Planning Register Reference Number: S98B/0227

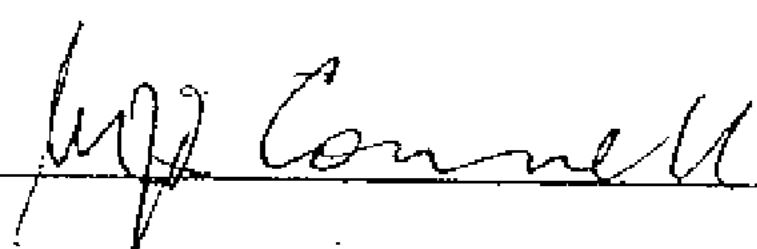
APPEAL by Christopher Duncan care of John Clerkin of 35 Wellington Road, Dublin against the decision made on the 18th day of June, 1998 by the Council of the County of South Dublin to refuse permission for development comprising an attic conversion and a two-storey side extension providing family use apartment at 72 Glenvara Park, Firhouse/Knocklyon, County Dublin:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1998, permission is hereby refused for the said development for the reasons set out in the Schedule hereto.

SCHEDULE

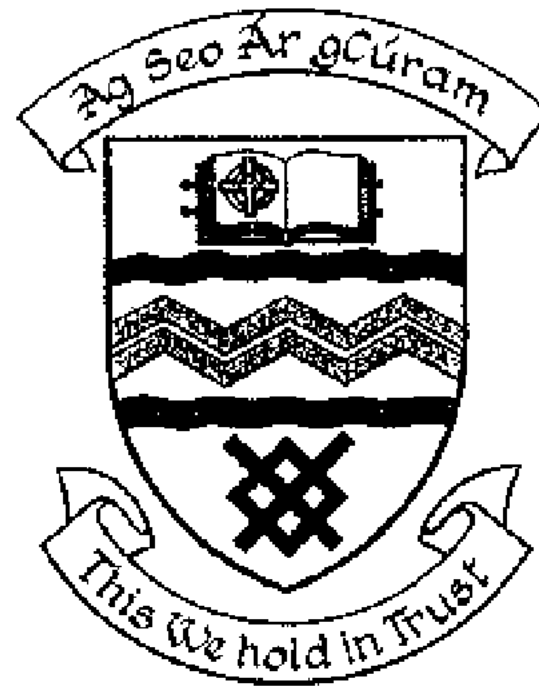
1. The proposed development involves the provision of an independent family dwelling unit on a limited site in an area of semi-detached houses. The proposed development would be out of character with the pattern of development in the area, would seriously injure the amenities of property in the vicinity and would, therefore, be contrary to the proper planning and development of the area.
2. The drawings submitted with this application are not sufficiently detailed to indicate the layout and design of the proposed extension.




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

Dated this 16th day of November 1998.

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104

**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
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**NOTIFICATION OF DECISION TO REFUSE PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993**

Decision Order Number 1213	Date of Decision 18/06/98
Register Reference S98B/0227	Date 14th April 1998

Applicant Mr. C. Duncan,

Development An attic conversion, two-storey side extension with family use apartment.

Location 72 Glenvara Park, Firhouse/Knocklyon.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 29/04/98 /08/05/98

In pursuance of its functions under the above mentioned Acts, the South 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.

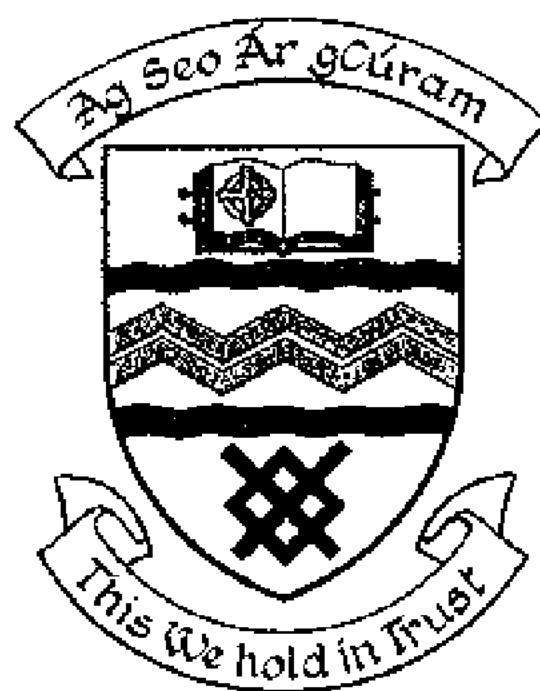
for the (2) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

...DC..... 19/06/98
for SENIOR ADMINISTRATIVE OFFICER

John Clerkin Property and Construction,
35 Wellington Road,
Dublin 6W.

SOUTH DUBLIN COUNTY COUNCIL
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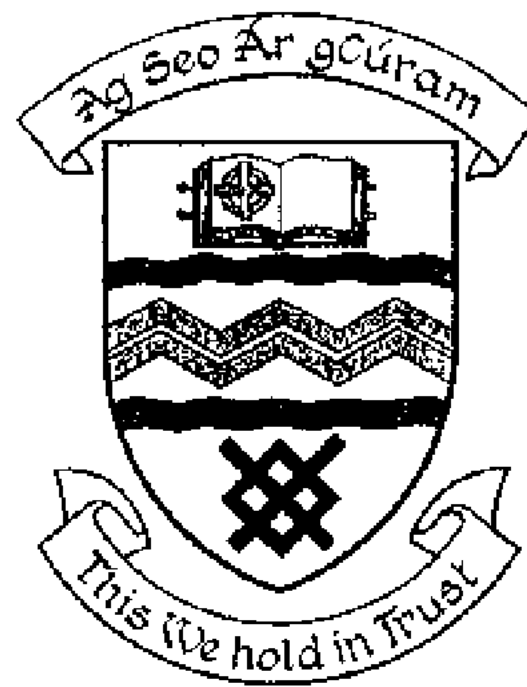
Reasons

- 1 The proposed development constitutes an independent dwelling unit in an area of semi-detached houses and, as such, would seriously injure the amenities of property in the vicinity and would be contrary to the proper planning and development of the area.
- 2 The drawings submitted with this application are not sufficiently detailed or finished to indicate the final appearance of any proposed extension on this site. The proposed development would, therefore, be contrary to the proper planning and development of the area.

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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Order Number 0814	Date of order 29/04/98
Register Reference S98B/0227	Date 14th April 1998

Applicant Mr. C. Duncan,
Development An attic conversion, two-storey side extension with family use apartment.
Location 72 Glenvara Park, Firhouse/Knocklyon.

Dear Sir/Madam,

An inspection carried out on 24/04/98 has shown that a site notice was not erected in respect of your planning application. Before this application can be considered, you must erect a notice on the site or structure, and submit the following to the Department:

- (a) two copies of the text of the notice
- (b) two plans showing the position of the notice on the land or structure
- (c) a statement of the date on which the notice is erected

The notice must be maintained in position for at least one month and must fulfill the following conditions:-

1. Must be durable material
2. Must be securely erected in a conspicuous position easily visible and legible by persons using the public road
3. Must be headed "Application to Planning Authority".
4. Must state:

- (a) Applicant's name
- (b) whether application is for Permission, Outline Permission, or Approval.

John Clerkin Property and Construction,
35 Wellington Road,
Dublin 6W.

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- (c) nature and extent of development including number of dwellings (if any)
- (d) that the application may be inspected at the Planning Department, South Dublin County Council, Town Centre, Tallaght, Dublin 24.

No further consideration will be given to this application until you comply with these requirements.

Yours faithfully,


..... 30/04/98
for Senior Administrative Officer.