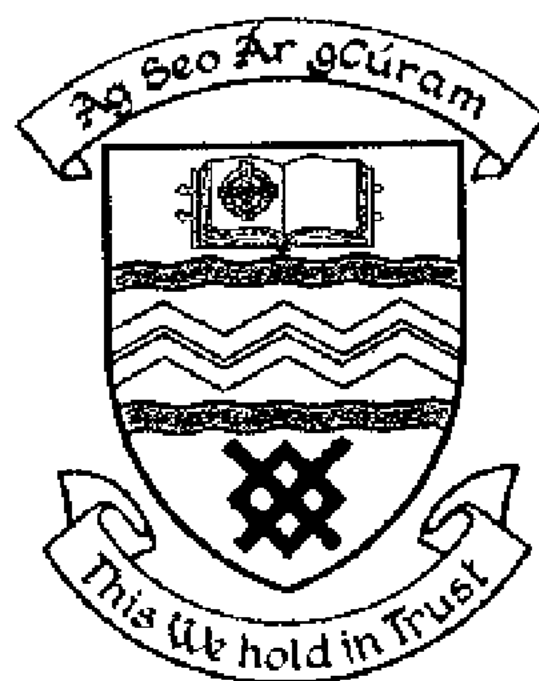


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S98B/0100	
1. Location	204 Ballyroan Road, Rathfarnham, Dublin 16.		
2. Development	Single storey granny flat extension at side, garage at rear, new pitched roof to existing front bay window.		
3. Date of Application	23/02/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1.  2.	1.  2.
4. Submitted by	Name: Eamonn Weber Architect Address: 26 Aranleigh Mount Rathfarnham		
5. Applicant	Name: Mr P Mc Ginley Address: 204 Ballyroan Road, Rathfarnham, Dublin 16.		
6. Decision	O.C.M. No. 0743  Date 21/04/98	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1085  Date 04/06/98	Effect AP GRANT PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
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.	

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



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

Telephone: 01-414 9000  
Fax: 01-414 9104

Bosca 4122  
Lár an Bhaile, Tamhlacht  
Baile Átha Cliath 24

Telefon: 01-414 9000  
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Eamonn Weber Architect  
26 Aranleigh Mount  
Rathfarnham  
Dublin 14.

**NOTIFICATION OF GRANT OF Permission**

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

Final Grant Order Number 1085	Date of Final Grant 04/06/98
Decision Order Number 0743	Date of Decision 21/04/98
Register Reference S98B/0100	Date 23rd February 1998

**Applicant** Mr P Mc Ginley

**Development** Single storey granny flat extension at side, garage at rear,  
new pitched roof to existing front bay window.

**Location** 204 Ballyroan Road, Rathfarnham, Dublin 16.

**Floor Area** 179.173 Sq Metres

**Time extension(s)** up to and including

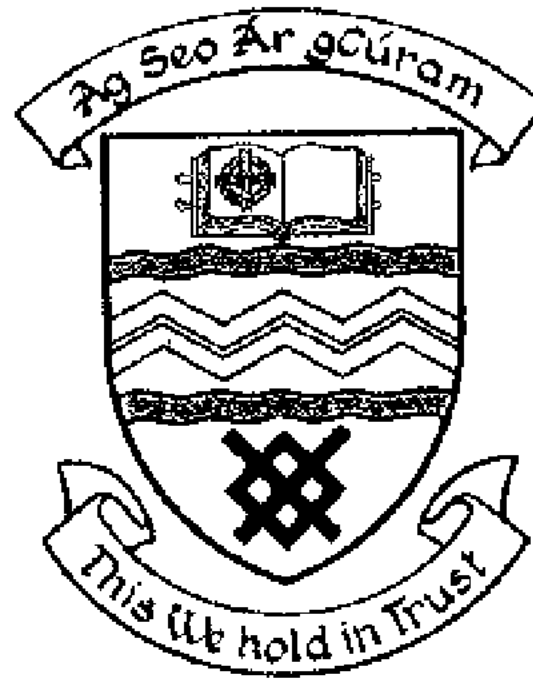
**Additional Information Requested/Received** /

A Permission has been granted for the development described above,  
subject to the following (5) Conditions.

**SOUTH DUBLIN COUNTY COUNCIL**  
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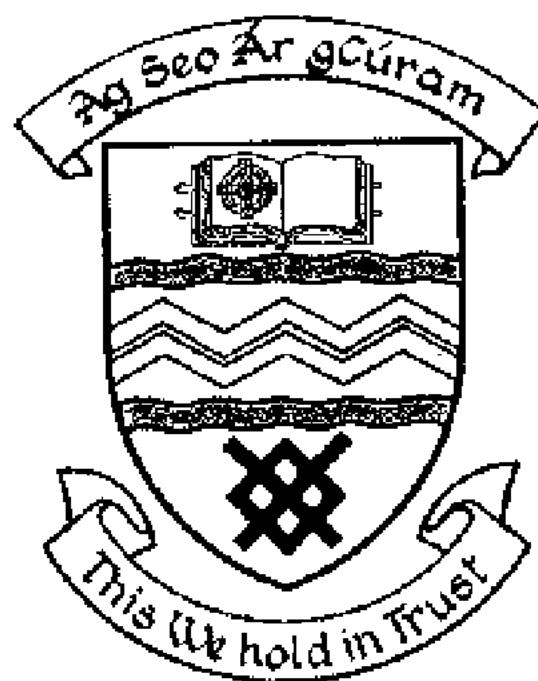
**Conditions and Reasons**

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, save as may be required by the other conditions attached hereto.  
**REASON:**  
To ensure that the development shall be in accordance with the permission and that effective control be maintained.
  - 2 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council.  
**REASON:**  
In order to comply with the Sanitary Services Acts, 1878-1964.
  - 3 That the proposed garage be used solely for purposes incidental to the enjoyment of the dwelling house as such and shall not be used for the carrying on of any trade or business.  
**REASON:**  
To prevent unauthorised development.
  - 4 That when the structure is no longer required for use as GRANNY FLAT by the applicant, that its use revert to use as part of the existing dwelling unit.  
**REASON:**  
In the interest of the proper planning and development of the area.
  - 5 The use of the granny flat for residential purposes shall be restricted to a residential use directly associated with the use of the existing house on the site for such purposes, and the structure shall not be sub-divided from the existing house, either by way of sale or letting or otherwise.  
**REASON:**  
In the interest of the proper planning and development of the area.
- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1991 amended 1994.

**SOUTH DUBLIN COUNTY COUNCIL**  
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- 
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate must be obtained from the Building Control Authority, where applicable.
- (4) Free Standing Walls must be designed and constructed in accordance with IS 325: Code of Practice for use of Masonry Part 1 : Structural use of unreinforced Masonry. The Owner must also ensure that the construction of all walls is supervised by a competent person.

Signed on behalf of South Dublin County Council.

.....*AK*.....June 1998  
for SENIOR ADMINISTRATIVE OFFICER