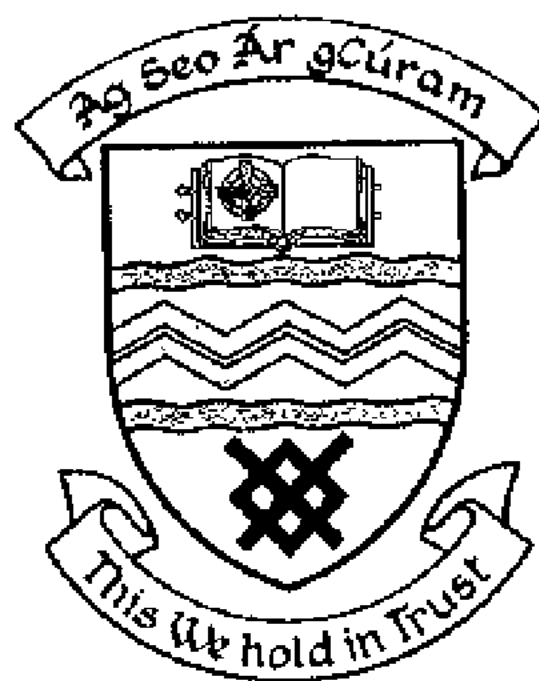


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98A/0796	
1. Location	Palmerstown Cemetery, Kennelsfort Road, Palmerstown, Dublin 20.		
2. Development	36 number apartments in four blocks, 3 at three storey high and one 2 storey high, associated site works and car parking and boundary treatments. A new vehicular/pedestrian entrance is to be provided from the existing cemetery access road.		
3. Date of Application	26/11/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 21/01/1999 2.	1. 12/03/1999 2.
4. Submitted by	Name: Conroy, Crowe, Kelly Architects, Address: 65 Merrion Square, Dublin 2.		
5. Applicant	Name: Glasnevin Cemeteries Group, Address: Glasnevin Cemetery, Finglas Road, Dublin 11.		
6. Decision	O.C.M. No. 0967 Date 10/05/1999	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1329 Date 25/06/1999	Effect AP GRANT PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement Compensation Purchase Notice			
12. Revocation or Amendment			
13. E.I.S. Requested E.I.S. Received E.I.S. Appeal			
14. Registrar Date Receipt No.			

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Conroy, Crowe, Kelly Architects,
65 Merrion Square,
Dublin 2.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1329	Date of Final Grant 25/06/1999
Decision Order Number 0967	Date of Decision 10/05/1999
Register Reference S98A/0796	Date 12/03/99

Applicant Glasnevin Cemeteries Group,

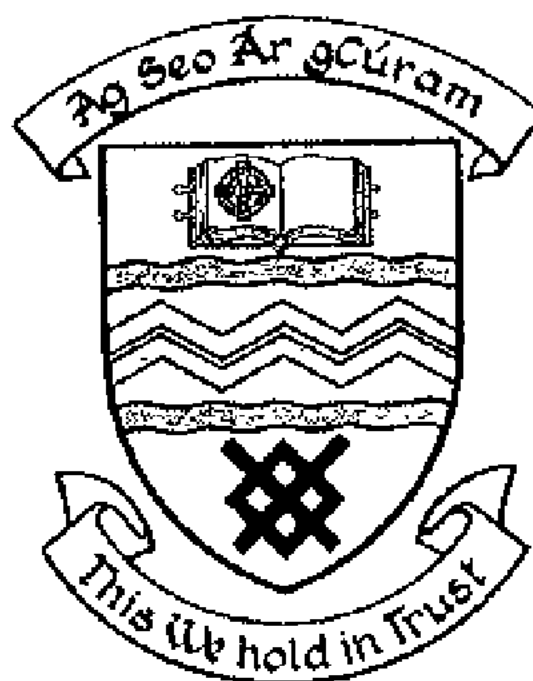
Development 36 number apartments in four blocks, 3 at three storey high and one 2 storey high, associated site works and car parking and boundary treatments. A new vehicular/pedestrian entrance is to be provided from the existing cemetery access road.

Location Palmerstown Cemetery, Kennelsfort Road, Palmerstown, Dublin 20.

Floor Area 0.00 Sq Metres
Time extension(s) up to and including
Additional Information Requested/Received 21/01/1999 /12/03/1999

A Permission has been granted for the development described above,
subject to the following (20) Conditions.

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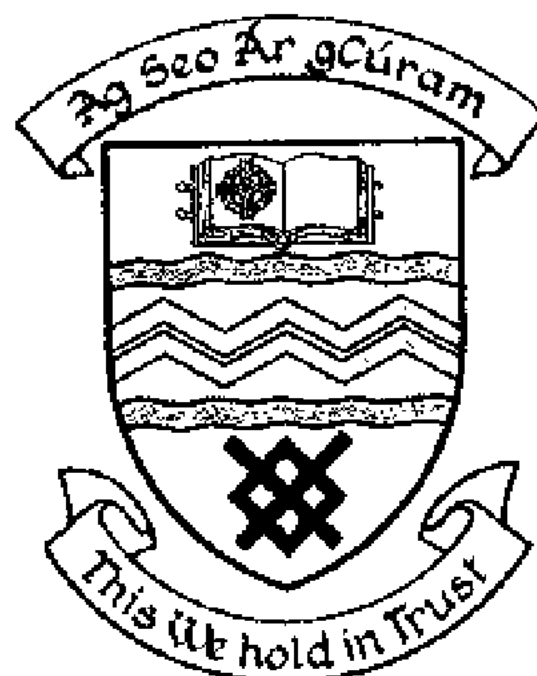
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Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the Planning Authority on the 26th November 1998, as amended by the plans, particulars and specifications received on the 12th March 1999, 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 all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.
 REASON:
 To protect the amenities of the area.
- 3 That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.
 REASON:
 In the interest of amenity.
- 4 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.
- 5 That all watermain tappings, branch connections, swabbing and chlorination be carried out by the County Council's, Environmental Services Department and that the cost thereof be paid to South Dublin County Council before any development commences.
 REASON:
 To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of these services by the County Council will facilitate the proposed development it is considered reasonable that the Council should recoup the cost.
- 6 That the proposed landscaping and boundary treatment works as detailed on the plans received by the Planning Authority

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on the 12th March 1999 'be carried out and completed to the satisfaction of the Planning Authority prior to occupation of units.

REASON:

In the interest of amenity.

- 7 That the areas shown and conditioned as open space be fenced off during construction work and shall not be used for the purpose of site compounds or for the storage of plant, materials or spoil.

REASON:

To protect the amenities of the area.

- 8 That adequate and convenient provision shall be made for cycle parking and for refuse storage on site.

REASON:

In the interest of the proper planning and development of the area.

- 9 The materials and colours of the external finishes including roof materials shall be agreed with the Planning Authority prior to commencement of development.

REASON:

In the interests the amenities of the area.

- 10 All bathroom, utility and landing windows shall be fitted with obscure glass and where openings are provided they shall be of the high level type only.

REASON:

In the interests of residential amenity.

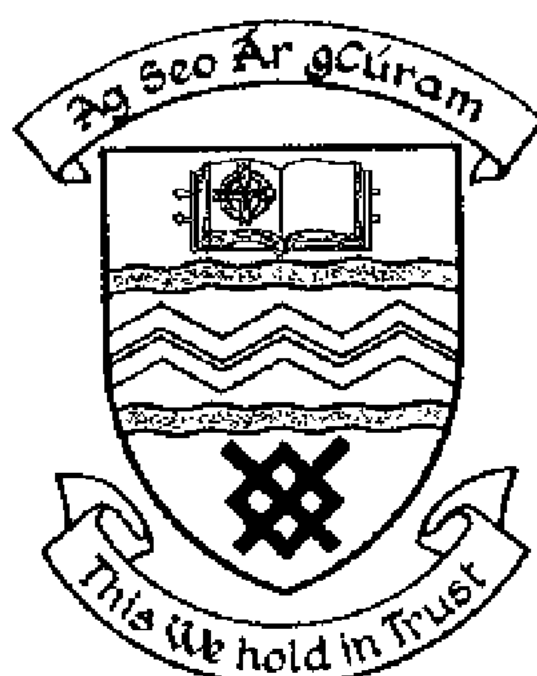
- 11 That a financial contribution in the sum of £66,150 (sixty six thousand one hundred and fifty pounds) shall be paid by the proposer to South Dublin County Council towards the cost of roads improvements and traffic management in the area of the proposed development and which facilitates this development; this contribution to be paid before the commencement of development on the site.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

- 12 That a financial contribution in the sum of £20,700 (twenty thousand seven hundred pounds) be paid by the proposer to South Dublin County Council towards the cost of provision of public services in the area of the proposed development and

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which facilitate this development; this contribution to be paid before the commencement of development on the site.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 13 That all car parking areas serving the cemetery as shown on Drg. No. 9759D101 received by the Planning Authority on the 12th March 1999 shall be clearly marked out with white paint and shall be available at all times for car parking use ancillary to the cemetery. The aisle servicing the car spaces Nos. 68 to 75 shall have a minimum width of 4 metres.

REASON:

In the interests of the proper planning and development of the area.

- 14 That the car parking area and associated spaces within the apartment complex shall be finished in a material to be agreed with the Planning Authority such as cobble-lock or paving bricks. The carparking area shall be clearly marked out to the satisfaction of the Planning Authority.

REASON:

In the interest of the proper planning and development of the area.

- 15 That the planting to be undertaken in the cemetery grounds along the site boundary shall be undertaken in the first planting season after commencement of development.

REASON:

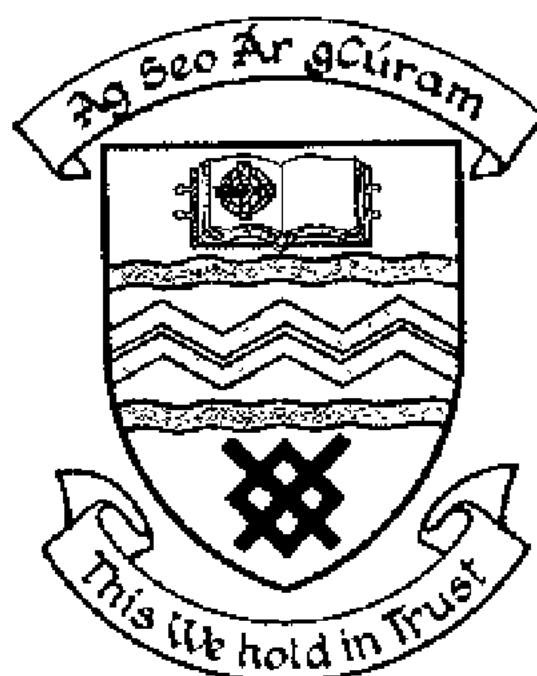
In the interests of securing the privacy of visitors to the cemetery.

- 16 That a financial contribution in the sum of £36,000 (thirty six thousand pounds) be paid by the proposer to South Dublin County Council towards the cost of development and improvement of public open space in the area of the proposed development and which will facilitate the development; this contribution to be paid before the commencement of development on site.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on the provision and development of amenity lands in the area which will facilitate the proposed development.

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- 17 That a financial contribution in the sum of £14,400 (fourteen thousand four hundred pounds) be paid by the proposer to South Dublin County Council towards the cost of the Lucan/Palmerstown Water Supply Improvement Scheme which serves this development; this contribution to be paid before the commencement of development on site.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the development should contribute towards the cost of the works.

- 18 Before development is commenced, the developer shall lodge with South Dublin County Council a cash deposit, a bond of an insurance Company or other security to the value of £36,000 (thirty six thousand pounds) to secure the provision and satisfactory completion to taking in charge standard of roads, footpaths, watermains, drains, public open space and other services required in connection with the development, coupled with an agreement empowering the Council to apply such security or part thereof for the satisfactory completion of the development.

REASON:

To ensure the satisfactory completion and maintenance of the development.

- 19 That an acceptable apartment naming/numbering scheme be submitted to and approved by the County Council before any constructional work takes place on the proposed apartments.

REASON:

In the interest of the proper planning and development of the area.

- 20 That details of the Management Agreement for the maintenance and control of the site be submitted and agreed with the Planning Authority prior to commencement of development.

REASON:

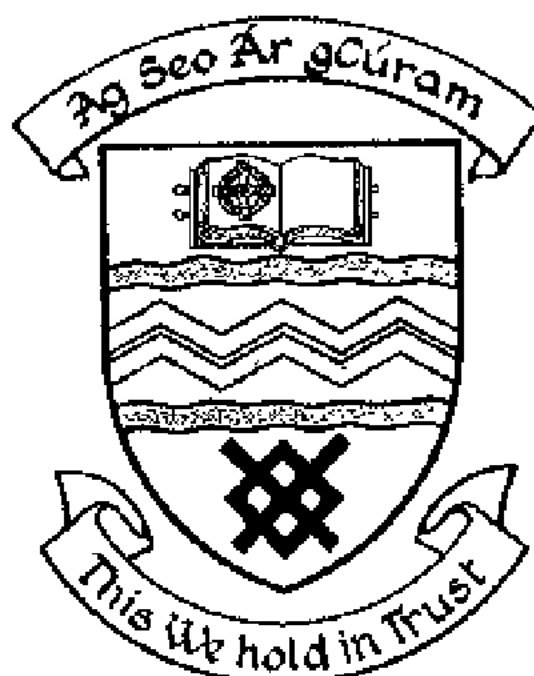
In the interest of the proper planning and development of the area.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1991 amended 1994.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.

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- (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.

.....28/06/99
for SENIOR ADMINISTRATIVE OFFICER

SOUTH DUBLIN COUNTY COUNCIL
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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0967	Date of Decision 10/05/1999
Register Reference S98A/0796	Date: 26/11/1998

Applicant Glasnevin Cemeteries Group,

Development 36 number apartments in four blocks, 3 at three storey high and one 2 storey high, associated site works and car parking and boundary treatments. A new vehicular/pedestrian entrance is to be provided from the existing cemetery access road.

Location Palmerstown Cemetery, Kennelsfort Road, Palmerstown, Dublin 20.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 21/01/1999 /12/03/1999

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 GRANT PERMISSION** in respect of the above proposal.

Subject to the conditions (20) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

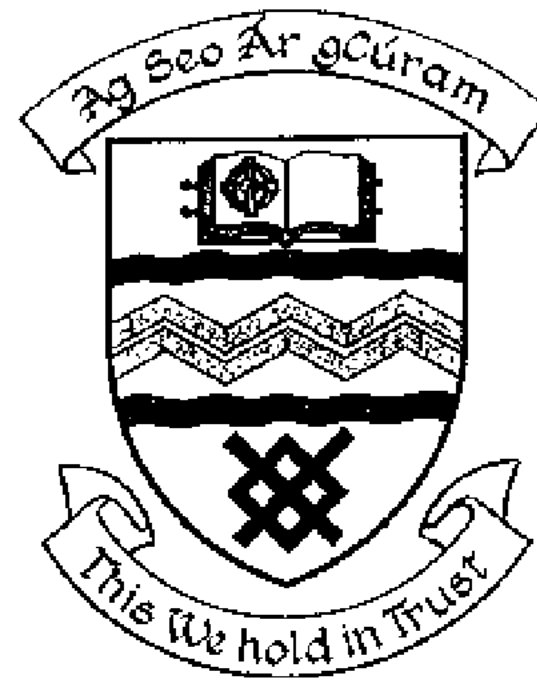
..... 10/05/1999
for SENIOR ADMINISTRATIVE OFFICER

Conroy, Crowe, Kelly Architects,
65 Merrion Square,
Dublin 2.

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REG REF. S98A/0796

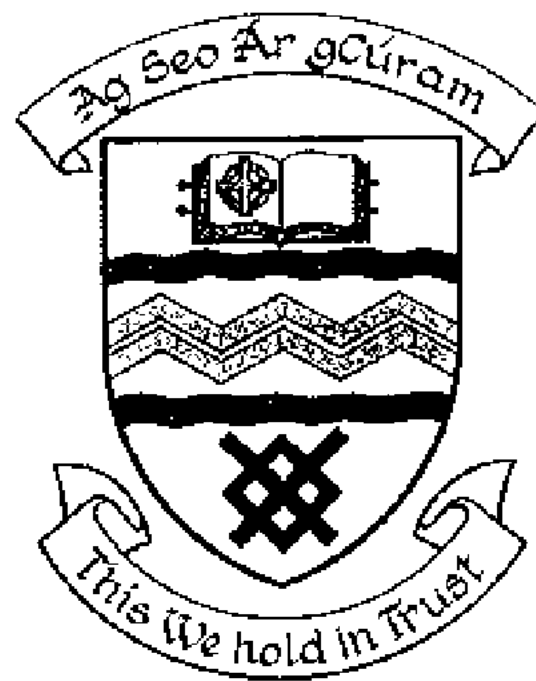
Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the Planning Authority on the 26th November 1998, as amended by the plans, particulars and specifications received on the 12th March 1999, 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 all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.
REASON:
To protect the amenities of the area.
- 3 That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.
REASON:
In the interest of amenity.
- 4 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.
- 5 That all watermain tapplings, branch connections, swabbing and chlorination be carried out by the County Council's, Environmental Services Department and that the cost thereof be paid to South Dublin County Council before any development commences.
REASON:
To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of

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REG. REF. S98A/0796

these services by the County Council will facilitate the proposed development it is considered reasonable that the Council should recoup the cost.

- 6 That the proposed landscaping and boundary treatment works as detailed on the plans received by the Planning Authority on the 12th March 1999 'be carried out and completed to the satisfaction of the Planning Authority prior to occupation of units.

REASON:

In the interest of amenity.

- 7 That the areas shown and conditioned as open space be fenced off during construction work and shall not be used for the purpose of site compounds or for the storage of plant, materials or spoil.

REASON:

To protect the amenities of the area.

- 8 That adequate and convenient provision shall be made for cycle parking and for refuse storage on site.

REASON:

In the interest of the proper planning and development of the area.

- 9 The materials and colours of the external finishes including roof materials shall be agreed with the Planning Authority prior to commencement of development.

REASON:

In the interests the amenities of the area.

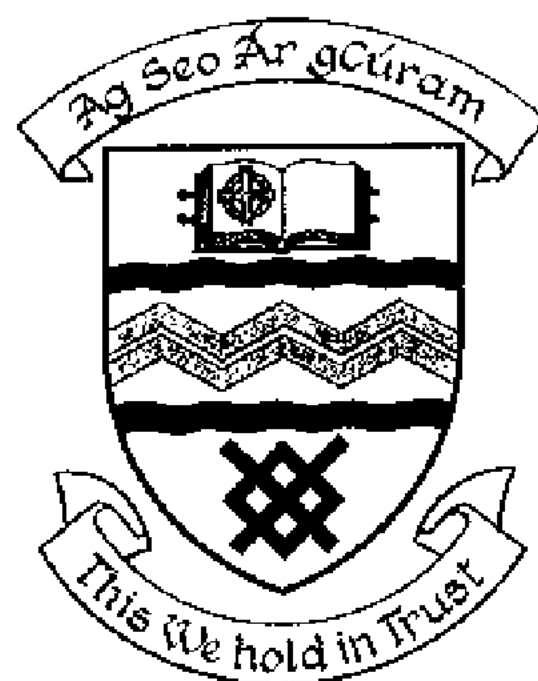
- 10 All bathroom, utility and landing windows shall be fitted with obscure glass and where openings are provided they shall be of the high level type only.

REASON:

In the interests of residential amenity.

- 11 That a financial contribution in the sum of £66,150 (sixty six thousand one hundred and fifty pounds) shall be paid by the proposer to South Dublin County Council towards the cost of roads improvements and traffic management in the area of the proposed development and which facilitates this

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development; this contribution to be paid before the commencement of development on the site.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

- 12 That a financial contribution in the sum of £20,700 (twenty thousand seven hundred pounds) be paid by the proposer to South Dublin County Council towards the cost of provision of public services in the area of the proposed development and which facilitate this development; this contribution to be paid before the commencement of development on the site.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 13 That all car parking areas serving the cemetery as shown on Drg. No. 9759D101 received by the Planning Authority on the 12th March 1999 shall be clearly marked out with white paint and shall be available at all times for car parking use ancillary to the cemetery. The aisle servicing the car spaces Nos. 68 to 75 shall have a minimum width of 4 metres.

REASON:

In the interests of the proper planning and development of the area.

- 14 That the car parking area and associated spaces within the apartment complex shall be finished in a material to be agreed with the Planning Authority such as cobble-lock or paving bricks. The carparking area shall be clearly marked out to the satisfaction of the Planning Authority.

REASON:

In the interest of the proper planning and development of the area.

- 15 That the planting to be undertaken in the cemetery grounds along the site boundary shall be undertaken in the first planting season after commencement of development.

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REASON:

In the interests of securing the privacy of visitors to the cemetery.

- 16 That a financial contribution in the sum of £36,000 (thirty six thousand pounds) be paid by the proposer to South Dublin County Council towards the cost of development and improvement of public open space in the area of the proposed development and which will facilitate the development; this contribution to be paid before the commencement of development on site.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on the provision and development of amenity lands in the area which will facilitate the proposed development.

- 17 That a financial contribution in the sum of £14,400 (fourteen thousand four hundred pounds) be paid by the proposer to South Dublin County Council towards the cost of the Lucan/Palmerstown Water Supply Improvement Scheme which serves this development; this contribution to be paid before the commencement of development on site.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the development should contribute towards the cost of the works.

- 18 Before development is commenced, the developer shall lodge with South Dublin County Council a cash deposit, a bond of an insurance Company or other security to the value of £36,000 (thirty six thousand pounds) to secure the provision and satisfactory completion to taking in charge standard of roads, footpaths, watermains, drains, public open space and other services required in connection with the development, coupled with an agreement empowering the Council to apply such security or part thereof for the satisfactory completion of the development.

REASON:

To ensure the satisfactory completion and maintenance of the development.

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- 19 That an acceptable apartment naming/numbering scheme be submitted to and approved by the County Council before any constructional work takes place on the proposed apartments.

REASON:

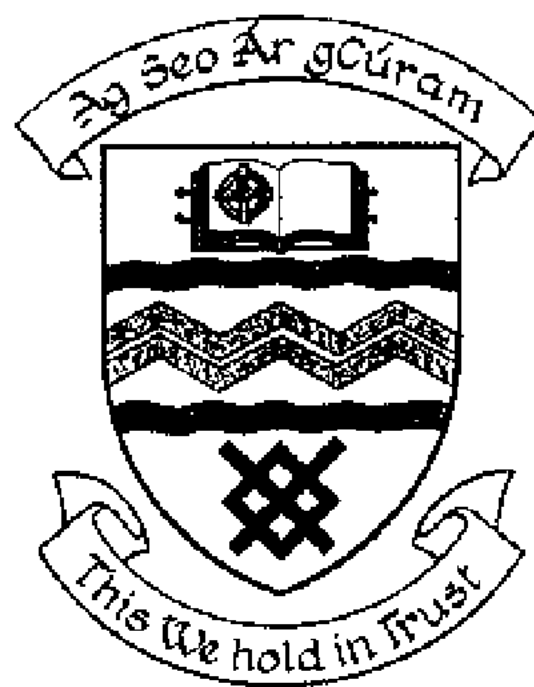
In the interest of the proper planning and development of the area.

- 20 That details of the Management Agreement for the maintenance and control of the site be submitted and agreed with the Planning Authority prior to commencement of development.

REASON:

In the interest of the proper planning and development of the area.

**SOUTH DUBLIN COUNTY COUNCIL
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0132	Date of Decision 21/01/99
Register Reference S98A/0796	Date 26th November 1998

**Applicant
Development**

36 number apartments in four blocks, 3 at three storey high and one 2 storey high, associated site works and car parking and boundary treatments. A new vehicular/pedestrian entrance is to be provided from the existing cemetery access road.

Location

Palmerstown Cemetery, Kennelsfort Road, Palmerstown, Dublin 20.

App. Type

Permission

Dear Sir/Madam,

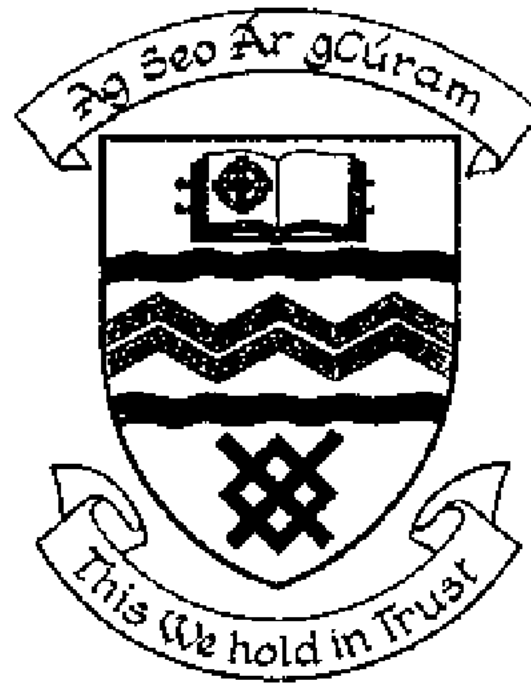
With reference to your planning application, received on 26/11/98 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning & Development) Acts 1963-1993, the following **ADDITIONAL INFORMATION** must be submitted in quadruplicate:

- 1 The applicant is requested to submit a watermain layout drawing indicating pipeline diameters, materials, proposed point of connection to the public main, location for valves and hydrants.
- 2 The applicant is requested to submit design details for the construction of a mountable mini-roundabout at the site entrance. Such details to be supported by a revised site plan with the necessary alterations made thereon.
- 3 The applicant is advised that in the opinion of the Planning Authority the distance of 5 metres to be maintained between Conroy, Crowe, Kelly Architects, 65 Merrion Square, Dublin 2.

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- the two three storey apartment blocks and the cemetery boundary and the provision of window openings and balconies serving habitable rooms in the rear elevation will result in overlooking into the cemetery. The applicant is requested to submit a detailed justification from the owners of the cemetery as to the acceptability of the proposal with regard to the proposed overlooking and the possible impact the proposal would have as a consequence of the reduction in privacy for visitors to the cemetery.
- 4 The applicant is requested to submit a detailed plan of the car park serving the cemetery to the north of the site with the number of car parking spaces clearly delineated thereon.
- 5 The applicant is advised that a minimum of 22 metres must be maintained between the windows in Block D and the windows in the existing dwellings to the east and in Block C to the west. The removal of the windows in the side elevations of Block D will be required to meet this requirement. Revised plans and elevation drawings detailing the necessary alterations to accommodate this requirement to be submitted.

Signed on behalf of South Dublin County Council

.....
for Senior Administrative Officer

21/01/99