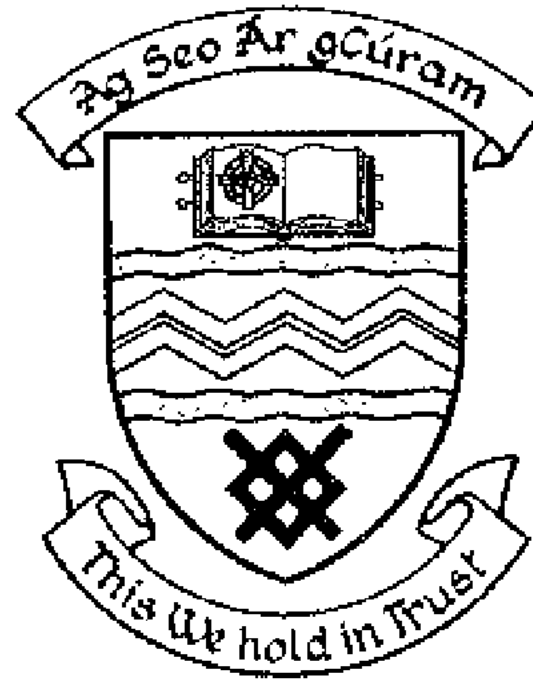


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S98A/0732	
1. Location	Adjacent to 1 St. Johns Wood, Clondalkin, Dublin 22.		
2. Development	To erect a 3 bedroomed detached house.		
3. Date of Application	27/10/1998	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1.  2.	1.  2.
4. Submitted by	Name: William Kearney Address: 1 St. Johns Wood, Clondalkin,		
5. Applicant	Name: William Kearney, Address: 1 St. Johns Wood, Clondalkin, Dublin 22.		
6. Decision	O.C.M. No. 2566  Date 16/12/1998	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0178  Date 29/01/1999	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.	

SOUTH DUBLIN COUNTY COUNCIL  
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



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Baile Átha Cliath 24

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William Kearney  
1 St. Johns Wood,  
Clondalkin,  
Dublin 22.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0178	Date of Final Grant 29/01/1999
Decision Order Number 2566	Date of Decision 16/12/1998
Register Reference S98A/0732	Date 27th October 1998

Applicant William Kearney,

Development To erect a 3 bedroomed detached house.

Location Adjacent to 1 St. Johns Wood, Clondalkin, Dublin 22.

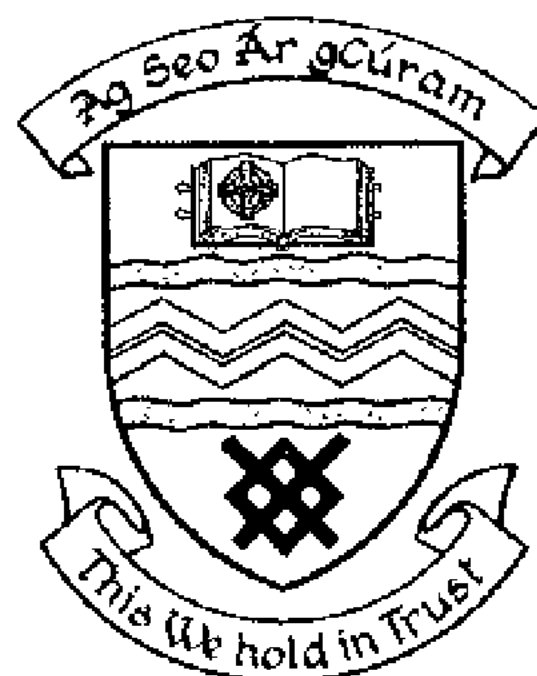
Floor Area 113.00 Sq Metres

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 (10) Conditions.

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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 All external finishes shall match those of the adjoining dwelling to the north.

**REASON:**

In the interests of visual amenity.

- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council and shall have regard to the following:-

- (a) Applicant to ensure full and complete separation of foul and surface water systems;
- (b) All connections to be carried out by South Dublin County Council personnel at applicant's prior expense;
- (c) 24 hour storage and separate connection per unit shall be provided.

**REASON:**

In order to comply with the Sanitary Services Acts, 1878-1964.

- 4 The footpath and kerb shall be dished and the new driveway constructed to the satisfaction of the Area Engineer, Roads Maintenance.

**REASON:**

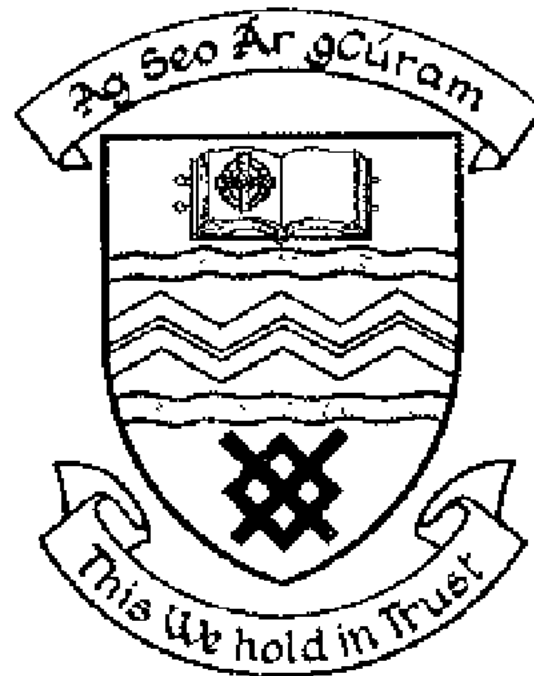
In the interest of the proper planning and development of the area.

- 5 That a financial contribution in the sum of money equivalent to the value of #800 (eight hundred pounds) as on 1st January, 1991, updated in accordance with the Wholesale Price Index - Building and Construction (Capital Goods) as published by the Central Statistics Office to the value

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pertaining at the time of payment 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 facilitate 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.

- 6 That an acceptable house numbering scheme be submitted to an approved by the South Dublin County Council before any constructional work takes place on the proposed houses.

**REASON:**

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

- 7 Details of any proposed front, side and rear boundary treatment to the site shall be submitted for the written agreement of the Planning Authority.

**REASON:**

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

- 8 Heating to be provided by the use of either oil, gas, electricity or smokeless fuel in fireplaces or appliances suitable for burning solid smokeless fuel.

**REASON:**

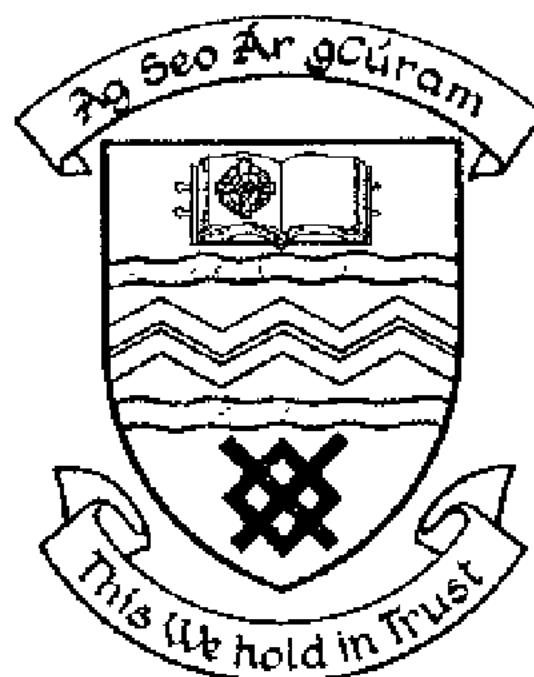
In the interest of reducing air pollution.

- 9 That a financial contribution in the sum of #750 (seven hundred and fifty 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

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reasonable that the developer should contribute towards the cost of providing the services.

- 10 That a financial contribution in the sum of #1,000 (one thousand pounds) be paid by the proposer to South Dublin County Council towards the cost of the provision and development of Class 1 public open space in Corkagh Park and which will facilitate the development; this contribution to be paid before the commencement of development on site.

REASON:

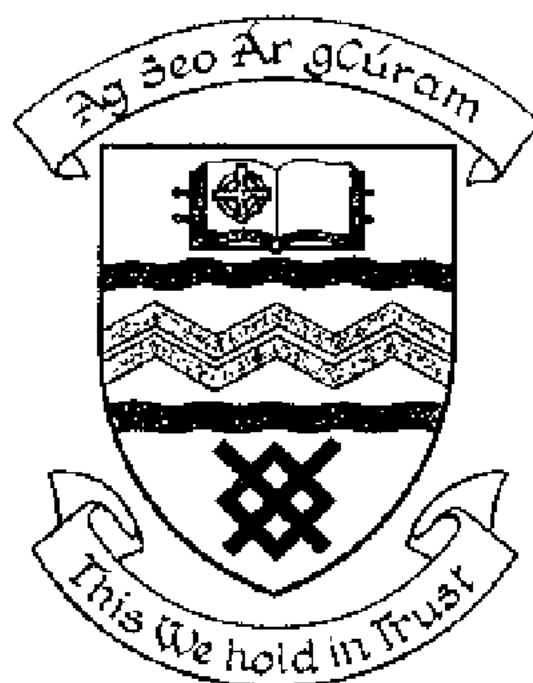
It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on the provision and development of amenity lands in the area which will facilitate the proposed development.

- (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.
- (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.

 ..... 1. February 1999  
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 2566	Date of Decision 16/12/98
Register Reference S98A/0732	Date 27th October 1998

**Applicant** William Kearney,

**Development** To erect a 3 bedroomed detached house.

**Location** Adjacent to 1 St. Johns Wood, Clondalkin, Dublin 22.

**Floor Area** Sq Metres

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

**Additional Information Requested/Received** /

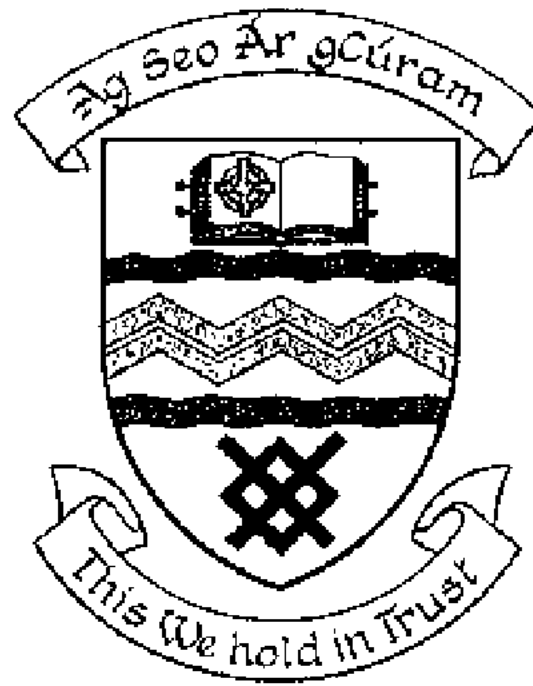
In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a **DECISION TO GRANT PERMISSION** in respect of the above proposal.

subject to the conditions ( 10 ) on the attached Numbered Pages.  
Signed on behalf of the South Dublin County Council.

..... 17/12/98  
for SENIOR ADMINISTRATIVE OFFICER

William Kearney  
1 St. Johns Wood,  
Clondalkin,  
Dublin 22.

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Conditions and Reasons

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REASON:

To ensure that the development shall be in accordance with the permission, and that effective control be maintained.

- 2 All external finishes shall match those of the adjoining dwelling to the north.

REASON:

In the interests of visual amenity.

- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council and shall have regard to the following:-

- (a) Applicant to ensure full and complete separation of foul and surface water systems;
- (b) All connections to be carried out by South Dublin County Council personnel at applicant's prior expense;
- (c) 24 hour storage and separate connection per unit shall be provided.

REASON:

In order to comply with the Sanitary Services Acts, 1878-1964.

- 4 The footpath and kerb shall be dished and the new driveway constructed to the satisfaction of the Area Engineer, Roads Maintenance.

REASON:

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

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- 5 That a financial contribution in the sum of money equivalent to the value of £800 (eight hundred pounds) as on 1st January, 1991, updated in accordance with the Wholesale Price Index - Building and Construction (Capital Goods) as published by the Central Statistics Office to the value pertaining at the time of payment 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 facilitate 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.

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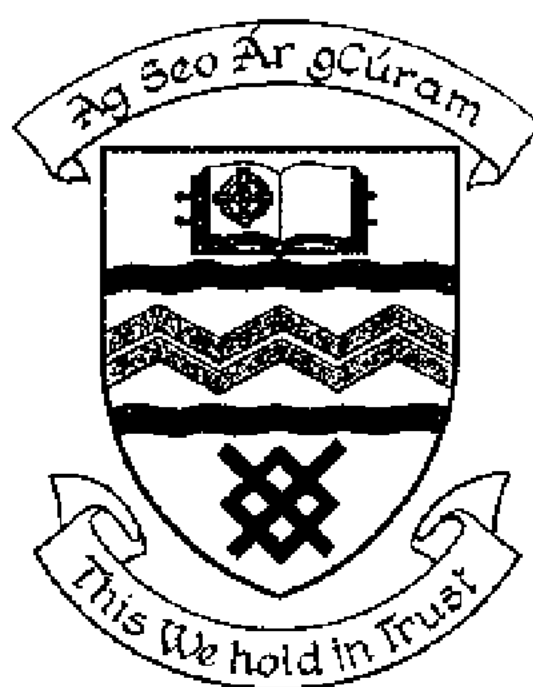
REASON:

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REASON:

In the interest of reducing air pollution.

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- 10 That a financial contribution in the sum of £1,000 (one thousand pounds) be paid by the proposer to South Dublin County Council towards the cost of the provision and development of Class 1 public open space in Corkagh Park 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.