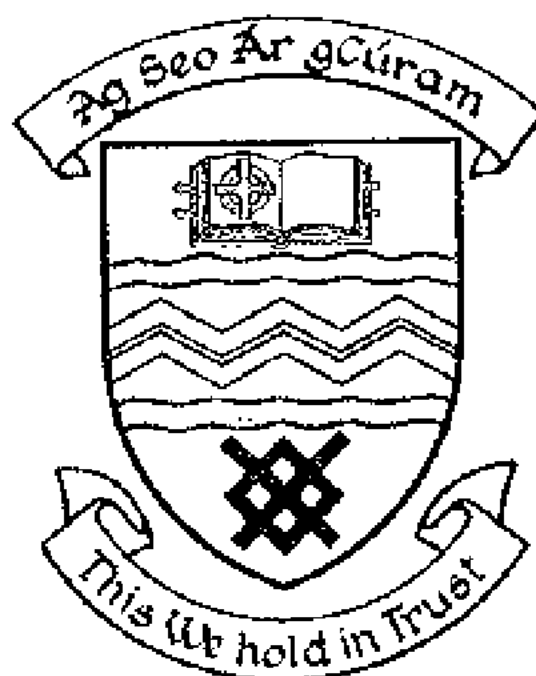


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98A/0295	
1. Location	Lands adjoining Fettercairn Community Centre, Fettercairn, Tallaght, Dublin 24.		
2. Development	Enclosed stable facility (for 21 horses) and hard surface area.		
3. Date of Application	07/05/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Brian Brennan, Address: Architects Department, South Dublin County Council.		
5. Applicant	Name: Fettercairn Youth Horse Project, Address: c/o West Tallaght Resource Centre, Glenshane Close, Brookfield, Tallaght, Dublin 24.		
6. Decision	O.C.M. No. 1329 Date 02/07/98	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1603 Date 12/08/98	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
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Brian Brennan,
Architects Department,
South Dublin County Council.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1603	Date of Final Grant 12/08/98
Decision Order Number 1329	Date of Decision 02/07/98
Register Reference S98A/0295	Date 7th May 1998

Applicant Fettercairn Youth Horse Project,
Development Enclosed stable facility (for 21 horses) and hard surface area.
Location Lands adjoining Fettercairn Community Centre, Fettercairn, Tallaght, Dublin 24.

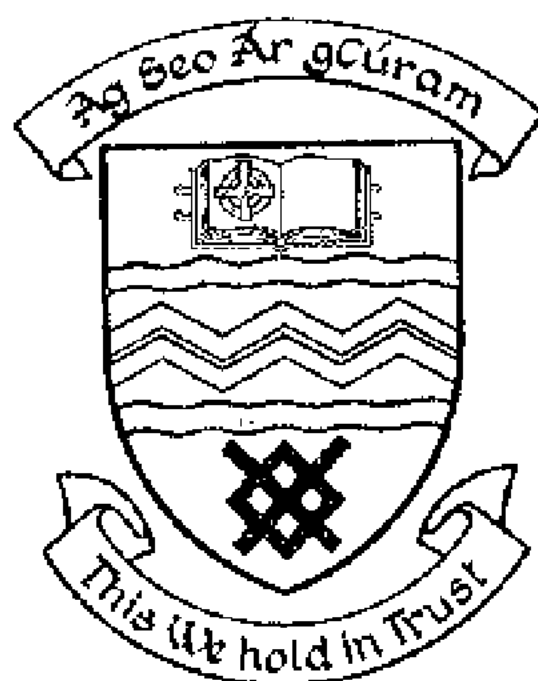
Floor Area 605.440 Sq Metres
Time extension(s) up to and including
Additional Information Requested/Received /

A Permission has been granted for the development described above,
subject to the following (17) Conditions.

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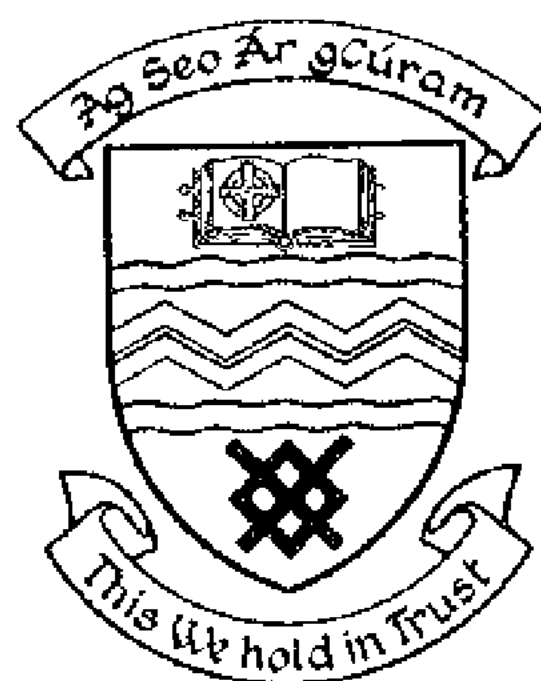
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Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the 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 The entrance shall be dished and paved to the satisfaction of the Area Engineer, Roads Maintenance Division, South Dublin County Council at the applicants expense.
REASON:
In the interest of the proper planning and development of the area.
- 3 The public footpath shall be extended along the roadside frontage of the stables building.
REASON:
In the interest of the proper planning and development of the area and traffic safety.
- 4 The roadside boundary with Fettercairn Road shall be a concrete post and concrete rail fence with or without green plastic coated chain-link fencing as required.
REASON:
In the interest of the proper planning and development of the area and visual amenity.
- 5 The northern boundary of the site shall be set down on site in the presence of an engineer from the Roads Planning section of South Dublin County Council and a stock-proof fence erected along its entire length.
REASON:
In the interest of the proper planning and development of the area.
- 6 The position of the dungstead and arena shall be as per revised drawing received from Architects Department, South

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Dublin County Council on 29/06/98. A belt of mixed evergreen and deciduous trees shall be planted between the dungstead and the roadside boundary which shall be suitably fenced to prevent damage by bloodstock or pedestrians.

REASON:

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

- 7 Four off-street car-parking spaces shall be provided in the vicinity of the stable building.

REASON:

In the interest of traffic safety.

- 8 All temporary or makeshift stables shall be removed permanently from the site and no further temporary stables, tack rooms, feed stores etc. shall be constructed on site without prior specific grant of planning permission from the Planning Authority or An Bord Pleanála on appeal.

REASON:

To safeguard the residential amenities of houses in the interest of the proper planning and development of the area.

- 9 That no advertising sign or structure be erected except those which are exempted development, without prior approval of Planning Authority or An Bord Pleanála on appeal.

REASON:

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

- 10 Independent lavatories for males and females shall be provided within the stable building.

REASON:

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

- 11 Manure from the dungstead shall be removed from the site at least once per week.

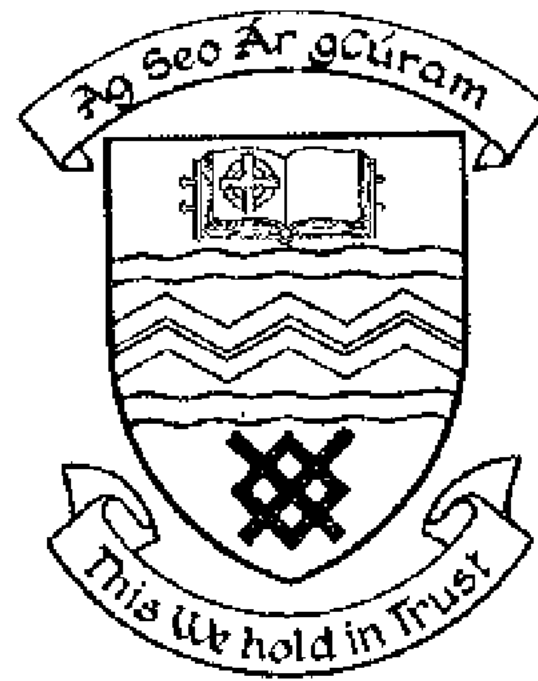
REASON:

To avoid nuisance caused by odours to residents of houses in the vicinity in the interest of residential amenity and the proper planning and development of the area.

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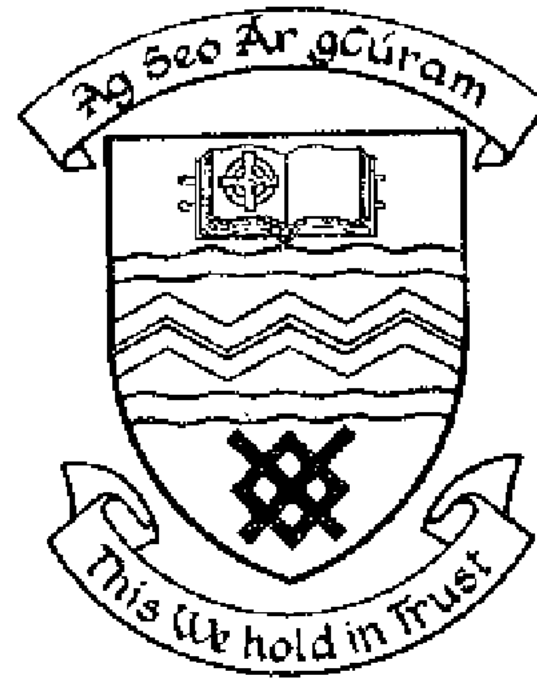
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- 12 That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.
REASON:
In the interest of amenity.
- 13 Any security fencing bordering a public road shall be not greater than 2.4m in height and shall be painted black or dark green.
REASON:
In the interest of visual amenity.
- 14 The proposed canteen shall be used as a kitchen facility or training room for persons using the stable facility.
REASON:
In the interest of the proper planning and development of the area.
- 15 All foul waste including equine urine from the stables shall be discharged to the public foul sewer. All surface water from the building and yard area shall be discharged to the public surface water sewer.
REASON:
In the interest of public health.
- 16 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.

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- 17 All profiled steel cladding shall be green dark grey, red oxide or dark brown in colour.

REASON:

In the interest of visual amenity.

- (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.


..... 13 August 1998
for SENIOR ADMINISTRATIVE OFFICER