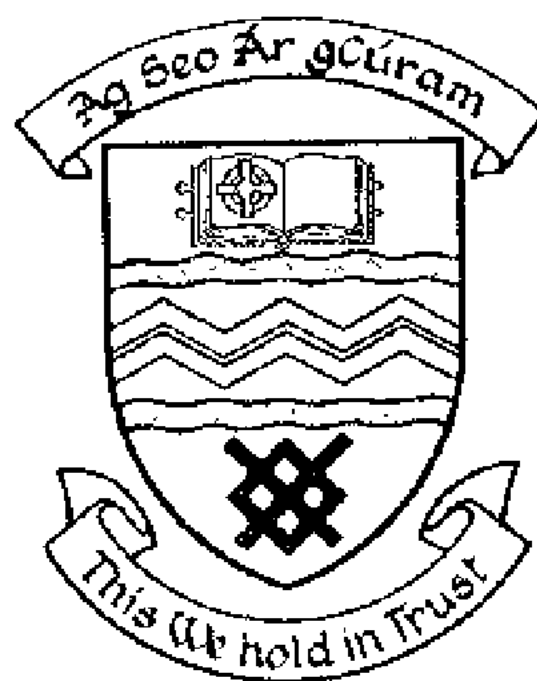


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98A/0239	
1. Location	30 St. Gerard's Road, Crumlin, Dublin 12.		
2. Development	A three bed, 2-storey dwelling complete with new vehicular access to side.		
3. Date of Application	15/04/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 29/04/98 2.	1. 07/05/98 2.
4. Submitted by	Name: Paul A. Flanagan, Address: 27 Kilnarnagh Road, Walkinstown,		
5. Applicant	Name: Mr. & Mrs. J. Nilan, Address: 30 St. Gerard's Road, Crumlin, Dublin 12.		
6. Decision	O.C.M. No. 1333 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
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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 Facs: 01-414 9104

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Paul A. Flanagan,
 27 Kilnamanagh Road,
 Walkinstown,
 Dublin 12.

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 1333	Date of Decision 02/07/98
Register Reference S98A/0239	Date 7th May 1998

Applicant Mr. & Mrs. J. Nilan,

Development A three bed, 2-storey dwelling complete with new vehicular access to side.

Location 30 St. Gerard's Road, Crumlin, Dublin 12.

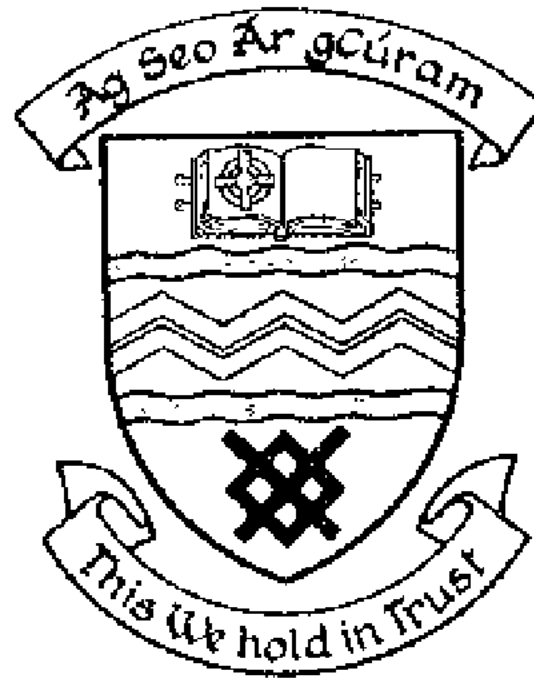
Floor Area 0.000 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 29/04/98 /07/05/98

A Permission has been granted for the development described above,
 subject to the following (9) Conditions.

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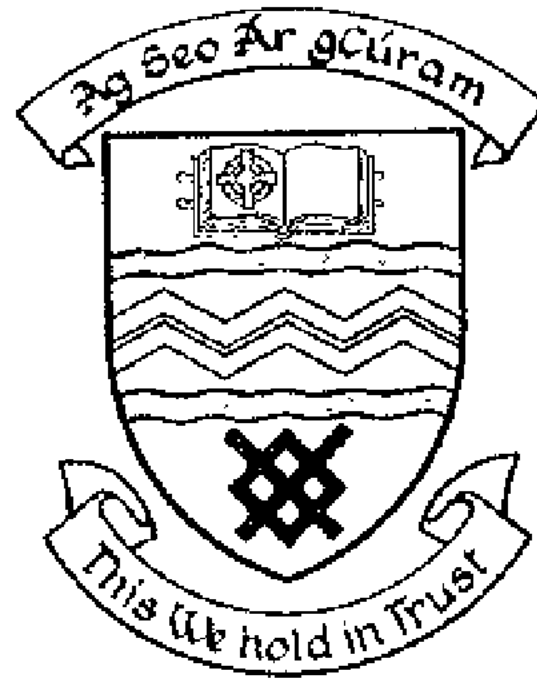
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Conditions and Reasons

- 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 That all external finishes harmonise in colour and texture with those of the adjoining dwelling.
REASON:
In the interests of visual amenity.
- 3 That the proposed house be used as a single dwelling unit.
REASON:
To prevent unauthorised development.
- 4 that the proposed footpath and kerb be dished to the requirements of the Area Engineer, Road Maintenance.
REASON:
In the interests of traffic safety.
- 5 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 provide for the following:
 - a. There shall be a full and complete separation of foul and surface water.
 - b. All connections, swabbing, chlorination and tappings of mains to be carried out by South Dublin County Council personnel at the applicants prior expense.
 - c. 24 hour water storage must be provided.**REASON:**
In order to comply with the Sanitary Services Acts, 1878-1964.
- 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.

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REASON:

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

- 7 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.

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

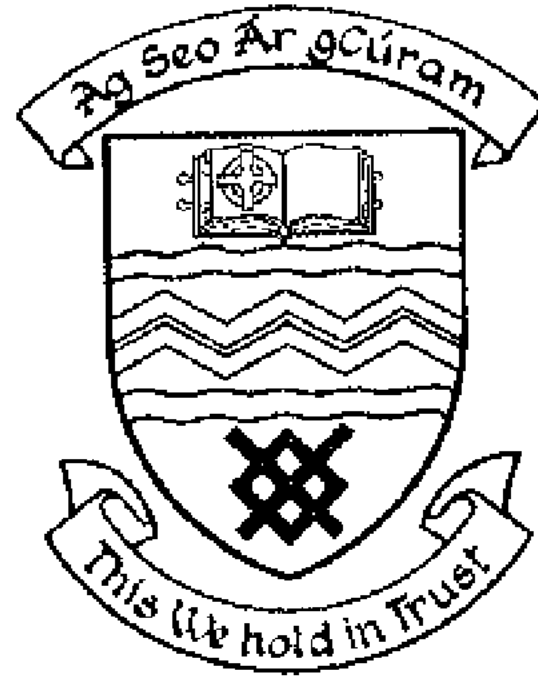
- 9 That a financial contribution in the sum of £1,000 (one thousand pounds) be paid by the proposer to South Dublin County Council towards the cost of the provision and development of Class 1 public open space in the area of the proposed development and which will facilitate the development; this contribution 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

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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.

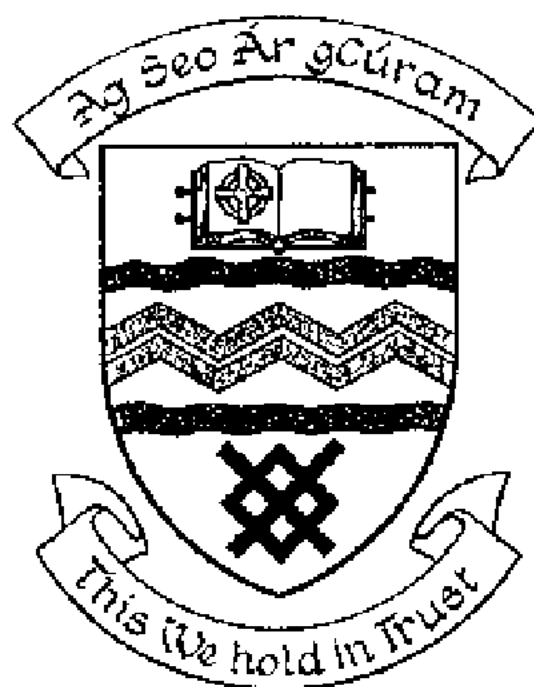
Signed on behalf of South Dublin County Council.

 13. August 1998
for SENIOR ADMINISTRATIVE OFFICER

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

Order Number 0813	Date of order 29/04/98
Register Reference S98A/0239	Date 15th April 1998

Applicant Mr. & Mrs. J. Nilan,
Development A three bed, 2-storey dwelling complete with new vehicular access to side.
Location 30 St. Gerard's Road, Crumlin, Dublin 12.

Dear Sir/Madam,

An inspection carried out on 24/04/98 has shown that the site notice erected in respect of your planning application does not comply with the requirements of the Local Government (Planning and Development) Regulations, 1994 as the site notice is not legible. Before this application can be considered, you must erect a new notice on the site or structure, and submit the following to this 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

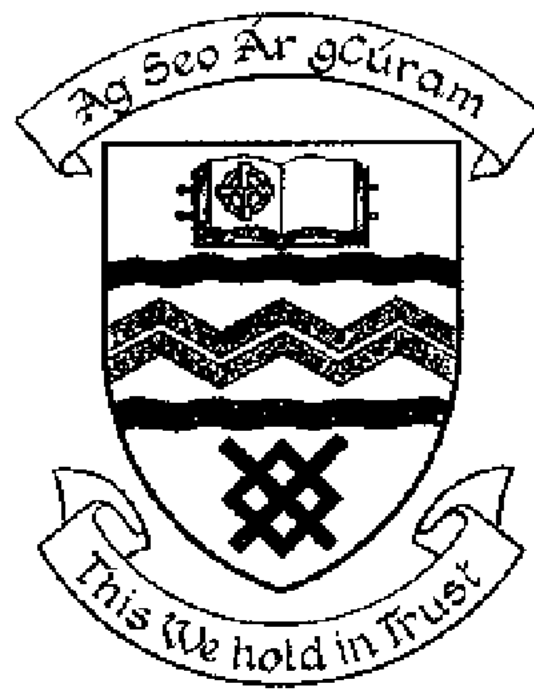
The notice must be maintained in position for at least one month and must fulfill the following conditions:-

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

Paul A. Flanagan,
27 Kilnarnagh Road,
Walkinstown,
Dublin 12.

SOUTH DUBLIN COUNTY COUNCIL
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- (b) whether application is for Permission, Outline Permission, or Approval.
- (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,

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