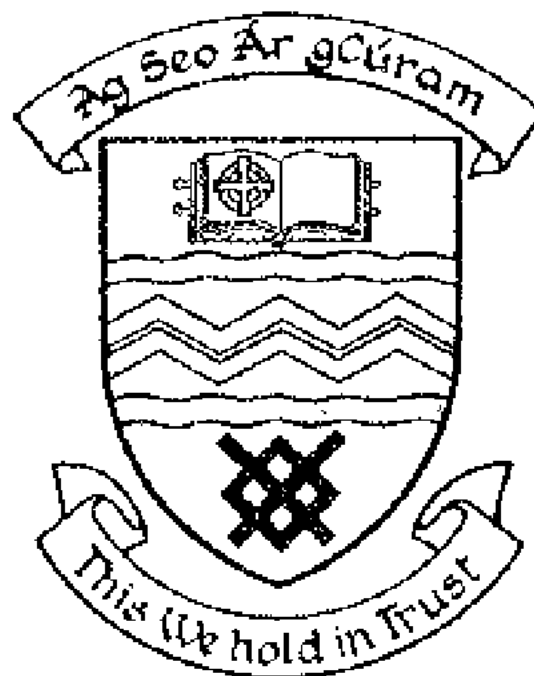


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98A/0104	
1. Location	Glenaraneen, Brittas, Co. Dublin.		
2. Development	A bungalow, garage and septic tank.		
3. Date of Application	26/02/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Mr. & Mrs. Ian & Helen Campbell, Address: Crooksling, Brittas,		
5. Applicant	Name: Mr. & Mrs. Ian & Helen Campbell, Address: Crooksling, Brittas, Co. Dublin.		
6. Decision	O.C.M. No. 0812 Date 29/04/98	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1163 Date 12/06/98	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.	

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

Telefon: 01-414 9000
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**PLANNING
DEPARTMENT**

P.O. Box 4122
Town Centre, Tallaght
Dublin 24

Telephone: 01-414 9000
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Mr. & Mrs. Ian & Helen Campbell,
Crooksling,
Brittas,
Co. Dublin.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1163	Date of Final Grant 12/06/98
Decision Order Number 0812	Date of Decision 29/04/98
Register Reference S98A/0104	Date 26th February 1998

Applicant Mr. & Mrs. Ian & Helen Campbell,

Development A bungalow, garage and septic tank.

Location Glenaraneen, Brittas, Co. Dublin.

Floor Area 124.880 Sq Metres

Time extension(s) up to and including 30/04/98

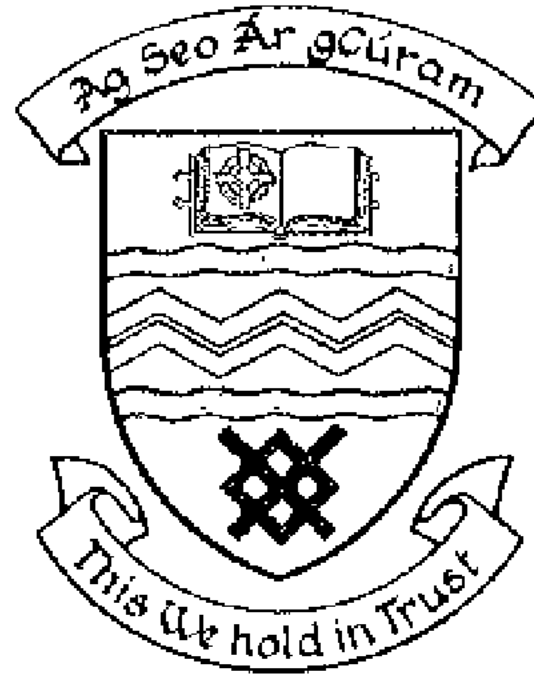
Additional Information Requested/Received /

A Permission has been granted for the development described above,
subject to the following (6) Conditions.

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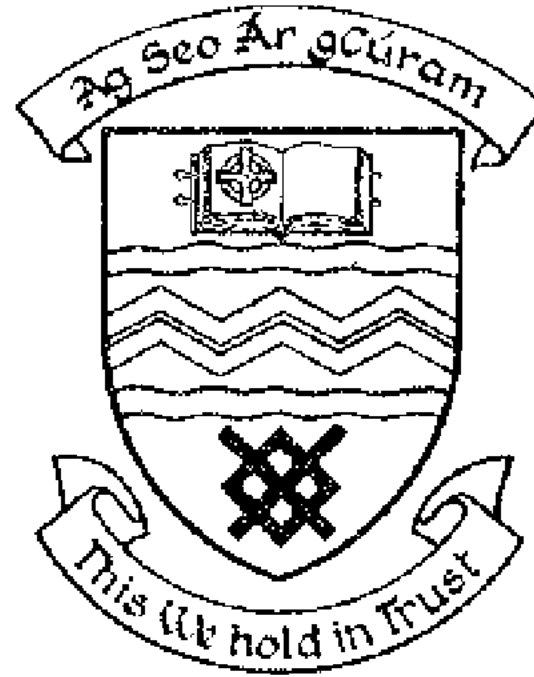
Conditions and Reasons

- 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 That details of the Septic tank system be agreed with the Principal Environmental Health Officer of the Eastern Health Board before development commences.
REASON:
In the interest of public health.
- 3 That the following requirements be incorporated into the development:-
 - (a) Joint access to be located so as to provide 90 metre vision splays from a 3 metre setback in both directions.
 - (b) The boundary of site shall be set back 6 metres from the centreline of the existing carriageway. The strip between edge of carriageway and boundary to be levelled and grassed to County Council Standards.
 - (c) The gradient of the access shall not exceed 2.5% over the last 6 metres of approach to the public road.
 - (d) Entrance gate to be recessed 1.5 metres from the new boundary with wing walls splayed at 45 degrees.
 - (e) A hard standing, measuring 10m x 3m, surface sealed to the satisfaction of the Area Engineer, Roads Maintenance shall be provided at the entrance to facilitate visiting vehicles.
 - (f) Parking for two cars to be provided within the curtilage of the site with an adequate turning area.
 - (g) All underground or overhead services and poles to be relocated, as may be necessary, to a suitable location adjacent to the new boundary at the developer's expense.

All of the above works to be carried out at the developer's expense and to the satisfaction of South Dublin County Council prior to the house being occupied.

REASON:

SOUTH DUBLIN COUNTY COUNCIL
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In the interest of the proper planning and development of the area.

- 4 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 developer to South Dublin County Council towards the cost of roads improvements and traffic management proposals in the area serving this 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.

- 5 In the event of a connection to the public sewer, a further financial contribution in the sum of £375 (three hundred and seventy five pounds) to be paid by the proposer to South Dublin County Council towards the cost of provision of public foul sewerage in the area of the proposed development and which will facilitate the development.

REASON:

The provision of such service 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 service.

- 6 In the event of a connection to the water supply, a further financial contribution in the sum of £375 (three hundred and seventy five pounds) to be paid by the proposer to South Dublin County Council towards the cost of public water supply in the area of the proposed development and which will facilitate the development.

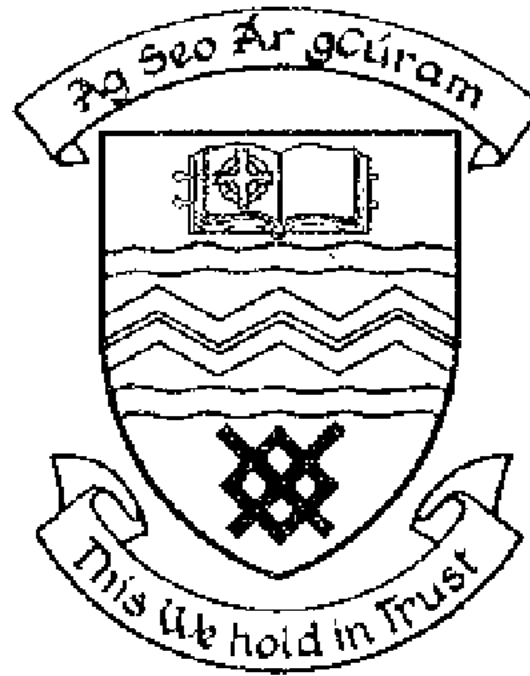
REASON:

The provision of such service 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 service.

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- (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.

.....*DK*.....*15* June 1998
for SENIOR ADMINISTRATIVE OFFICER

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



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

Decision Order Number 0852	Date of Decision 24/04/98
Register Reference S98A/0104	Date 26th February 1998

Applicant Mr. & Mrs. Ian & Helen Campbell,
App. Type Permission
Development A bungalow, garage and septic tank.
Location Glenaraneen, Brittas, Co. Dublin.

Dear Sir / Madam,

In accordance with Section 26 (4a) of the Local Government (Planning and Development) Act 1963 as amended by Section 39 (f) of the Local Government (Planning and Development) Act 1976 the period for considering this application has been extended, up to and including 30/04/98

Yours faithfully

...*DC*... 05/05/98
for SENIOR ADMINISTRATIVE OFFICER

Mr. & Mrs. Ian & Helen Campbell,
Crooksling,
Brittas,
Co. Dublin.