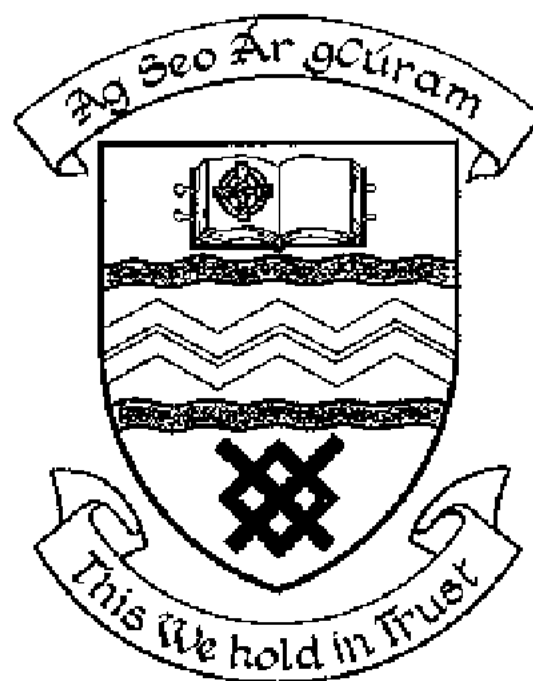


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97B/0489	
1. Location	17 Butterfield Avenue, Rathfarnham, Dublin 14.		
2. Development	A dormer/attic conversion to front, single storey extension to side and two storey extension to rear.		
3. Date of Application	15/09/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 29/09/97 2.	1. 02/10/97 2.
4. Submitted by	Name: Eoin Condon M.R.I.A.I., Address: 3 Floraville Lawn, Clondalkin,		
5. Applicant	Name: Sean Kiernan, Address: 60 Marian Crescent, Dublin 14.		
6. Decision	O.C.M. No. 4136 Date 27/11/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0049 Date 15/01/98	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.	

REG. REF. S97B/0489 **SOUTH DUBLIN COUNTY COUNCIL**
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-462 0000
Facs: 01-462 0104



**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-462 0000
Fax: 01-462 0104

Eoin Condon M.R.I.A.I.,
3 Floraville Lawn,
Clondalkin,
Dublin 22.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0049	Date of Final Grant 15/01/98
Decision Order Number 4136	Date of Decision 27/11/97
Register Reference S97B/0489	Date 2nd October 1997

Applicant Sean Kiernan,

Development A dormer/attic conversion to front, single storey extension to side and two storey extension to rear.

Location 17 Butterfield Avenue, Rathfarnham, Dublin 14.

Floor Area 0.000 Sq Metres

Time extension(s) up to and including

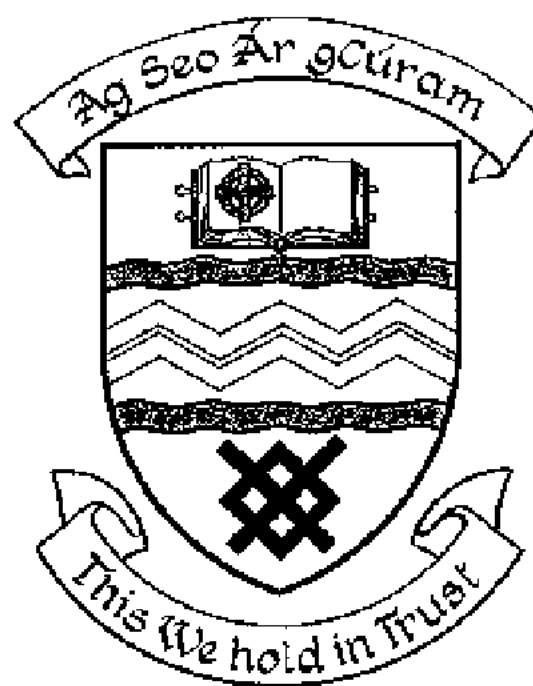
Additional Information Requested/Received 29/09/97 /02/10/97

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

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Conditions and Reasons

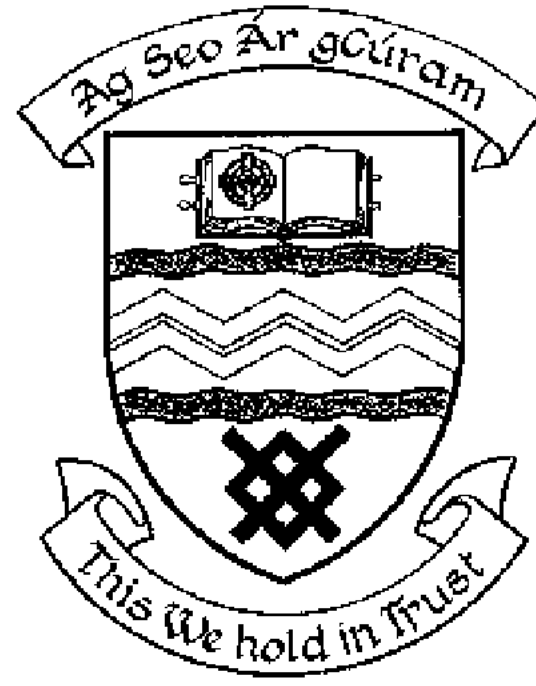
- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, save as may be required by the other conditions attached hereto.
REASON:
To ensure that the development shall be in accordance with the permission, and that effective control be maintained.
- 2 That the entire premises be used as a single dwelling unit.
REASON:
To prevent unauthorised development.
- 3 That all external finishes harmonise in colour and texture with the existing premises.
REASON:
In the interest of visual amenity.
- 4 That the front garden be surfaced to provide for at least two off-street car park spaces.
REASON:
In the interest of traffic safety.
- 5 That the gate piers be reinstated and all boundary treatment along Butterfield Avenue to be harmonious in materials and finish with the streetscape. Front gates to be designed so that they cannot open outwards over public footpath.
REASON:
In the interest of orderly development.
- 6 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.

NOTE: Applicant is advised that in the event of encroachment or oversailing of the adjoining property, the consent of the adjoining property owner is required.

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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.

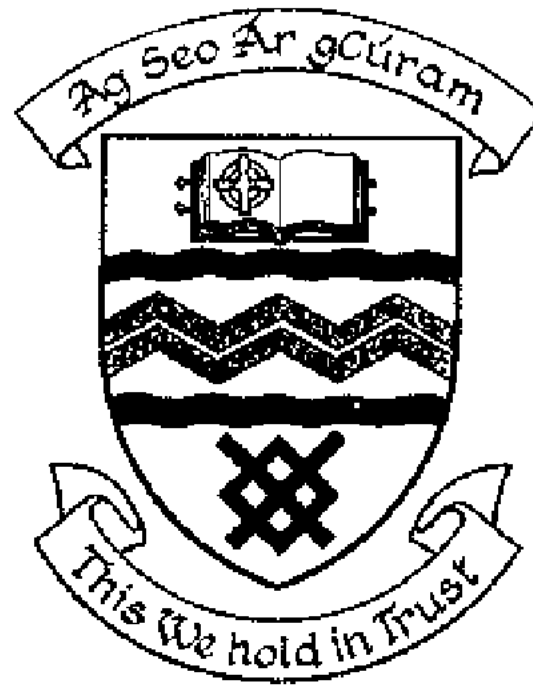
Signed on behalf of South Dublin County Council.

.....*[Signature]*..... 15 January 1998
for SENIOR ADMINISTRATIVE OFFICER

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

Order Number 1955	Date of Order 29/09/97
Register Reference S97B/0489	Date 15th September 1997

Applicant Sean Kiernan,
Development A dormer/attic conversion to front, single storey extension to side and two storey extension to rear.
Location 17 Butterfield Avenue, Rathfarnham, Dublin 14.

Dear Sir/Madam,

An inspection carried out on 23/09/97 has shown that a site notice was not erected in respect of your planning application. Before this application can be considered, you must erect a notice on the site or structure, and submit the following to the 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
- (b) whether application is for Permission, Outline Permission, or Approval.

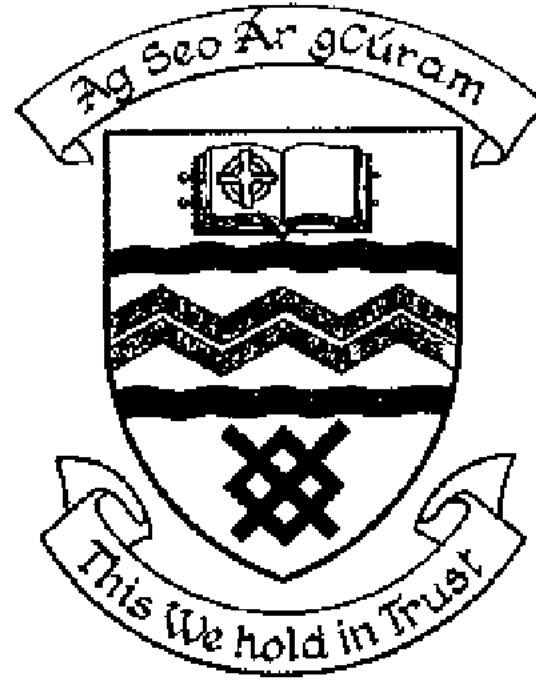
Eoin Condon M.R.T.A.I.,
3 Floraville Lawn,
Clondalkin,
Dublin 22.

SOUTH DUBLIN COUNTY COUNCIL
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REG REF. S97B/0489



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-
- (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. 29/09/97