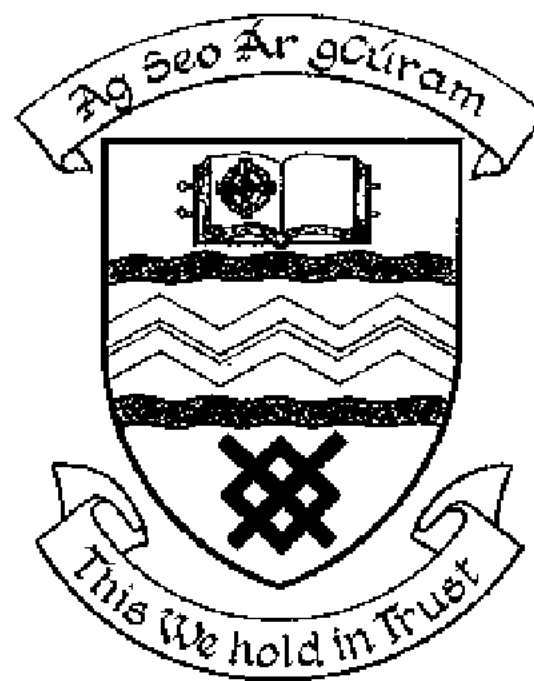


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S97B/0453	
1. Location	43 Kimmage Road West, Dublin 12.		
2. Development	Relocation of entrance driveway and for garage with storeroom over at side.		
3. Date of Application	18/08/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 10/12/97 2.	1. 06/01/98 2.
4. Submitted by	Name: Frank Kenny Associates, Address: 5 Clyde Lane, Dublin 4.		
5. Applicant	Name: Mr. C. Mulcahy, Address: 43 Kimmage Road West, Dublin 12.		
6. Decision	O.C.M. No. 0275  Date 13/02/98	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0545  Date 26/03/98	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

## COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



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

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**PLANNING  
DEPARTMENT**  
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Dublin 24.

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Frank Kenny Associates,  
5 Clyde Lane,  
Dublin 4.

### NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0545	Date of Final Grant 26/03/98
Decision Order Number 0275	Date of Decision 13/02/98
Register Reference S97B/0453	Date 6th January 1998

**Applicant** Mr. C. Mulcahy,

**Development** Relocation of entrance driveway and for garage with storeroom over at side.

**Location** 43 Kimmage Road West, Dublin 12.

**Floor Area** 0.000 Sq Metres

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

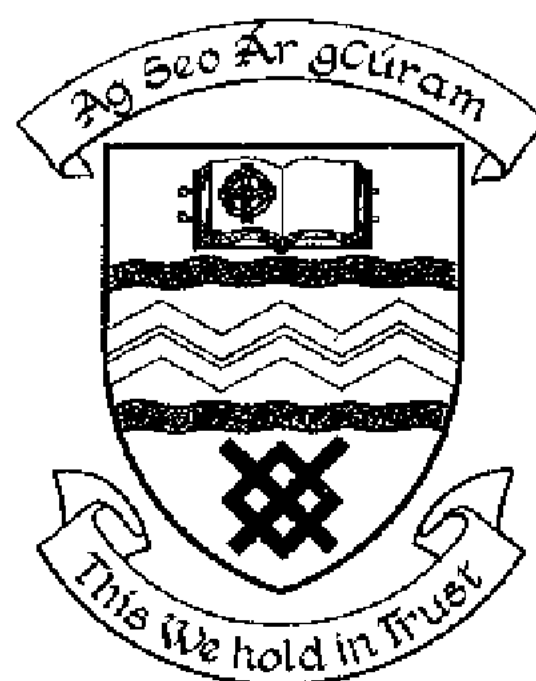
**Additional Information Requested/Received** 10/12/97 /06/01/98

A Permission has been granted for the development described above,  
subject to the following (7) Conditions.

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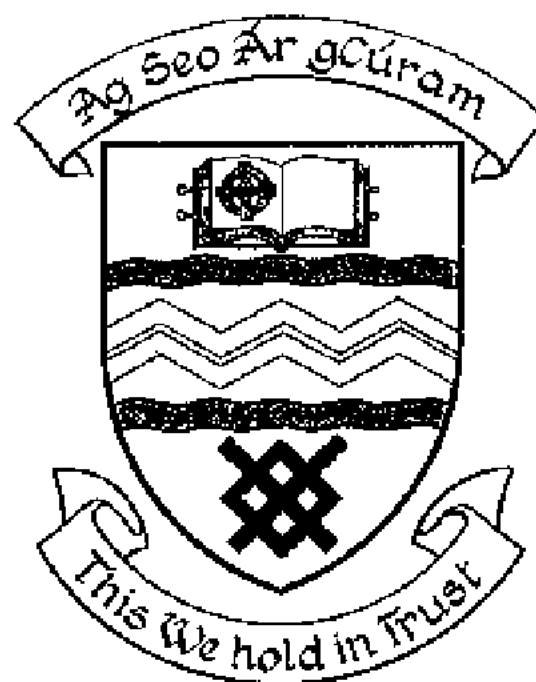
**Conditions and Reasons**

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application and as amended by additional information received on 6th January 1998, 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 of the proposed garage harmonise in colour and texture with the existing premises.  
REASON:  
In the interest of visual amenity.
- 4 The front boundary wall be reinstated promptly with provision for a pedestrian access only in the location of the existing vehicular entrance and piers and all finishes of boundary wall shall be harmonious with adjacent boundaries and finished in an orderly manner.  
REASON:  
In the interest of orderly development.
- 5 That the proposed front boundary wall shall not exceed a height of 1.2m.  
(NB This does not preclude the replacement of the existing railings provided that the height and design is consistent with that existing).  
REASON:  
In the interest of traffic safety and orderly development.
- 6 That the proposed garage be used solely for purposes incidental to the enjoyment of the dwelling house as such and shall not be used for the carrying on of any trade or business.

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REASON:

To prevent unauthorised development.

- 7 That the footpath and driveway be dished and drained in accordance with the Planning Authority (Roads Department) at the applicant's expense.

REASON:

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

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.

- (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.

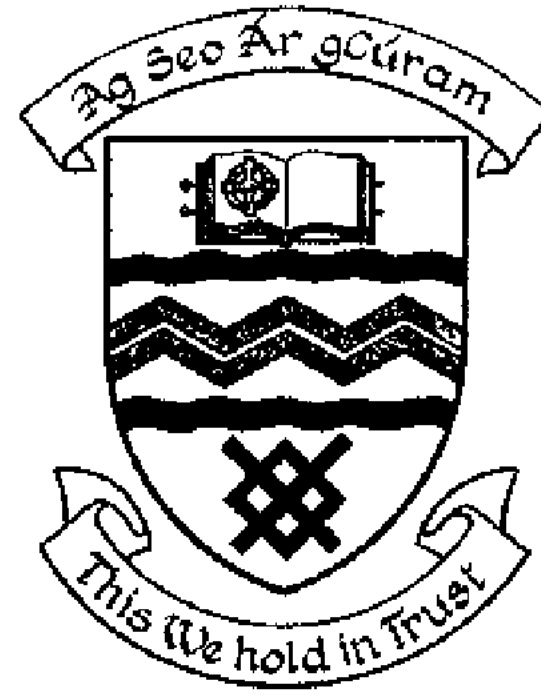
.....  
for SENIOR ADMINISTRATIVE OFFICER

30 March 1998

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

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

<b>Decision Order Number 4243</b>	<b>Date of Decision 10/12/97</b>
<b>Register Reference S97B/0453</b>	<b>Date 18th August 1997</b>

**Applicant**                      Mr. C. Mulcahy,  
**Development**                Relocation of entrance driveway and for single storey  
   garage at side.

**Location**                      43 Kimmage Road West, Dublin 12.

**App. Type**                      Permission

Dear Sir/Madam,

With reference to your planning application, received on 18/08/97 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning & Development) Acts 1963-1993, the following **ADDITIONAL INFORMATION** must be submitted in quadruplicate:

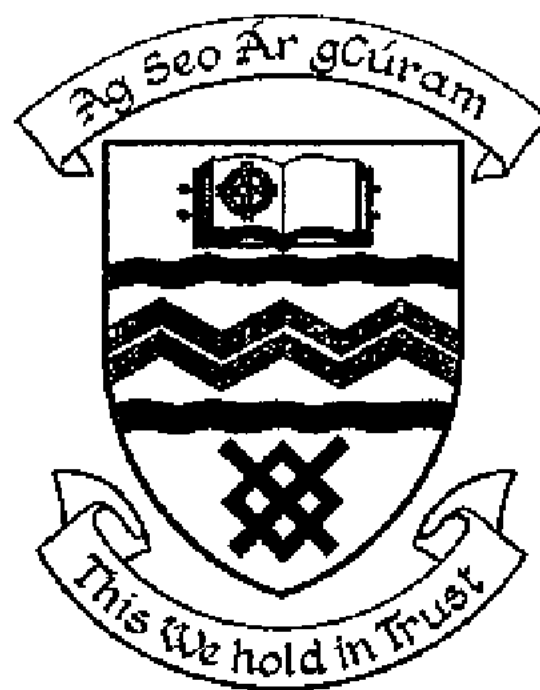
- 1      The submitted drawings of the proposed garage show provision for a first floor level and therefore would appear not to be in accordance with the description of the proposed development. The applicant is requested to state the proposed use of the garage and to state whether or not a first floor is proposed.
  - \*      If a first floor is proposed, the applicant is requested to submit a floor plan and to readvertise the proposed development and provide a new site notice in accordance with the provisions of the Local Government (Planning & Development) Act, 1994;
  - \*      If the first floor is not intended, the applicant is requested to explain the need for a garage of the proposed height.

Frank Kenny Associates,  
5 Clyde Lane,  
Dublin 4.

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~~REG REF. S97B/0453~~

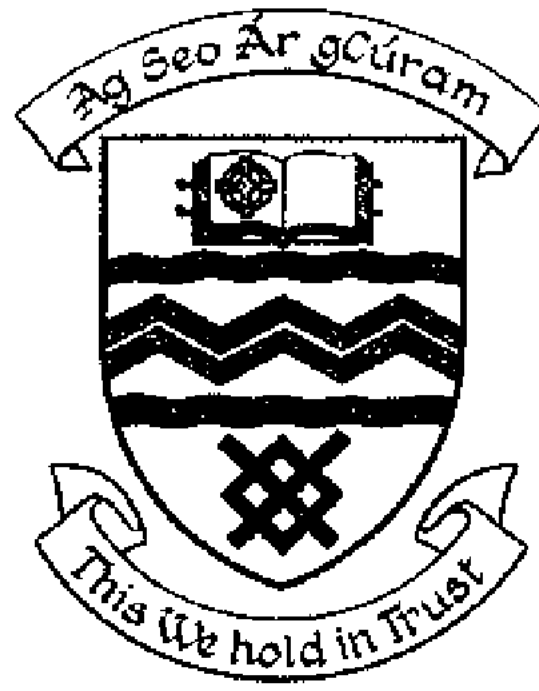
- 2 Having regard to the proposed height of the garage and its relationship with the adjacent dwelling it is considered that the proposed encroachment on the established building line is not acceptable. The applicant is requested to confirm whether or not it is feasible to set back the proposed garage in line with the established building line of the adjacent dwelling.
- 3 The applicant is requested to submit a full set of elevation drawings of the proposed garage.

Signed on behalf of South Dublin County Council

.....  
for Senior Administrative Officer

10/12/97

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

<b>Order Number</b> 1729	<b>Date of Order</b> 29/08/97
<b>Register Reference</b> S97B/0453	<b>Date</b> 18th August 1997

**Applicant** Mr. C. Mulcahy,  
**Development** Relocation of entrance driveway and for single storey garage at side.  
**Location** 43 Kimmage Road West, Dublin 12.

Dear Sir/Madam,

An inspection carried out on 21/08/97 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

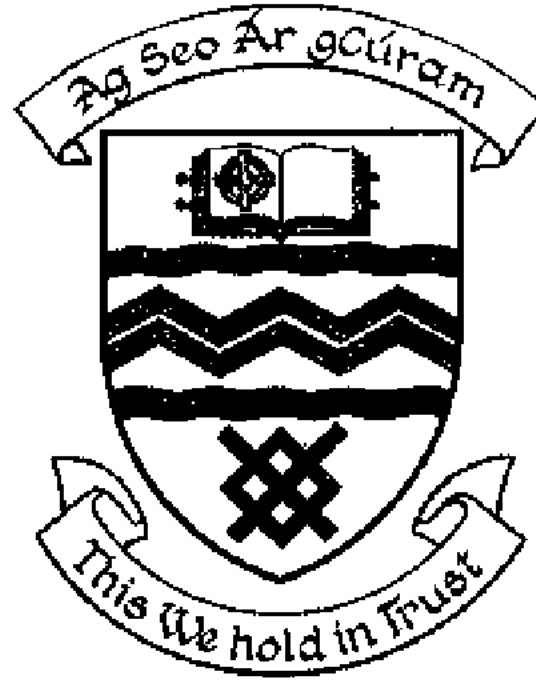
The notice must be maintained in position for at least one month and must fulfill the following conditions:-

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.

Frank Kenny Associates,  
5 Clyde Lane,  
Dublin 4.

SOUTH DUBLIN COUNTY COUNCIL  
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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.

01/09/97