

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97B/0386	
1. Location	12 Templeroan View, Templeogue, Dublin 16		
2. Development	Two storey extension to side and single storey extension to the rear.		
3. Date of Application	04/07/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 02/09/97 2.	1. 17/09/97 2.
4. Submitted by	Name: Duff Tisdall Address: 8 Merrion Square, Dublin 2.		
5. Applicant	Name: Ann and Gerard Flanagan Address: 12 Templeroan View, Templeogue, Dublin 16		
6. Decision	O.C.M. No. 4066 Date 13/11/97	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE PERMISSION	
8. Appeal Lodged	12/12/97	Written Representations	
9. Appeal Decision	09/04/98	Grant Permission	
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.	

AN BORD PLEANÁLA

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

County South Dublin

Planning Register Reference Number: S97B/0386

APPEAL by Ann and Gerard Flanagan care of Duff/Tisdall Limited of 8 Merrion Square, Dublin against the decision made on the 13th day of November, 1997 by the Council of the County of South Dublin to refuse permission for development comprising the erection of a two-storey extension to side and single-storey extension to rear of 12 Templeroan View, Templeogue, Dublin in accordance with plans and particulars lodged with the said Council:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1993, it is hereby decided, for the reason set out in the First Schedule hereto, to grant permission for the said development in accordance with the said plans and particulars, subject to the conditions specified in the Second Schedule hereto, the reasons for the imposition of the said conditions being as set out in the said Second Schedule and the said permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

It is considered that, subject to compliance with the conditions set out in the Second Schedule, the proposed extension would not seriously injure the amenities of the area and would be in accordance with the proper planning and development of the area.

SECOND SCHEDULE

1. The proposed development shall be carried out in accordance with the plans and particulars lodged with the application on the 4th day of July, 1997, as amended by the details received by the planning authority on the 17th day of September, 1997, and the 9th day of October, 1997, except as may otherwise be required in order to comply with the following conditions.

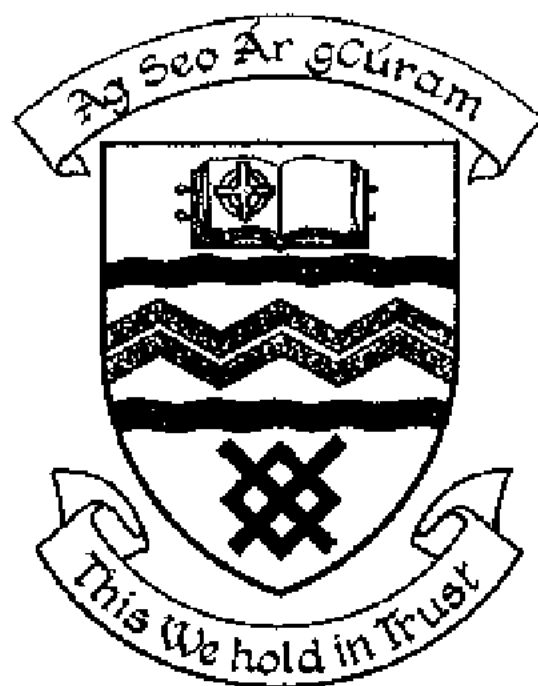
Reason: In the interest of clarity.



**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

**NOTIFICATION OF DECISION TO REFUSE PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993**

Decision Order Number 4066	Date of Decision 13/11/97
Register Reference S97B/0386	Date 4th July 1997

Applicant Ann and Gerard Flanagan

Development Two storey extension to side and single storey extension to the rear.

Location 12 Templeroan View, Templeogue, Dublin 16

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 02/09/97 /17/09/97

In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by order dated as above make a decision to **REFUSE PERMISSION** in respect of the above proposal.

for the (2) Reasons on the attached Numbered Pages.

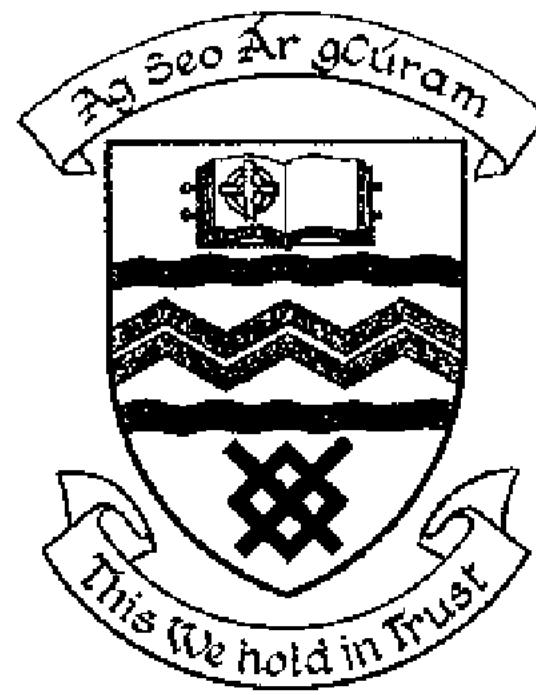
signed on behalf of the South Dublin County Council

.....
for **SENIOR ADMINISTRATIVE OFFICER**

13/11/97

Duff Tisdall
8 Merrion Square,
Dublin 2.

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

REG REF. S97B/0386

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

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

Reasons

- 1 The proposed development involves the construction of a gable wall on a boundary line where the site abutts a public footpath. The gable wall includes six window opes and six vents, and would oversail a public area. The proposed development by reason of its relationship with adjacent public footpath is incongruous with the surrounding character and pattern and development of the immediate vicinity. The proposed development would result in disorderly development which would seriously injure the amenities and depreciate the value of property in the vicinity.
- 2 First floor plan not submitted.

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97B/0386	
1. Location	12 Templeroan View, Templeogue, Dublin 16		
2. Development	Two storey extension to side and single storey extension to the rear.		
3. Date of Application	04/07/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 02/09/97 2.	1. 2.
4. Submitted by	Name: Duff Tisdall Address: 8 Merrion Square, Dublin 2.		
5. Applicant	Name: Ann and Gerard Flanagan Address: 12 Templeroan View, Templeogue, Dublin 16		
6. Decision	O.C.M. No. 1752 Date 02/09/97	Effect FI REQUEST ADDITIONAL INFORMATION	
7. Grant	O.C.M. No. Date	Effect FI REQUEST ADDITIONAL INFORMATION	
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.

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

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

Decision Order Number 1752	Date of Decision 02/09/97
Register Reference S97B/0386	Date 4th July 1997

Applicant Ann and Gerard Flanagan
Development Two storey extension to side and single storey extension to the rear.

Location 12 Templeroan View, Templeogue, Dublin 16

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 04/07/97 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 applicant is requested to submit a site layout plan showing the plotted location of any adjacent public sewers and watermains. Applicant is advised that no part of the development to be within a distance of 2m from these adjacent services.
- 2 The proposed development is not acceptable by reason of its relationship with the adjacent public footpath. The proposed gable elevation with windows and vents is considered to be out of character and incongruous with the surrounding area. Normally a setback of 2m from the boundary is required. However the Planning Authority may consider a reduced setback subject to design and relationship with adjacent service pipes. The applicant is requested to clarify whether or not this is feasible and to submit revised proposals accordingly.

Duff Tisdall
8 Merrion Square,
Dublin 2.

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

~~REG REF. S97B/0386~~



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

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

- 3 The applicant is requested to submit a proposed plan for the first floor level having regard to 2 above.

Signed on behalf of South Dublin County Council

.....
for Senior Administrative Officer

02/09/97