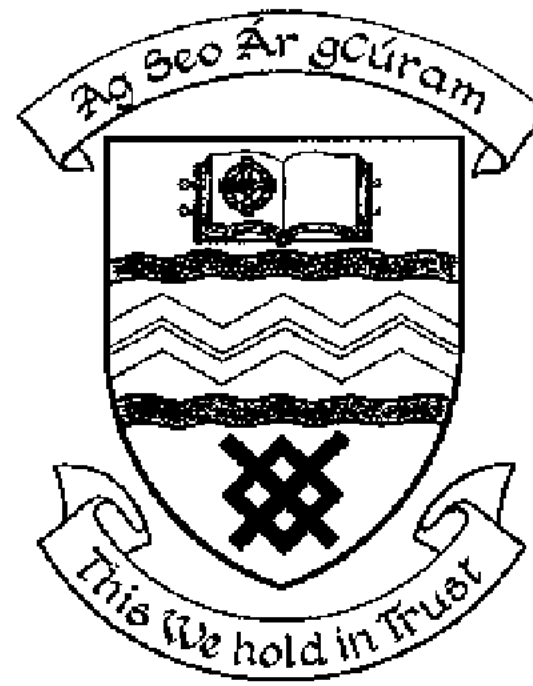


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97B/0095	
1. Location	77 Monastery Drive, Clondalkin, Dublin 22.		
2. Development	Extensions existing dwelling providing additional kitchen area with bay window and utility room at ground level, new bathroom and bedroom at first floor level, retention of existing bedroom to side at ground level.		
3. Date of Application	11/03/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 08/05/97 2.	1. 12/08/97 2.
4. Submitted by	Name: Gerard Egan, Address: 12 Ophaly Court, Dundrum, Dublin 14.		
5. Applicant	Name: Mr. C. McGrattan, Address: 77 Monastery Drive, Clondalkin, Dublin 22.		
6. Decision	O.C.M. No. 1867 Date 18/09/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 3068 Date 30/10/97	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**



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

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

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

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

Gerard Egan,
12 Ophaly Court,
Dundrum,
Dublin 14.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 3068	Date of Final Grant 30/10/97
Decision Order Number 1867	Date of Decision 18/09/97
Register Reference S97B/0095	Date 12th August 1997

Applicant Mr. C. McGrattan,

Development Extensions existing dwelling providing additional kitchen area with bay window and utility room at ground level, new bathroom and bedroom at first floor level, retention of existing bedroom to side at ground level.

Location 77 Monastery Drive, Clondalkin, Dublin 22.

Floor Area 0.000 Sq Metres

Time extension(s) up to and including

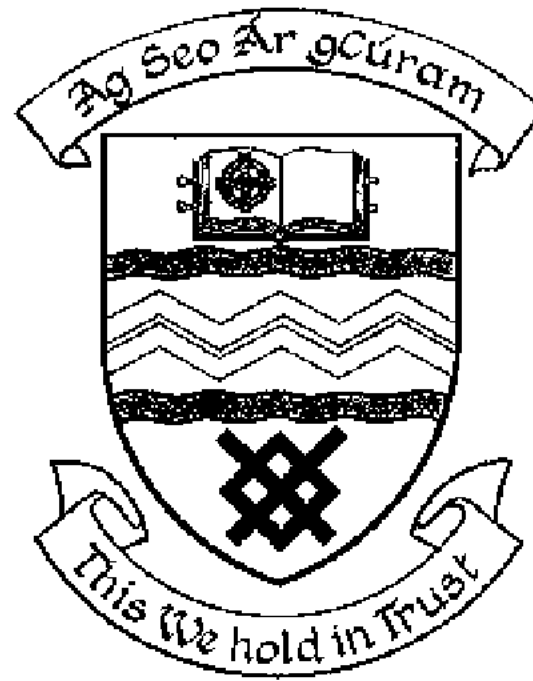
Additional Information Requested/Received 08/05/97 /12/08/97

A Permission has been granted for the development described above,
subject to the following (5) Conditions.

REG REF. S97B/0095 SOUTH DUBLIN COUNTY COUNCIL
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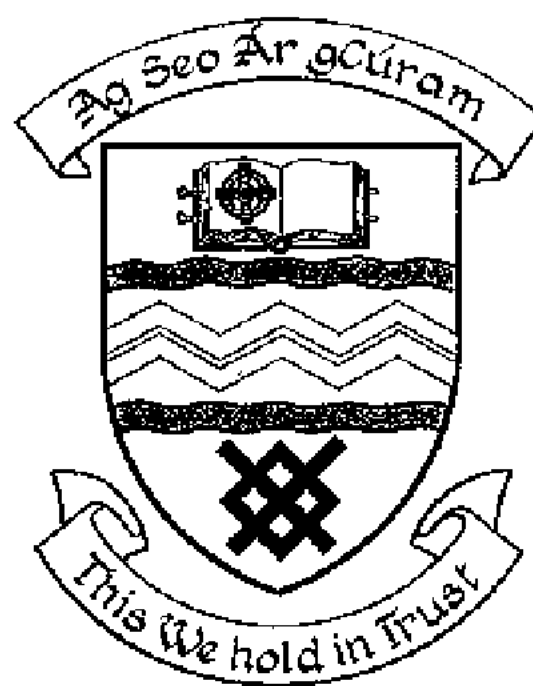
Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application as amended by the revised plans and details received by the Council by way of Further Information on the 12th August 1997, 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 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.
 - 5 The proposed extension shall be designed and constructed so as not to oversail or underpin the side boundary walls of the property without first receiving the written consent of the affected adjoining property owner.
REASON:
In the interests of the proper planning and development of the area and the prevention of unauthorised 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.

REG. REF. S97B/0095 SOUTH DUBLIN COUNTY COUNCIL
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- (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.

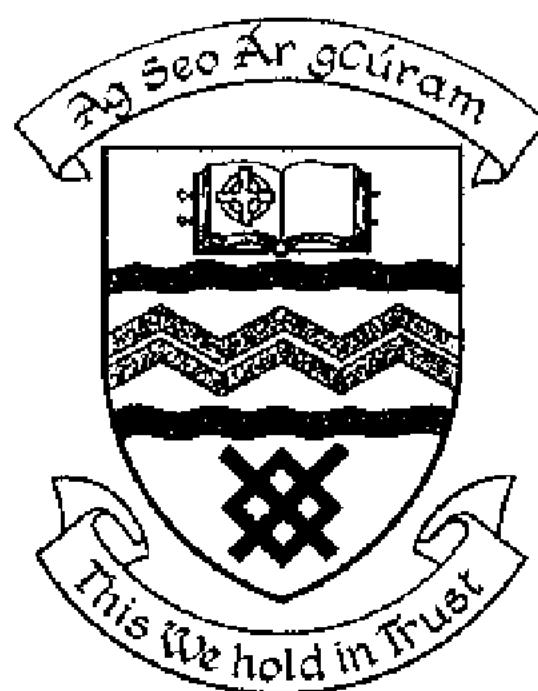
Signed on behalf of South Dublin County Council.

 31. November 1997
for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 0853	Date of Decision 08/05/97
Register Reference S97B/0095	Date 11th March 1997

Applicant Development Mr. C. McGrattan,
Extensions existing dwelling providing additional kitchen area with bay window and utility room at ground level, new bathroom and bedroom at first floor level, retention of existing bedroom to side at ground level.

Location 77 Monastery Drive, Clondalkin, Dublin 22.

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 11/03/97 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 elevation to no. 75 Monastery Drive showing existing building line and proposed building line, including rooflines. The applicant is advised that having regard to existing building lines that proposals to bring the front building line further forward are not likely to be acceptable to the Planning Authority.
- 2 The applicant is asked to clarify whether or not he can amend the proposed development and retain the existing front building line.

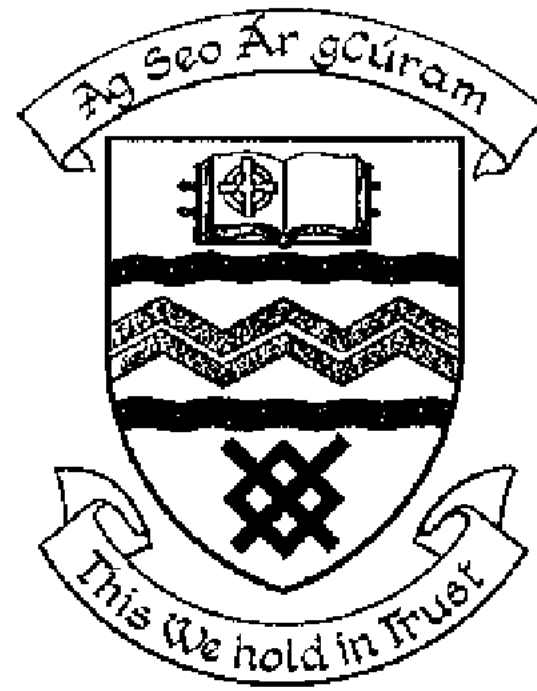
Signed on behalf of South Dublin County Council
Gerard Egan,
12 Ophaly Court,
Dundrum,
Dublin 14.

SOUTH DUBLIN COUNTY COUNCIL
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~~REG REF. S97B/0095~~



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.....^{LB}.....
for Senior Administrative Officer

08/05/97