

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97B/0051	
1. Location	219 Glenvara Park, Knocklyon, Dublin 16.		
2. Development	Addition of first floor extension to existing ground structure and garage to side of existing structure.		
3. Date of Application	20/02/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 26/03/97 2.	1. 02/04/97 2.
4. Submitted by	Name: Mr. P. Cusack, Address: 219 Glenvara Park, Knocklyon, Dublin 16.		
5. Applicant	Name: Mr. P. Cusack, Address: 219 Glenvara Park, Knocklyon, Dublin 16.		
6. Decision	O.C.M. No. 0901 Date 14/05/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1267 Date 26/06/97	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

Mr. P. Cusack,
219 Glenvara Park,
Knocklyon,
Dublin 16.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1267	Date of Final Grant 26/06/97
Decision Order Number 0901	Date of Decision 14/05/97
Register Reference S97B/0051	Date 2nd April 1997

Applicant Mr. P. Cusack,

Development Addition of first floor extension to existing ground structure and garage to side of existing structure.

Location 219 Glenvara Park, Knocklyon, Dublin 16.

Floor Area 43.800 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 26/03/97 /02/04/97

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

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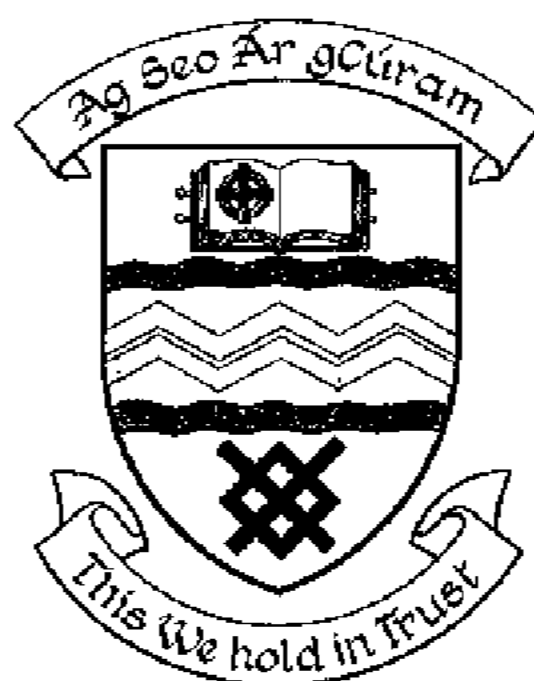
Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application as amended by unsolicited additional information received by the Planning Authority on 2/4/1997, 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 Only clean uncontaminated surface water shall be discharged to the public surface water sewer. All foul waste shall be discharged to the public foul sewer.
REASON:
 In the interest of public health.
- 5 The hedge to be removed on the boundary of the site with the public open space area shall be replaced by a wall, capped and plastered, which shall be not higher than 2.0m to the rear of the front building line and 1.2m forward of the front building line.
REASON:
 In the interest of visual amenity and the proper planning and development.
- 6 The proposed development shall not encroach on the public open space area to the south-west.
REASON:
 In the interest of the proper planning and development of the area.

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- 7 Prior to commencement of development on site the applicant shall consult with the ESB in relation to required clearance levels from adjacent high tension cables and pylon.
 ESBI Engineering Ltd.,
 Stephen Court,
 18/21 St. Stephens Green,
 Dublin 2.

PH: (01) 7038000.

REASON:

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

- (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)

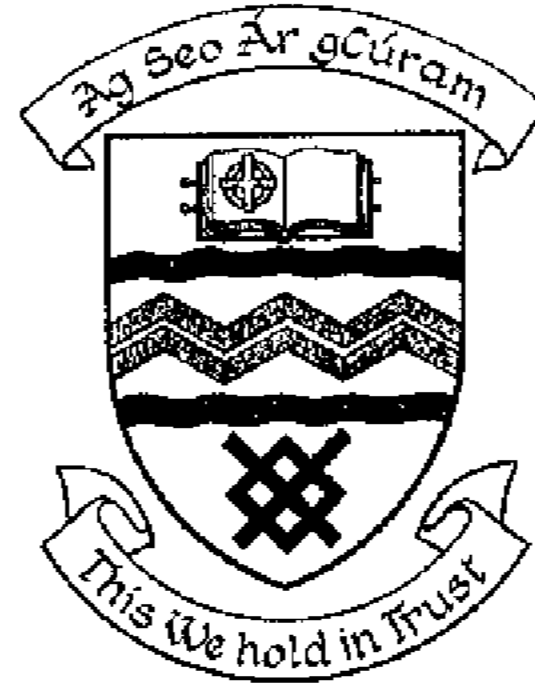
27th

.....June 1997
 for SENIOR ADMINISTRATIVE OFFICER

SOUTH DUBLIN COUNTY COUNCIL
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Bosca 4122,
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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0901	Date of Decision 14/05/97
Register Reference S97B/0051	Date 20th February 1997

Applicant Mr. P. Cusack,

Development Addition of first floor extension to existing ground structure and garage to side of existing structure.

Location 219 Glenvara Park, Knocklyon, Dublin 16.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 26/03/97 /02/04/97

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 GRANT PERMISSION in respect of the above proposal.

Subject to the conditions (7) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

.....
for SENIOR ADMINISTRATIVE OFFICER

14/05/97

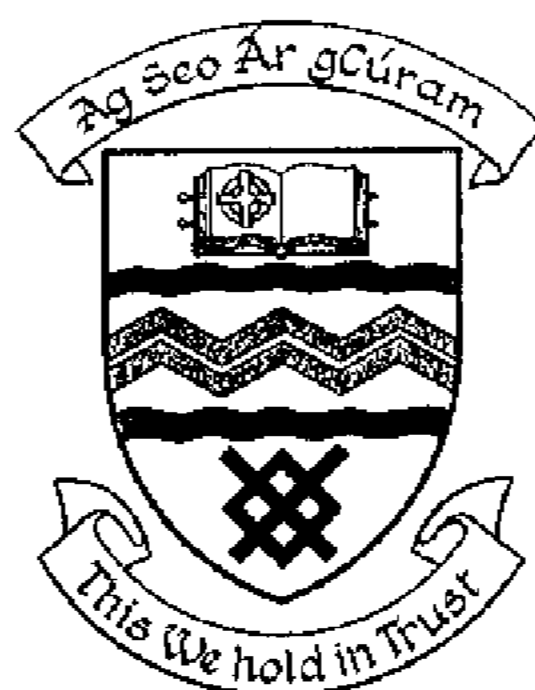
Mr. P. Cusack,
219 Glenvara Park,
Knocklyon,
Dublin 16.

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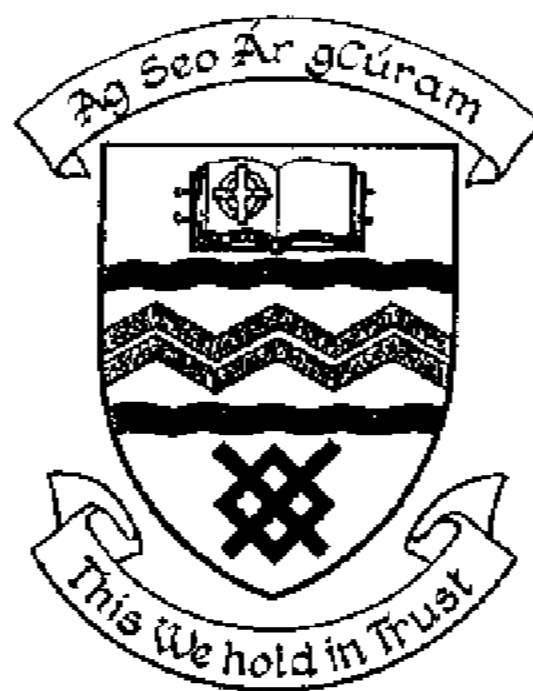
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In the interest of visual amenity and the proper planning and development.

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- 6 The proposed development shall not encroach on the public open space area to the south-west.

REASON:

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ESBI Engineering Ltd.,
Stephen Court,
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PH: (01) 7038000.

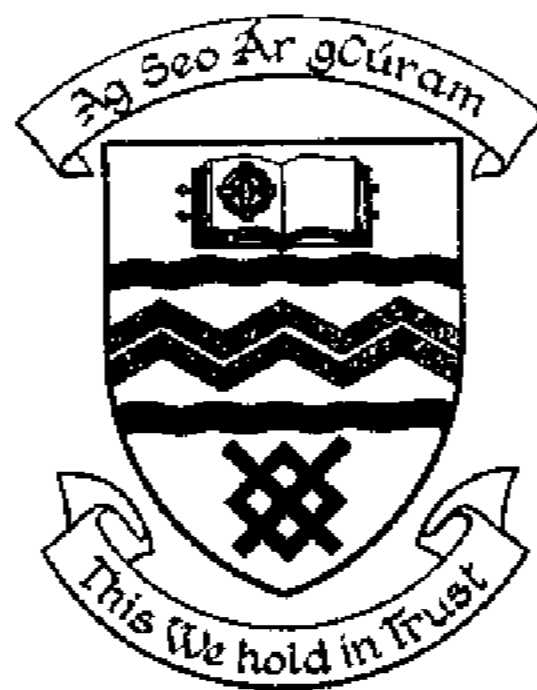
REASON:

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

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



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Dublin 24.

Telephone: 01-462 0000
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Order Number 0570	Date of Order 26/03/97
Register Reference S97B/0051	Date 20th February 1997

Applicant Mr. P. Cusack,
Development Addition of first floor extension to existing ground structure and garage to side of existing structure.
Location 219 Glenvara Park, Knocklyon, Dublin 16.

Dear Sir/Madam,

An inspection carried out on 10/03/97 has shown that the site notice erected in respect of your planning application does not comply with the requirements of the Local Government (Planning and Development) Regulations, 1994 as the site notice in the front window of the house is not legible from the public footpath. Before this application can be considered, you must erect a new notice on the site or structure, and submit the following to this Department:

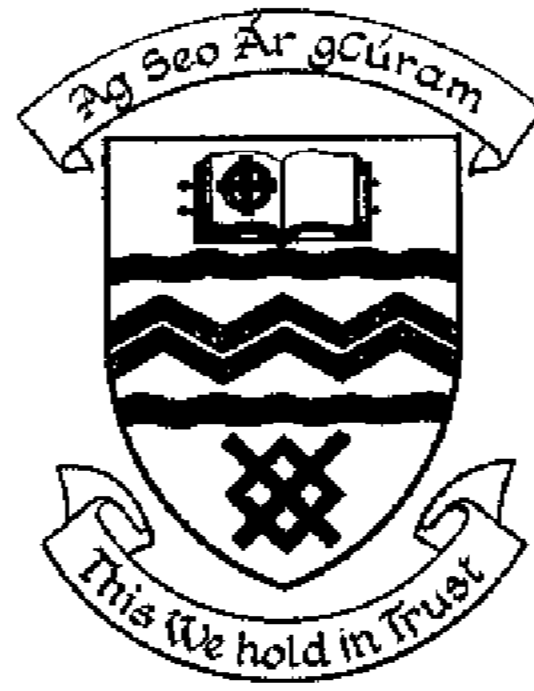
- (a) two copies of the text of the notice
- (b) two plans showing the position of the notice on the land or structure
- (c) a statement of the date on which the notice is erected

The notice must be maintained in position for at least one month and must fulfil 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.

Mr. P. Cusack,
219 Glenvara Park,
Knocklyon,
Dublin 16.

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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. 26/03/97