

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0611	
1. Location	Kimble Wick Stables, Coolmine, Saggart, Co. Dublin		
2. Development	Erection of dwelling, garage and septic tank.		
3. Date of Application	19/09/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Grainne Mallon and Associates Address: 6 Merrion Square, Dublin 2		
5. Applicant	Name: Martin and Miriam Marron Address: 'Clonard', Windmill Hill, Rathcoole, Co. Dublin.		
6. Decision	O.C.M. No. 4115 Date 20/11/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0032 Date 07/01/98	Effect AP GRANT PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement		Compensation	Purchase Notice
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,
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Baile Átha Cliath 24.

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Grainne Mallon and Associates
6 Merrion Square,
Dublin 2

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0032	Date of Final Grant 07/01/98
Decision Order Number 4115	Date of Decision 20/11/97
Register Reference S97A/0611	Date 19th September 1997

Applicant Martin and Miriam Marron

Development Erection of dwelling, garage and septic tank.

Location Kimble Wick Stables, Coolmine, Saggart, Co. Dublin

Floor Area 0.000 Sq Metres

Time extension(s) up to and including 24/11/97

Additional Information Requested/Received /

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, 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 Evidence of the availability of an adequate and potable water supply to be submitted and agreed with the Principal Environmental Health Officer before any works are commenced on site.
REASON:
 In the interest of public health.

- 3 The following requirements of the Council shall be complied with in the development:-
 1. All stormwater shall be disposed of to soakpits or natural watercourse within the site and shall not discharge onto the public road.
 2. The gradient of the access shall not exceed 2.5% over the last 6 metres of approach to the public road.
 3. Entrance gate to be recessed 1.5 metres from the new boundary with wingwalls splayed at 45 degrees.
 4. All underground or overhead services and poles to be relocated, as may be necessary, to a suitable location adjacent to the new boundary at the developer's expense.

All of the above works to be carried out at the developer's expense and to the satisfaction of Dublin County Council prior to the house being occupied.

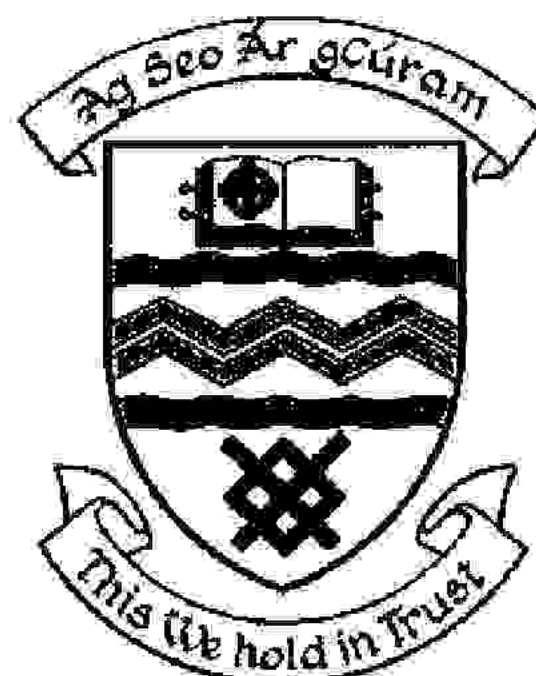
REASON:

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

REG. REF. S97A/0611 SOUTH DUBLIN COUNTY COUNCIL
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- 4 That a financial contribution in the sum of money equivalent to the value of £800 (eight hundred pounds) as on 1st January, 1991, updated in accordance with the Wholesale Price Index - Building and Construction (Capital Goods) as published by the Central Statistics Office to the value pertaining at the time of payment shall be paid by the proposer to South Dublin County Council towards the cost of roads improvements and traffic management in the area of the proposed development and which facilitate this development; this contribution to be paid before the commencement of development on the site.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

- 5 That a financial contribution in the sum of £375 (three hundred and seventy five pounds) be paid by the proposer to South Dublin County Council towards the cost of provision of public services in the area of the proposed development and which facilitate this development; this contribution to be paid before the commencement of development on the site.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 6 In the event of a connection to the public sewer, a further financial contribution in the sum of £375 (three hundred and seventy five pounds) to be paid by the proposer to South Dublin County Council towards the cost of provision of public foul sewerage in the area of the proposed development and which will facilitate the development.

REASON:

The provision of such service in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the service.

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- 7 That a financial contribution in the sum of £1,000 (one thousand pounds) be paid by the proposer to South Dublin County Council towards the cost of the provision and development of Class 1 public open space in the area of the proposed development and which will facilitate the development; this contribution to be paid before the commencement of development on site.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on the provision and development of amenity lands in the area which will facilitate the proposed 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.
- (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.

.....*AD*.....January 1998
for SENIOR ADMINISTRATIVE OFFICER