

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S97A/0354	
1. Location	120 Caislean Riada Drive, Lucan, Co. Dublin.		
2. Development	Permission for a change of use of part of existing dwelling for creche facility including new side extension comprising W.C. at 120 Caislean Riada Drive.		
3. Date of Application	06/06/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1.  2.	1.  2.
4. Submitted by	Name: Paul C. Mealy Architects, Address: Main Street, Celbridge,		
5. Applicant	Name: Mr. William Armstrong, Address: 47 Weston Drive, Lucan, Co. Dublin.		
6. Decision	O.C.M. No. 1523  Date 29/07/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1839  Date 12/09/97	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.	

REG REF. S97A/0354 SOUTH DUBLIN COUNTY COUNCIL  
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

Bosca 4122,  
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Paul C. Mealy Architects,  
Main Street,  
Celbridge,  
Co. Kildare.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1839	Date of Final Grant 12/09/97
Decision Order Number 1523	Date of Decision 29/07/97
Register Reference S97A/0354	Date 6th June 1997

**Applicant** Mr. William Armstrong,

**Development** Permission for a change of use of part of existing dwelling for creche facility including new side extension comprising W.C. at 120 Caislean Riada Drive.

**Location** 120 Caislean Riada Drive, Lucan, Co. Dublin.

**Floor Area** 0.000 Sq Metres

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

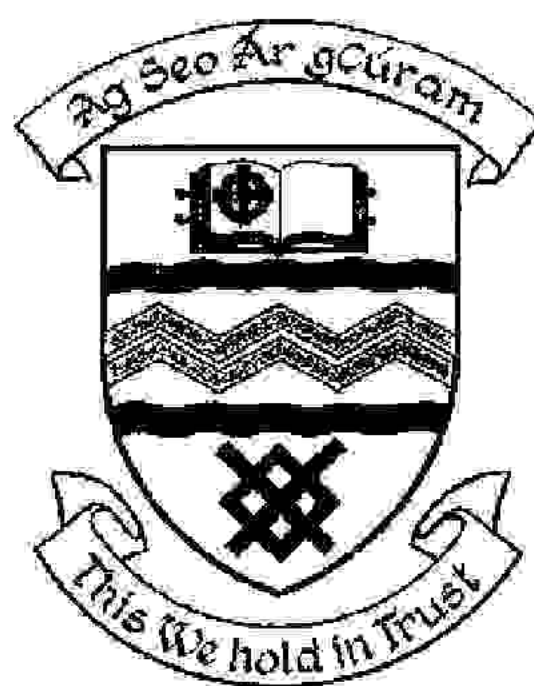
**Additional Information Requested/Received** /

A Permission has been granted for the development described above,  
subject to the following (9) 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 That all external finishes harmonise in colour and texture with the existing premises.  
REASON:  
In the interest of visual amenity.
- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the South Dublin County Council.  
REASON:  
In order to comply with the Sanitary Services Acts, 1878 - 1964.
- 4 The use of the premises including the proposed extension as a creche shall cease on or before 1st August 1999, unless before that date permission for its retention has been granted by the Planning Authority or by An Bord Pleanála on appeal.  
REASON:  
To enable the effect of the development on the amenities of the area to be reviewed, having regard to the conditions then obtaining.
- 5 That prior to the commencement of development the requirements of the Principal Environmental Health Officer be ascertained and strictly adhered to in the development.  
REASON:  
In the interest of health.
- 6 When the proposed structure is no longer required for use as a creche by the applicant, then its use shall revert to use as part of the existing dwelling.  
REASON:



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

- 7 That not more than fourteen children be accommodated for in  
the development and that the hours of operation be from 8.00  
am to 6.00 pm each day.

REASON:

In the interest of residential amenity.

- 8 That a financial contribution in the sum of £517 (five  
hundred and seventeen 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.

- 9 That a financial contribution in the sum of money equivalent  
to the value of £551 (five hundred and fifty one 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.

RÉG. REF. S97A/0354 SOUTH DUBLIN COUNTY COUNCIL  
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- (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.

.....*B*.....<sup>15</sup> September 1997  
for SENIOR ADMINISTRATIVE OFFICER