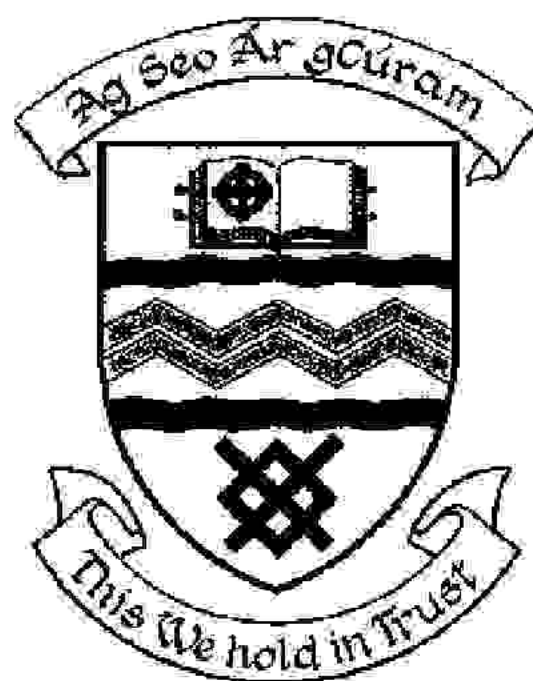


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S97A/0138	
1. Location	228 Moyville, Rathfarnham, Dublin 16.		
2. Development	Change of use of ground floor to creche.		
3. Date of Application	13/03/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1.  2.	1.  2.
4. Submitted by	Name: Eamonn Weber, Address: 26 Aranleigh Mount, Rathfarnham, Dublin 14.		
5. Applicant	Name: S. Higgins, Address: 228 Moyville, Rathfarnham, Dublin 16.		
6. Decision	O.C.M. No. 0868  Date 09/05/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1210  Date 19/06/97	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/0138 **SOUTH DUBLIN COUNTY COUNCIL**  
**COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**

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Eamonn Weber,  
26 Aranleigh Mount,  
Rathfarnham,  
Dublin 14.

**NOTIFICATION OF GRANT OF Permission**

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

<b>Final Grant Order Number</b> 1210	<b>Date of Final Grant</b> 19/06/97
<b>Decision Order Number</b> 0868	<b>Date of Decision</b> 09/05/97
<b>Register Reference</b> S97A/0138	<b>Date</b> 13th March 1997

**Applicant** S. Higgins,

**Development** Change of use of ground floor to creche.

**Location** 228 Moyville, Rathfarnham, Dublin 16.

**Floor Area** 119.620 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**

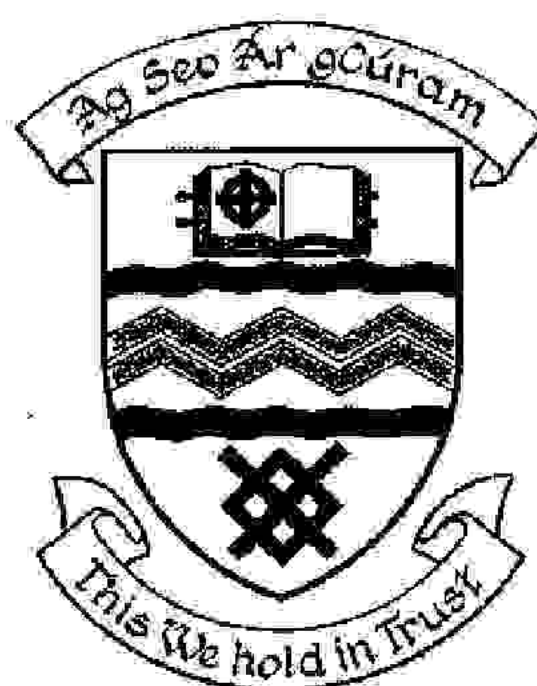
- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, save as may be required by the other conditions attached hereto.  
REASON:  
To ensure that the development shall be in accordance with the permission and that effective control be maintained.
- 2 This permission shall be for a period of three years from the date of grant of permission and the partial use of the premises as a creche shall cease on or before the date of expiration of the permission and the total area within the curtilage of the dwelling shall revert to residential use unless a further grant of permission for the retention of developments is first granted by South Dublin County Council or An Bord Pleanála on appeal.  
REASON:  
To enable the Planning Authority to review the development in light of any new circumstances arising over the next three years and in the interest of the proper planning and development of the area.
- 3 The dwelling house to which this application relates shall be the main residence of the applicant and the partial use of the dwelling house as creche shall cease and the dwelling shall be returned to a private residence as and when the dwelling house is no longer the main residence of the applicant or when the residence is no longer used as creche facility.  
REASON:  
In the interest of the proper planning and development of the area.
- 4 The proposed creche element of the dwelling house shall not be sold leased or sublet or otherwise disposed other than as a part of the dwelling house as such.  
REASON:  
In the interest of the proper planning and development of the area.



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- 5 That prior to 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 A 2m high boundary wall shall be provided/maintained around the rear garden.

REASON:

In the interest of residential amenities.

- 7 The hours of operation shall only be between 7.30 a.m. and 18.30 p.m. on the days of Mon-Fri inclusive.

REASON:

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

- 8 That a financial contribution in the sum of £566 (five hundred and sixty six 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:

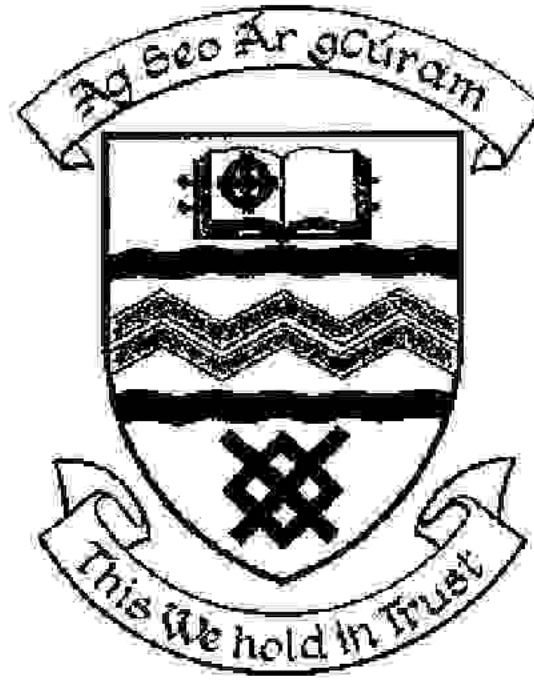
The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 9 That a financial contribution in the sum of money equivalent to the value of £603 (six hundred and three 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

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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.

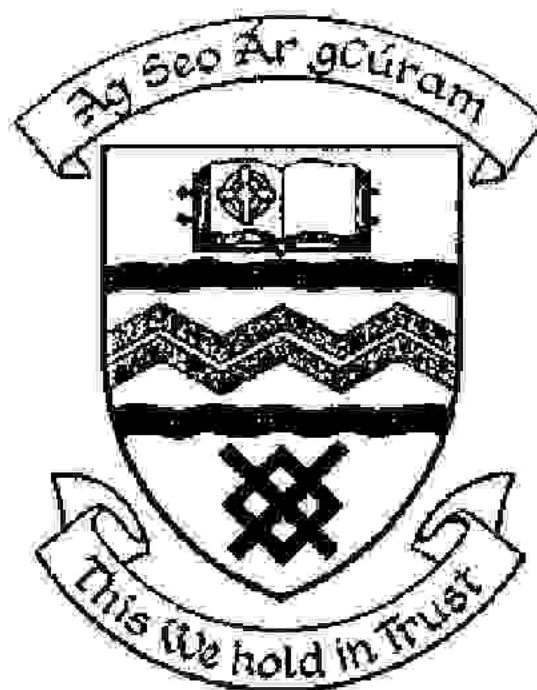
- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1991 amended 1994.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate must be obtained from the Building Control 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.

 ..... June 1997  
for SENIOR ADMINISTRATIVE OFFICER



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

Decision Order Number 0868	Date of Decision 09/05/97
Register Reference S97A/0138	Date 13th March 1997

**Applicant** S. Higgins,  
**Development** Change of use of ground floor to creche.  
**Location** 228 Moyville, Rathfarnham, Dublin 16.  
**Floor Area** Sq Metres  
**Time extension(s)** up to and including  
**Additional Information Requested/Received** /

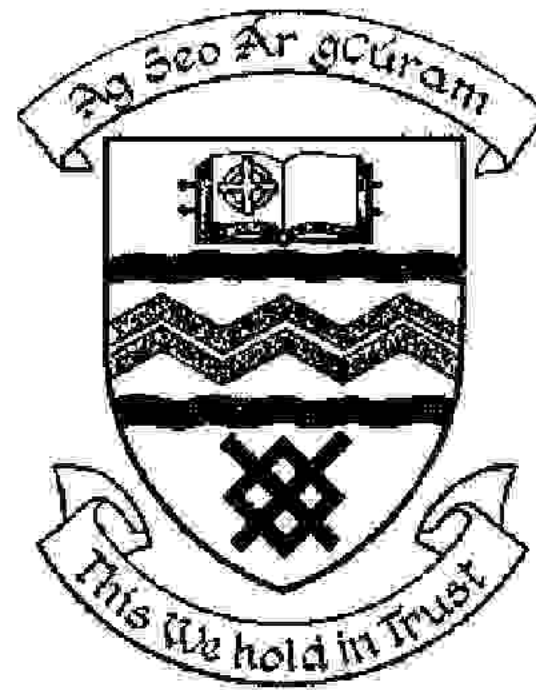
In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by order dated as above make a **DECISION TO GRANT PERMISSION** in respect of the above proposal.

subject to the conditions ( 9 ) on the attached Numbered Pages.  
signed on behalf of the South Dublin County Council.

.....  
for **SENIOR ADMINISTRATIVE OFFICER** 09/05/97

Eamonn Weber,  
26 Aranleigh Mount,  
Rathfarnham,  
Dublin 14.

SOUTH DUBLIN COUNTY COUNCIL  
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- 2 This permission shall be for a period of three years from the date of grant of permission and the partial use of the premises as a creche shall cease on or before the date of expiration of the permission and the total area within the curtilage of the dwelling shall revert to residential use unless a further grant of permission for the retention of developments is first granted by South Dublin County Council or An Bord Pleanála on appeal.  
REASON:  
To enable the Planning Authority to review the development in light of any new circumstances arising over the next three years and in the interest of the proper planning and development of the area.
- 3 The dwelling house to which this application relates shall be the main residence of the applicant and the partial use of the dwelling house as creche shall cease and the dwelling shall be returned to a private residence as and when the dwelling house is no longer the main residence of the applicant or when the residence is no longer used as creche facility.  
REASON:  
In the interest of the proper planning and development of the area.



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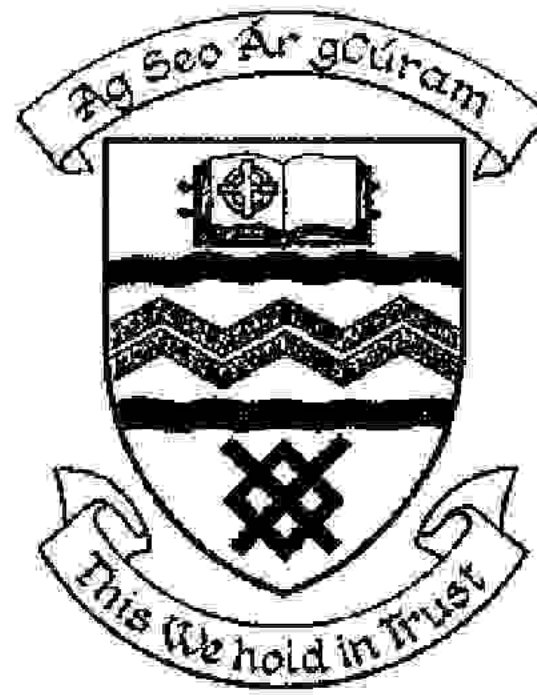
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REASON:  
The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.



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- 9 That a financial contribution in the sum of money equivalent to the value of £603 (six hundred and three 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.

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