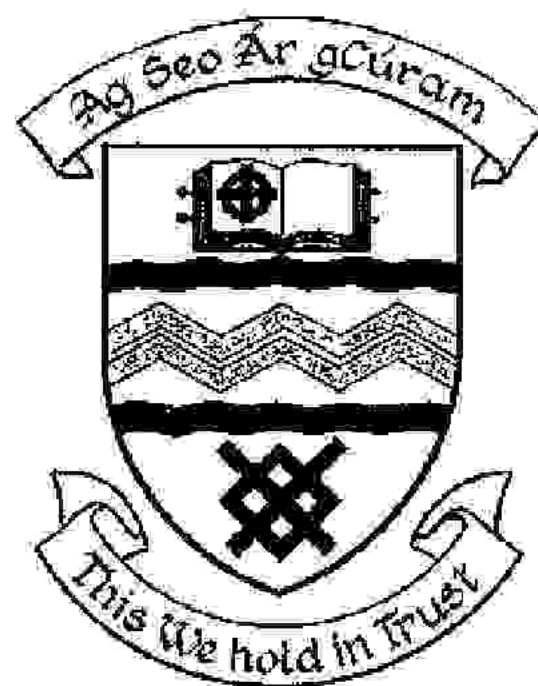


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0109
1. Location	45 Bawnville Road, Tallaght, Dublin 24.	
2. Development	Demolition of existing garage, widening of existing vehicular entrance and provision of two storey house.	
3. Date of Application	03/03/97	Date Further Particulars (a) Requested (b) Received
3a. Type of Application	Outline Permission	1. 27/05/97 1. 18/06/97 2. 2.
4. Submitted by	Name: M. Phillips, Address: 155 Monalea Grove, Firhouse, Dublin 24.	
5. Applicant	Name: P. Murphy, Address: 45 Bawnville Road, Tallaght, Dublin 24.	
6. Decision	O.C.M. No. 1631 Date 14/08/97	Effect AO GRANT OUTLINE PERMISSION
7. Grant	O.C.M. No. 1958 Date 29/09/97	Effect AO GRANT OUTLINE 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/0109 SOUTH DUBLIN COUNTY COUNCIL
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M. Phillips,
155 Monalea Grove,
Firhouse,
Dublin 24.

NOTIFICATION OF GRANT OF Outline Permission

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

Final Grant Order Number 1958	Date of Final Grant 29/09/97
Decision Order Number 1631	Date of Decision 14/08/97
Register Reference S97A/0109	Date 18th June 1997

Applicant P. Murphy,

Development Demolition of existing garage, widening of existing
vehicular entrance and provision of two storey house.

Location 45 Bawnville Road, Tallaght, Dublin 24.

Floor Area 0.125 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 27/05/97 /18/06/97

A Outline Permission has been granted for the development described above,
subject to the following (9) Conditions.

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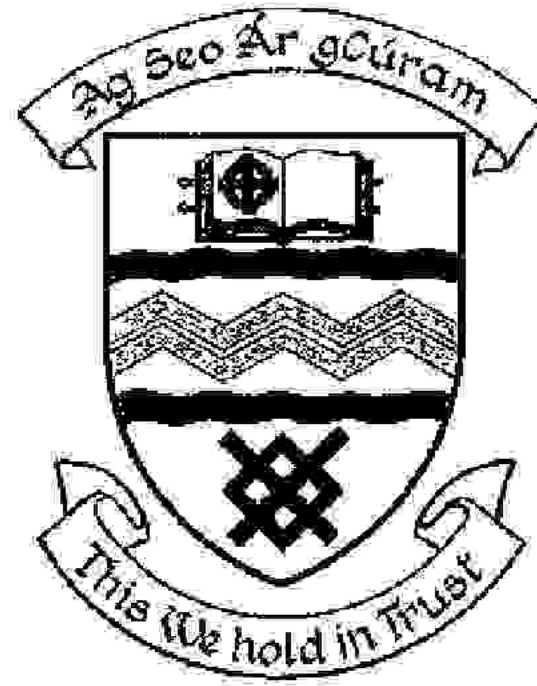
Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, as amended by Additional Information received by the Planning Authority on 18/6/97, save as may be required by the other conditions attached hereto. No development shall take place, pending APPROVAL, on foot of this Outline Planning Permission.
REASON:
To ensure that the development shall be in accordance with the permission and that effective control be maintained.
- 2 That the proposed house be used as a single dwelling unit.
REASON:
To prevent unauthorised development.
- 3 That details relating to layout, siting, height, design and external appearance of the proposed building and means of access thereto shall be submitted to and approved by the Planning Authority before any works are begun. The proposed house shall match as closely as possible the existing adjacent houses.
REASON:
In the interest of the proper planning and development of the area.
- 4 That no part of the proposed house shall be within 2.0m of the side boundary wall and 5.0m of any public sewer.
REASON:
In the interest of public health and the proper planning and development of the area.
- 5 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.

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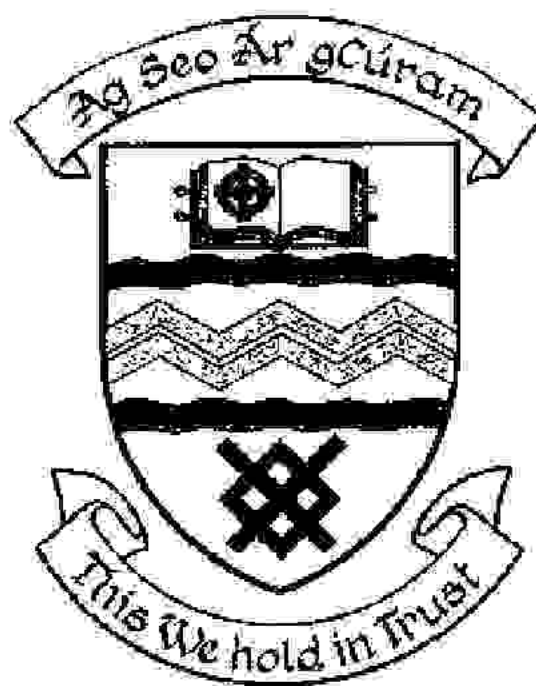
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-
- 6 That the footpath and kerb at the proposed vehicular entrance shall be dished to the satisfaction of the Area Engineer, Road Maintenance Division, South Dublin County Council, at the applicants expense.
REASON:
In the interest of traffic safety and the proper planning and development of the area.
- 7 That a financial contribution to be determined by the Planning Authority on submission of detailed plans for approval be paid by the applicant to South Dublin County Council towards the cost of provision of public services in the area of the proposed development; this contribution to be paid before the commencement of development on 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.
- 8 That a financial contribution to be determined by the Planning Authority on submission of detailed plans for approval be paid by the applicant to South Dublin County Council towards the cost of road improvements and traffic management in the area of the proposed 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 road improvement works and traffic management schemes facilitating the proposed development.
- 9 That a financial contribution to be determined by the Planning Authority on submission of detailed plans for approval be paid by the applicant to South Dublin County Council towards the cost of provision and development of public open space in the area of the proposed development; this contribution to be paid before the commencement of development on site.

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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.

  September 1997
for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 1631	Date of Decision 14/08/97
Register Reference S97A/0109	Date 3rd March 1997

Applicant P. Murphy,

Development Demolition of existing garage, widening of existing
vehicular entrance and provision of two storey house.

Location 45 Bawnville Road, Tallaght, Dublin 24.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 27/05/97 /18/06/97

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 OUTLINE 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**

14/08/97

M. Phillips,
155 Monalea Grove,
Firhouse,
Dublin 24.

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 Additional Information received by the Planning Authority on 18/6/97, save as may be required by the other conditions attached hereto. No development shall take place, pending APPROVAL, on foot of this Outline Planning Permission.
REASON:
To ensure that the development shall be in accordance with the permission and that effective control be maintained.
- 2 That the proposed house be used as a single dwelling unit.
REASON:
To prevent unauthorised development.
- 3 That details relating to layout, siting, height, design and external appearance of the proposed building and means of access thereto shall be submitted to and approved by the Planning Authority before any works are begun. The proposed house shall match as closely as possible the existing adjacent houses.
REASON:
In the interest of the proper planning and development of the area.
- 4 That no part of the proposed house shall be within 2.0m of the side boundary wall and 5.0m of any public sewer.
REASON:
In the interest of public health and the proper planning and development of the area.

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REG. REF. S97A/0109

- 5 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.

- 6 That the footpath and kerb at the proposed vehicular entrance shall be dishd to the satisfaction of the Area Engineer, Road Maintenance Division, South Dublin County Council, at the applicants expense.

REASON:

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

- 7 That a financial contribution to be determined by the Planning Authority on submission of detailed plans for approval be paid by the applicant to South Dublin County Council towards the cost of provision of public services in the area of the proposed development; this contribution to be paid before the commencement of development on 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.

- 8 That a financial contribution to be determined by the Planning Authority on submission of detailed plans for approval be paid by the applicant to South Dublin County Council towards the cost of road improvements and traffic management in the area of the proposed development; this contribution to be paid before the commencement of development on site.

REASON:

It is considered reasonable that the developer should

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REG REF. S97A/0109

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.

- 9 That a financial contribution to be determined by the Planning Authority on submission of detailed plans for approval be paid by the applicant to South Dublin County Council towards the cost of provision and development of public open space in the area of the proposed development; this contribution to be paid before the commencement of development on site.

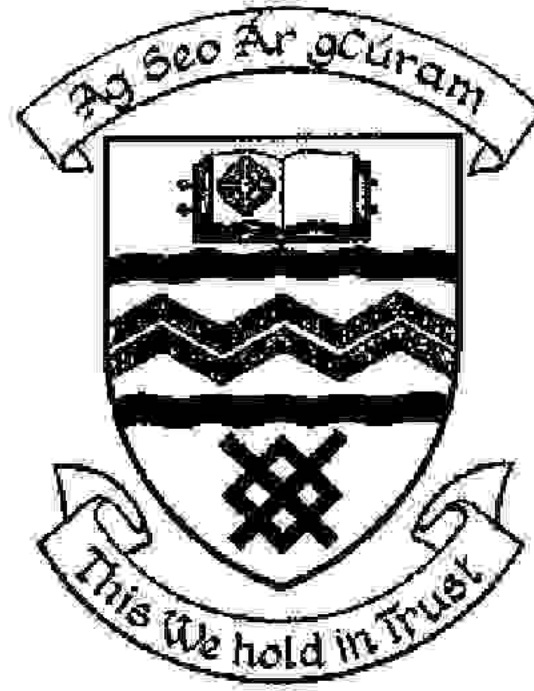
REASON:

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.

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

Decision Order Number 0993	Date of Decision 27/05/97
Register Reference S97A/0109	Date 3rd March 1997

Applicant P. Murphy,
Development Demolition of existing garage, widening of existing
vehicular entrance and provision of two storey house.

Location 45 Bawnville Road, Tallaght, Dublin 24.

App. Type Outline Permission

Dear Sir/Madam,

With reference to your planning application, received on 03/03/97 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 a revised site layout plan to scale 1:500 to indicate the exact location of all public surface water or foul sewers and all public water mains adjacent to the side boundary of the house. The applicant should note there is a 5.0m wayleave on either side of all such pipes inside which building is not permitted.

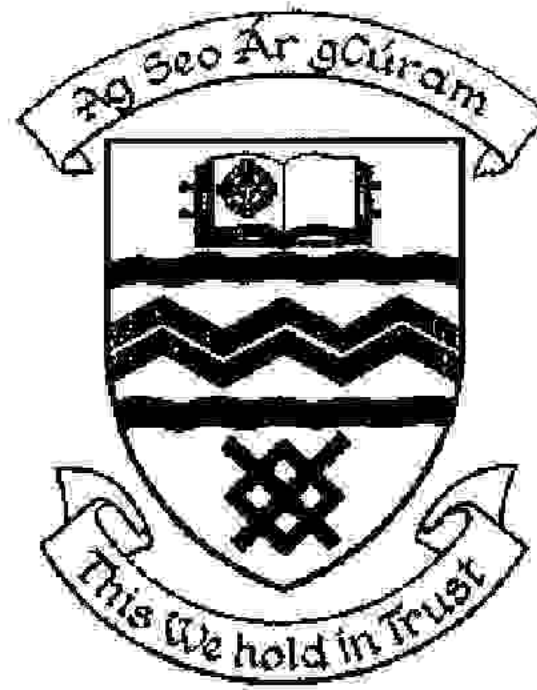
Signed on behalf of South Dublin County Council

.....
for Senior Administrative Officer

28/05/97

M. Phillips,
155 Monalea Grove,
Firhouse,
Dublin 24.

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

Order Number 0521	Date of Order 20/03/97
Register Reference S97A/0109	Date 3rd March 1997

Applicant P. Murphy,

Development Demolition of existing garage, widening of existing vehicular entrance and provision of two storey house.

Location 45 Bawnville Road, Tallaght, Dublin 24.

Dear Sir/Madam,

An inspection carried out on 11/3/97 has shown that a site notice was not erected in respect of your planning application. Before this application can be considered, you must erect a notice on the site or structure, and submit the following to the 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.
 - (c) nature and extent of development including number of dwellings (if any)

M. Phillips,
155 Monalea Grove,
Firhouse,
Dublin 24.

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~~REG REF. S97A/0109~~

- (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.

20/03/97