

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S96B/0128	
1. Location	25 St. Anne's, Kimmage, Dublin 6.		
2. Development	Conservatory to rear and 2-storey extension with bedrooms, garage and utility room to side of existing dwelling.		
3. Date of Application	04/04/96	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: P.C. Roche and Associates, Address: 120 St. Lawrence Rd., Clontarf,		
5. Applicant	Name: J. & R. Cass, Address: 25 St. Anne's, Kimmage, Dublin 6.		
6. Decision	O.C.M. No. 0996 Date 29/05/96	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1344 Date 16/07/96	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

Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

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



**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-462 0000
Fax: 01-462 0104

P.C. Roche and Associates,
120 St. Lawrence Rd.,
Clontarf,
Dublin 3.

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

Final Grant Order Number 1344	Date of Final Grant 16/07/96
Decision Order Number 0996	Date of Decision 29/05/96
Register Reference S96B/0128	Date 4th April 1996

Applicant J. & R. Cass,

Development Conservatory to rear and 2-storey extension with bedrooms,
garage and utility room to side of existing dwelling.

Location 25 St. Anne's, Kimmage, Dublin 6.

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 (5) conditions.

REG REF. S96B/0128 SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

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



PLANNING
DEPARTMENT
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-462 0000
Fax: 01-462 0104

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 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 That the proposed north east elevational shall be finished in a suitable maintenance free material.

REASON:

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

NOTE: Applicant is advised that in the event of encroachment or oversailing of the adjoining property, the consent of the adjoining property owner is required.

- 5 That the proposed garage shall be used solely for purposes incidental to the use of the dwelling and shall not be used for the purposes of any trade or business.

REASON:

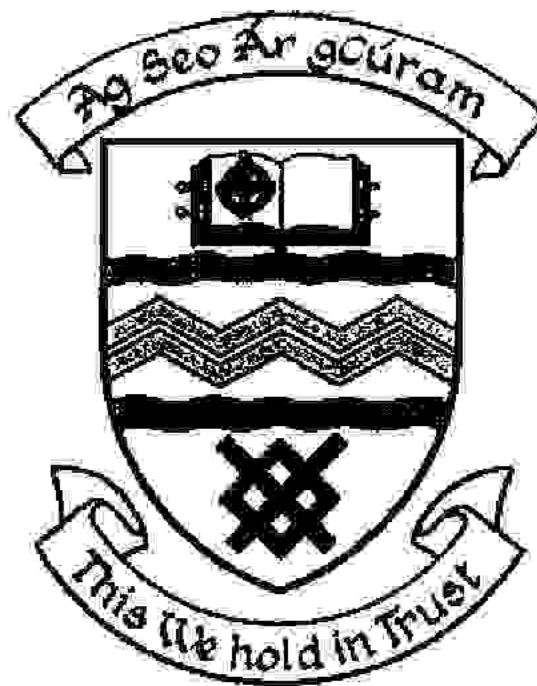
In the interests of the proper planning and development of the area.

All buildings must now be designed and constructed in accordance with the new Building Regulations. The Regulations also provide that a Commencement Notice must be submitted to the Building Control Authority in respect of all buildings other than exempted development for the purposes of the Local Government (Planning and Development) Acts, 1963 - 1993, not less than seven days and not more than twenty-one days before development commences. A copy of the form of commencement notice is attached.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

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



PLANNING
DEPARTMENT
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-462 0000
Fax: 01-462 0104

In addition, a Fire Certificate must be obtained from the Building Control Authority in respect of the erection, alteration or change of use of all buildings other than dwelling houses.

Signed on behalf of South Dublin County Council.

[Signature] 16th July 1996
for SENIOR ADMINISTRATIVE OFFICER

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**

Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

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



**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-462 0000
Fax: 01-462 0104

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

Decision Order Number 0996	Date of Decision 29/05/96
Register Reference S96B/0128	Date 4th April 1996

Applicant J. & R. Cass,

Development Conservatory to rear and 2-storey extension with bedrooms, garage and utility room to side of existing dwelling.

Location 25 St. Anne's, Kimmage, Dublin 6.

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 (5) on the attached Numbered Pages.
signed on behalf of the South Dublin County Council.

.....
for SENIOR ADMINISTRATIVE OFFICER

29/05/96

P.C. Roche and Associates,
120 St. Lawrence Rd.,
Clontarf,
Dublin 3.

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

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

REG REF. S96B/0128

**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-462 0000
Fax: 01-462 0104

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 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 That the proposed north east elevational shall be finished in a suitable maintenance free material.

REASON:

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

NOTE: Applicant is advised that in the event of encroachment or oversailing of the adjoining property, the consent of the adjoining property owner is required.

- 5 That the proposed garage shall be used solely for purposes incidental to the use of the dwelling and shall not be used for the purposes of any trade or business.

REASON:

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