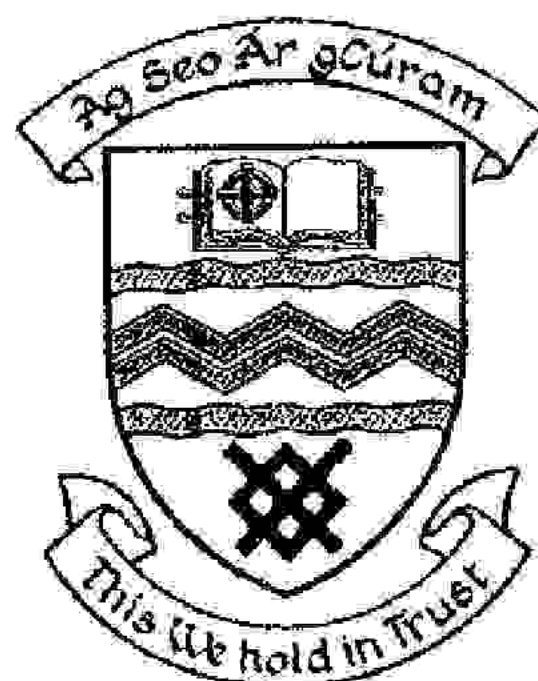


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1999 and Planning & Development Act 2000 Planning Register (Part 1)	Plan Register No.  S01A/0544	
1. Location	Badgerhill, Rathcoole, Co. Dublin.		
2. Development	Dormer bungalow, garage and secondary effluent treatment system.		
3. Date of Application	16/08/01	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 12/10/2001 2.	1. 16/11/2001 2.
4. Submitted by	Name: Liza Boland, Address: Badgerhill, Kill,		
5. Applicant	Name: Liza Boland, Address: Badgerhill, Kill, Co. Kildare.		
6. Decision	O.C.M. No. 0105  Date 15/01/2002	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0495  Date 01/03/2002	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**

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Tamhlacht, Baile Átha Cliath 24.

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Mr Patrick Scally,  
Chairperson for Board of Management,  
St. Brigid's Girls National School,  
Palmerstown,  
Dublin 20.

**NOTIFICATION OF GRANT OF Permission**

**LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999  
AND PLANNING AND DEVELOPMENT ACT 2000**

Final Grant Order Number 3230	Date of Final Grant 27/09/2002
Decision Order Number 2774	Date of Decision 15/08/2002
Register Reference SD02A/0363	Date 24/06/02

Applicant Mr. Patrick Scally,

Development 2 no. temporary classrooms and retention of existing  
temporary classroom to include demolition of existing  
prefab.

Location St. Brigid's Girls National School, Palmerstown, Dublin 20.

Floor Area 127.00 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 (7) Conditions.



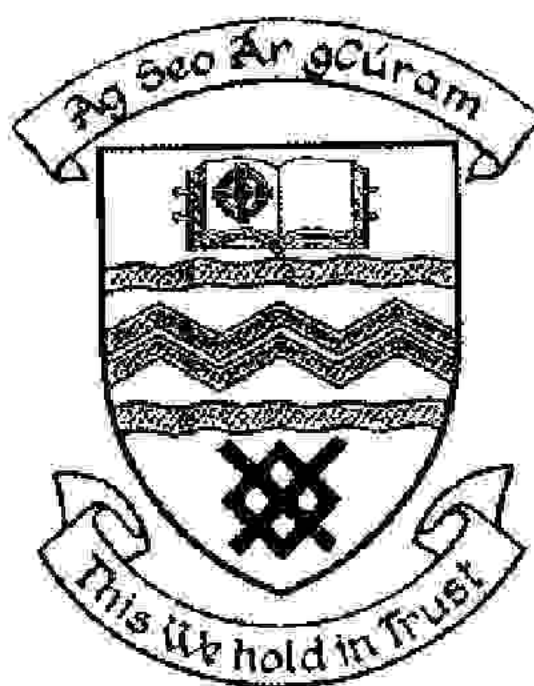
# SOUTH DUBLIN COUNTY COUNCIL

REG REF. SDC22/9362

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### Conditions and Reasons

- 1 The development be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, save as may be required by other conditions attached hereto.

Reason:

To ensure that the development shall be in accordance with the permission and that effective control is maintained.

- 2 All necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.

Reason: To protect the amenities of the area.

- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council namely.

(a) Prior to the commencement of development the applicant shall submit for agreement foul drainage plans showing the exact location of all drains, manholes, AJs etc. located within the site up to the point of connection to the public sewer. This layout shall clearly show full and complete separation of foul and surface water systems. No buildings shall be erected within 5 metres of a public sewer or any sewer with the potential to be taken in charge.

(b) Prior to the commencement of development the applicant shall submit for agreement surface water drainage plans showing the exact location of all drains, manholes, AJs etc. located within the site up to the point of connection to the public sewer. This layout shall clearly show full and complete separation of foul and surface water systems.

(c) There is 225mm & 300mm surface water sewers bordering the site. Applicant to ensure no buildings shall be erected within 5 metres of a public sewer or any sewer with the potential to be taken in charge.

(d) A 150mm diameter watermain is within 5m of the proposed building. Prior to the commencement of development the applicant shall submit a detailed method statement for the construction of the building including full details of how it is proposed to protect the watermain from damage. These shall include constructing the foundations beneath the invert level of the sewer.

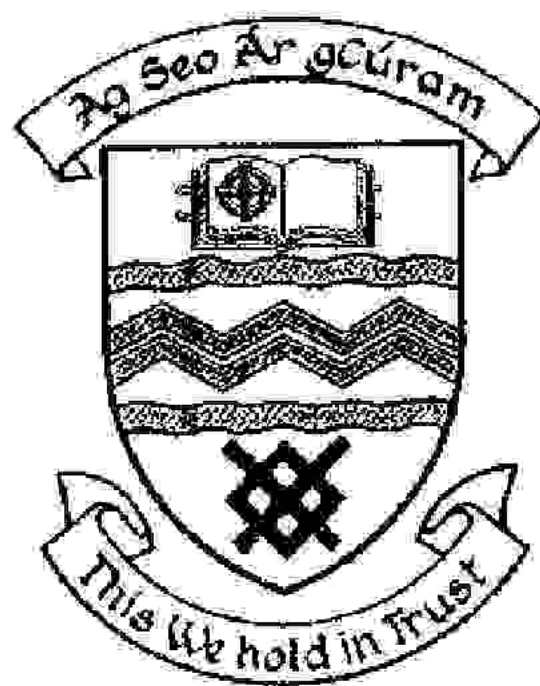
# SOUTH DUBLIN COUNTY COUNCIL

REG. REF. SD027A/9358

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### Reason:

In the interest of public safety and in order to comply with the Sanitary Services Acts, 1878-1964.

- 4 Within 2 months from the date of this decision to grant permission the applicant shall submit elevations of the following:

- (a) The north and east elevations of the existing pre-fab to be demolished
- (b) The north and east elevations of the proposed pre-fab to be erected.
- (c) The north, east, and south elevations of the temporary classroom to be retained.

### Reason:

To ensure that effective control is maintained

- 5 That prior to commencement of development the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.

REASON: In the interest of safety and the avoidance of fire hazard.

- 6 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.

- 7 The 2 no. temporary classrooms and the existing temporary classroom shall be removed on the expiration of the period of five years beginning on the date of the grant of this permission unless planning permission for its retention is first granted by the Planning Authority or An Bord Pleanála on appeal.

### REASON:

A structure of this type is not acceptable for use as a classroom on a permanent basis.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.
- (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.



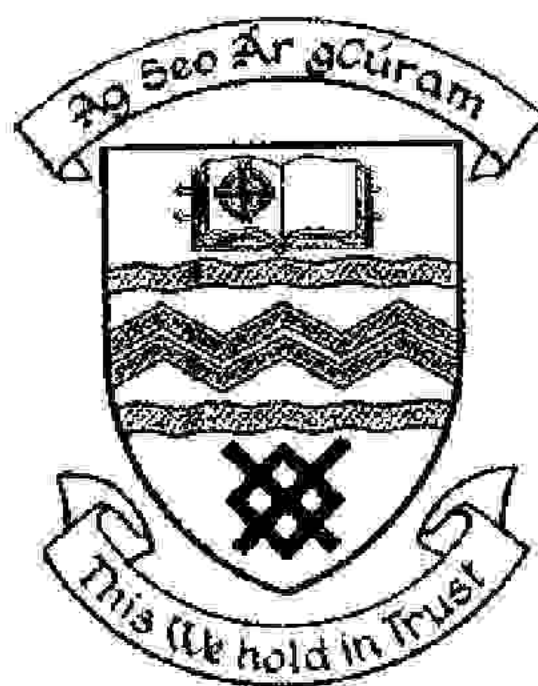
**SOUTH DUBLIN COUNTY COUNCIL**

REG REF. SD024/9868

**COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**

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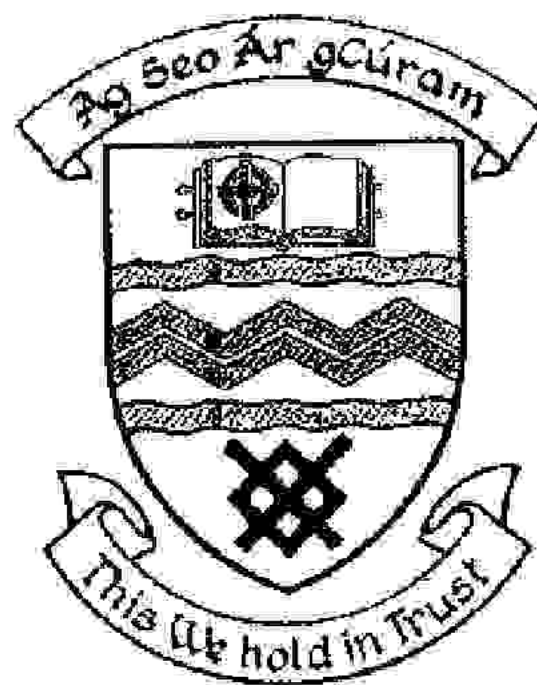
E-Mail: [planning.dept@sdublincoco.ie](mailto:planning.dept@sdublincoco.ie)

- (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,

  
27/09/02  
for SENIOR ADMINISTRATIVE OFFICER

**SOUTH DUBLIN COUNTY COUNCIL**  
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Liza Boland,  
Badgerhill,  
Kill,  
Co. Kildare.

**NOTIFICATION OF GRANT OF Permission**

**LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999  
AND PLANNING AND DEVELOPMENT ACT 2000**

Final Grant Order Number 0495	Date of Final Grant 01/03/2002
Decision Order Number 0105	Date of Decision 15/01/2002
Register Reference S01A/0544	Date 16/11/01

**Applicant** Liza Boland,  
**Development** Dormer bungalow, garage and secondary effluent treatment system.  
**Location** Badgerhill, Rathcoole, Co. Dublin.

**Floor Area** 400.00 Sq Metres  
**Time extension(s) up to and including**  
**Additional Information Requested/Received** 12/10/2001 /16/11/2001

A Permission has been granted for the development described above,  
subject to the following (12) Conditions.

# SOUTH DUBLIN COUNTY COUNCIL

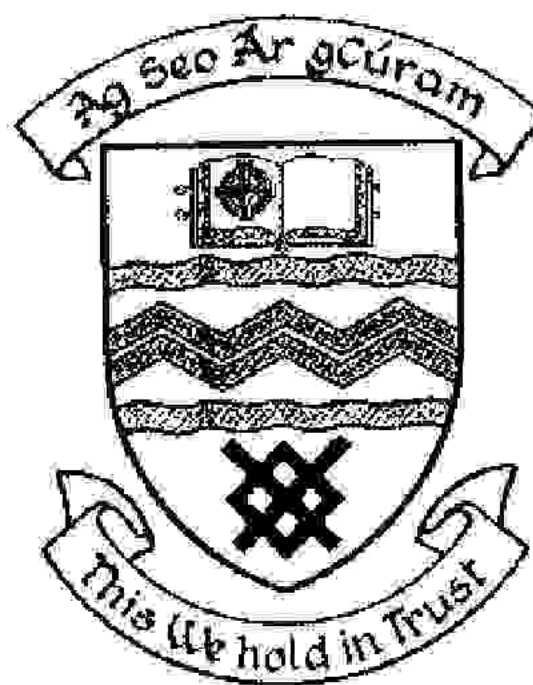
REG REF. S01A/0074

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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 16/11/01, 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 house, when completed, be first occupied by the applicant and/or members of her immediate family as a place of permanent residence.  
REASON:  
In the interest of the proper planning and development of the area.
- 3 Prior to the commencement of development, the applicant shall submit, for the written agreement of the Planning Authority, a revised house design to comply with Appendix D of the South Dublin County Development Plan, 1998, 'Guidelines on the Siting and Design of Rural Dwellings'. In arriving at an acceptable design, particular attention should be paid to simplification of fenestration and roofing pattern to produce a more vernacular style dwelling with simpler lines.  
REASON:  
In the interest of visual amenity.
- 4 That the entire premises be used as a single dwelling unit.  
REASON:  
To prevent unauthorised development.
- 5 Prior to the commencement of development, details of landscaping shall be submitted to and approved by the Planning Authority. This shall include the planting of native species on the roadside boundary in particular. Boundary treatment shall consist of post and rail fencing, as shown on the drawing submitted on 16/08/01.  
REASON:  
In the interest of visual amenity.
- 6 That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.  
REASON:  
To protect the amenities of the area.



# SOUTH DUBLIN COUNTY COUNCIL

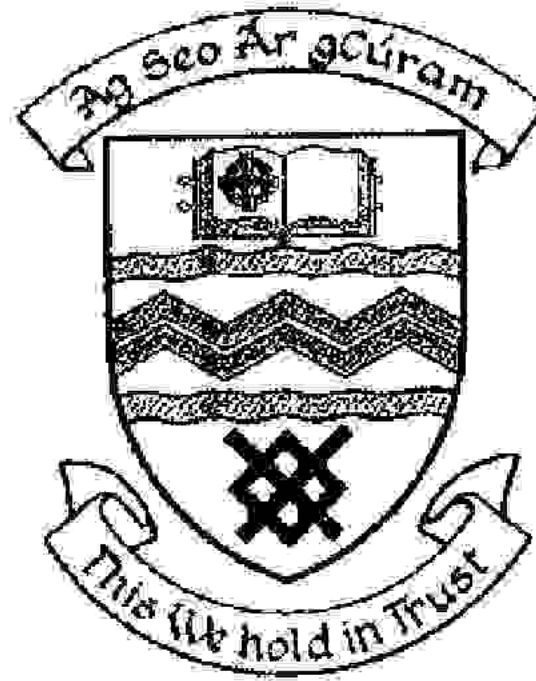
REG.. REF. S01A/0544

## COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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- 7 That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.  
REASON:  
In the interest of amenity.
- 8 That an acceptable house name/number be submitted to and approved by the County Council before any constructional work takes place on the proposed house.  
REASON:  
In the interest of the proper planning and development of the area.
- 9 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.
- 10 In the event of a connection to the public sewer, a further financial contribution in the sum of EUR 476 (four hundred and seventy six euro) 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.
- 11 In the event of a connection to the water supply, a further financial contribution in the sum of EUR 476 (four hundred and seventy six euro) to be paid by the proposer to South Dublin County Council towards the cost of public water supply 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.
- 12 That a financial contribution in the sum of EUR 2,666 (two thousand six hundred and sixty six euro) shall be paid by the proposer to South Dublin County Council towards the cost of roads improvements and traffic management in the area of



# SOUTH DUBLIN COUNTY COUNCIL

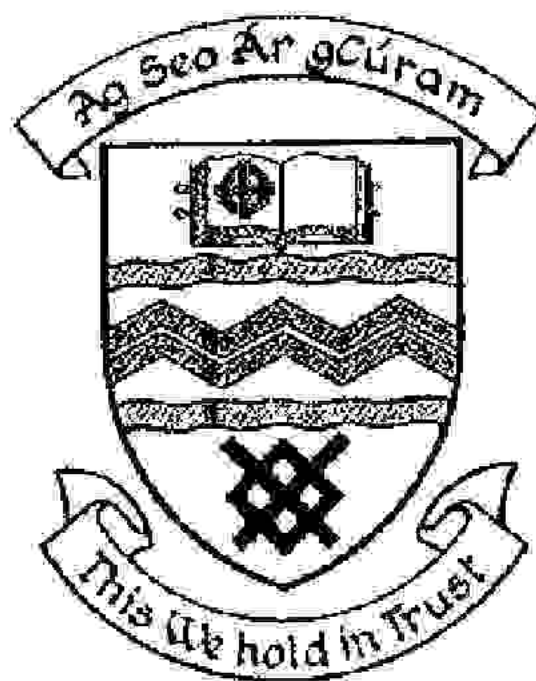
REG REF. S01A/0001

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the proposed development and which facilitates 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.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.
- (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.

.....01/03/02  
for SENIOR ADMINISTRATIVE OFFICER

C

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

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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999  
AND PLANNING AND DEVELOPMENT ACT 2000

Decision Order Number 3149	Date of Decision 12/10/2001
Register Reference S01A/0544	Date: 16/08/01

**Applicant** Liza Boland,  
**Development** Dormer bungalow, garage and secondary effluent treatment system.

**Location** Badgerhill, Rathcoole, Co. Dublin.

**App. Type** Permission

Dear Sir/Madam,

With reference to your planning application, received on 16/08/01 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning & Development) Acts 1963-1999 and the Planning and Development Act 2000, the following **ADDITIONAL INFORMATION** must be submitted in quadruplicate:

- 1 The applicant is requested to submit a revised house design to the Planning Authority reducing the scale, size and extent of the dwelling. The design should avoid first floor side windows which overlook neighbouring dwellings. The concrete tiles proposed for the roof should be omitted and replaced with slate or asbestos slate, as per Appendix D of the South Dublin County Development Plan 1998. In addition, a deep capping on the chimneys should replace the capping proposed.
- 2 The applicant is requested to submit an elevational drawing to the Planning Authority showing the siting of the proposed dwelling in the landscape. The proposed dwelling and garage should be built into/tucked into the landscape to make it less visually obtrusive, as per Appendix D of the South Dublin County Development Plan 1998.

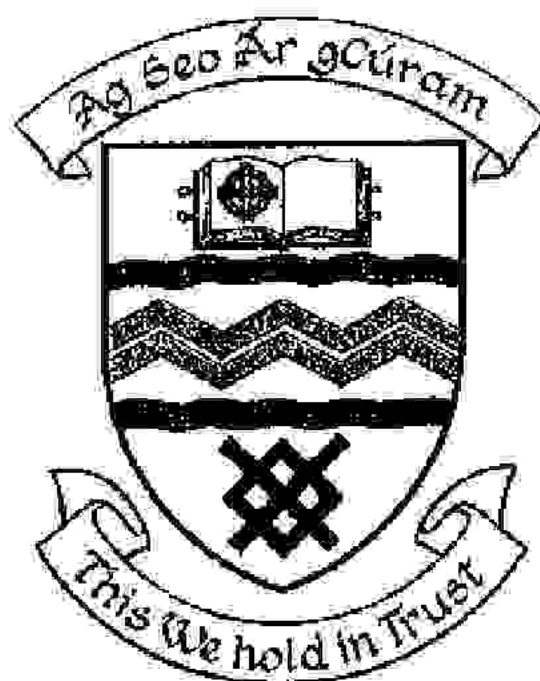
Liza Boland,  
Badgerhill,  
Kill,  
Co. Kildare.



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

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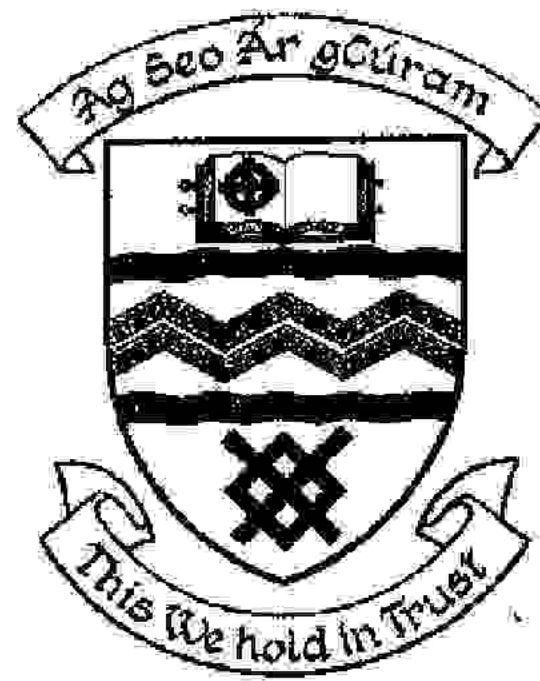
- 3 The applicant is requested to submit floor plans and elevations of the proposed garage.
- 4 Section 3.4.22.vi of the South Dublin County Development Plan 1998 states that 'road frontage of the site in rural areas should be at least 60 metres so as to preserve the rural or high amenity quality of the area'. The site frontage proposed in this application is less than 30 metres. The applicant is requested to show how she intends to deal with this issue.
- 5 The applicant is requested to show the exact extent of her parents land holding in this area.
- 6 The information submitted with regards to the provision of effluent treatment system is considered not to be acceptable to the Environmental Health Officer. The applicant is requested to contact the Environmental Health Officer to arrange a site inspection and to ascertain if any further information should be submitted.

Signed on behalf of South Dublin County Council

.....  
for Senior Administrative Officer

12/10/01

Telefon: 01-414 9000  
Facs: 01-414 9104



Telephone: 01-414 9000  
Fax: 01-414 9104

Decision Order Number 0105	Date of Decision 15/01/2002
Register Reference S01A/0544	Date: 16/08/01

Subject to the conditions ( 12 ) on the attached Numbered Pages.  
Signed on behalf of the South Dublin County Council.

Liza Boland,  
Badgerhill,  
Kill,  
Co. Kildare.



**SOUTH DUBLIN COUNTY COUNCIL  
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REG REF. S01A/0544

**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 16/11/01, 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 house, when completed, be first occupied by the applicant and/or members of her immediate family as a place of permanent residence.  
REASON:  
In the interest of the proper planning and development of the area.
- 3 Prior to the commencement of development, the applicant shall submit, for the written agreement of the Planning Authority, a revised house design to comply with Appendix D of the South Dublin County Development Plan, 1998, 'Guidelines on the Siting and Design of Rural Dwellings'. In arriving at an acceptable design, particular attention should be paid to simplification of fenestration and roofing pattern to produce a more vernacular style dwelling with simpler lines.  
REASON:  
In the interest of visual amenity.
- 4 That the entire premises be used as a single dwelling unit.  
REASON:  
To prevent unauthorised development.
- 5 Prior to the commencement of development, details of landscaping shall be submitted to and approved by the Planning Authority. This shall include the planting of native species on the roadside boundary in particular. Boundary treatment shall consist of post and rail fencing, as shown on the drawing submitted on 16/08/01.

**SOUTH DUBLIN COUNTY COUNCIL**  
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REG. REF. S01A/0544

REASON:

In the interest of visual amenity.

- 6 That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.

REASON:

To protect the amenities of the area.

- 7 That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.

REASON:

In the interest of amenity.

- 8 That an acceptable house name/number be submitted to and approved by the County Council before any constructional work takes place on the proposed house.

REASON:

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

- 9 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.

- 10 In the event of a connection to the public sewer, a further financial contribution in the sum of EUR 476 (four hundred and seventy six euro) 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.



**SOUTH DUBLIN COUNTY COUNCIL**  
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REG REF. S01A/0544

- 11 In the event of a connection to the water supply, a further financial contribution in the sum of EUR 476 (four hundred and seventy six euro) to be paid by the proposer to South Dublin County Council towards the cost of public water supply 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.

- 12 That a financial contribution in the sum of EUR 2,666 (two thousand six hundred and sixty six euro) 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 facilitates 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.