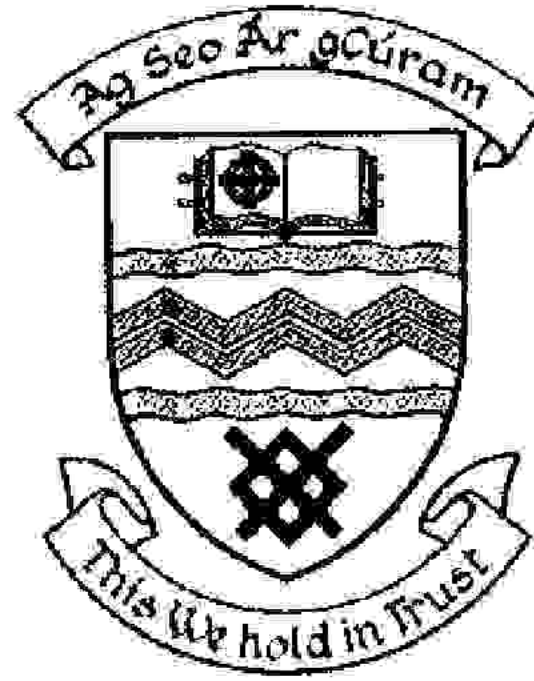


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1999 and Planning & Development Act 2000 Planning Register (Part 1)	Plan Register No.  S01A/0287	
1. Location	45 Old Bawn Avenue, Old Bawn, Tallaght, Dublin 24.		
2. Development	Detached house and new entrance at side of		
3. Date of Application	11/05/01	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1.  2.	1.  2.
4. Submitted by	Name: Mr & Mrs E Barber Address: 45 Old Bawn Avenue, Old Bawn,		
5. Applicant	Name: Mr & Mrs E Barber Address: 45 Old Bawn Avenue, Old Bawn, Tallaght, Dublin 24.		
6. Decision	O.C.M. No. 2358  Date 09/07/2001	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 2719  Date 22/08/2001	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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Lár an Bhaile, Tamlacht  
Baile Átha Cliath 24

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PLANNING DEPARTMENT  
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Mr & Mrs E Barber  
45 Old Bawn Avenue,  
Old Bawn,  
Tallaght,  
Dublin 24.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 2719	Date of Final Grant 22/08/2001
Decision Order Number 2358	Date of Decision 09/07/2001
Register Reference S01A/0287	Date 11/05/01

Applicant Mr & Mrs E Barber

Development Detached house and new entrance at side of

Location 45 Old Bawn Avenue, Old Bawn, Tallaght, Dublin 24.

Floor Area 0.00 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 (16) Conditions.

# SOUTH DUBLIN COUNTY COUNCIL

REG REF. S01A/0187 COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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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 Prior to the commencement of development, the applicant shall submit for the approval of the Planning Authority details of boundary treatment including any proposed wall, fence or entrance gates, and landscaping. The existing boundary planting shall be retained.

### REASON:

In the interest of amenity.

- 3 All windows in both side elevations of the proposed house shall be obscured glazed.

### REASON:

In the interest of the residential amenity of adjoining occupants.

- 4 2 no. off-street car parking spaces shall be provided at both the existing and proposed houses. This may involve construction of double width driveways. If so, details shall be submitted to and approved by the Planning Authority prior to the commencement of development.

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

- 5 The footpath and kerb shall be dishd and poles relocated, as may be necessary, to a suitable location adjacent to the new boundary at the applicant's expense.

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

- 6 That the entire premises be used as a single dwelling unit.

### REASON:

To prevent unauthorised development.

- 7 That all external finishes harmonise in colour and texture with the existing premises.

### REASON:

In the interest of visual amenity.

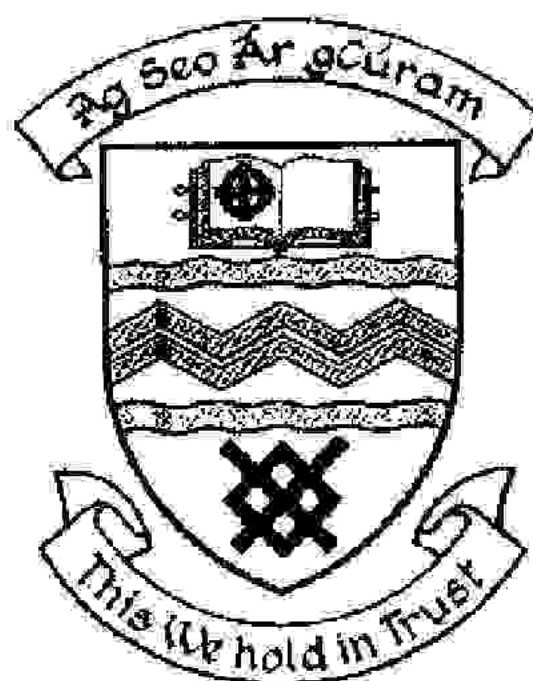


**SOUTH DUBLIN COUNTY COUNCIL**  
**COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**

REG. REF. S01A/0187

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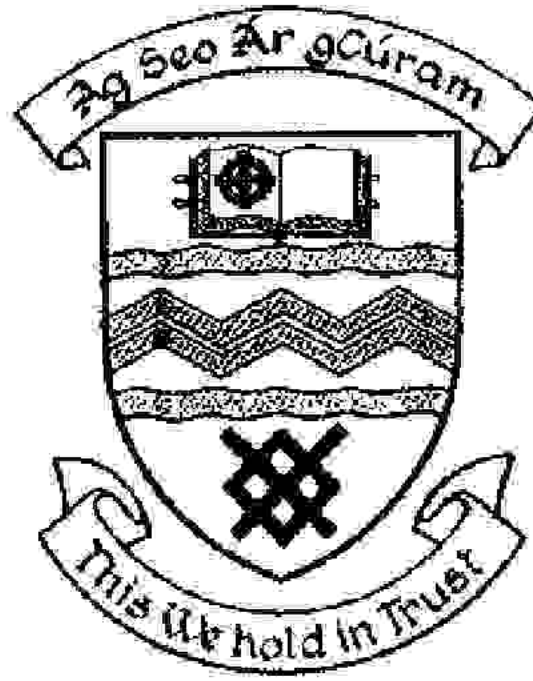
- 8 The applicant shall meet the following requirements of the Environmental Services Department:
- (i) Prior to the commencement of development the applicant shall clarify how many house are served by the common foul drain to which it is proposed to connect. No more than 8 houses can be served by the same common foul drain so if necessary the applicant shall be required to make a new connection to the public foul sewer in Old Bawn Park.
  - (ii) No buildings shall be erected within 5 metres of a public sewer or any sewer with the potential to be taken in charge.
  - (iii) The applicant shall ensure full and complete separation of foul and surface water systems.
  - (iv) All pipes shall be laid with a minimum cover of 1.2m in roads, footpaths and driveways, and 0.9m in open space. Where it is not possible to achieve these minimum covers, pipes shall be bedded and surrounded in C20 concrete 150mm thick.
  - (v) The property shall have its own individual service connection to the public watermain and 24hour storage.
  - (vi) The connection to and tapping of public watermains shall be carried out by South Dublin County Council personnel at the applicant's prior expense.
- REASON:  
In the interest of proper planning and development of the area.
- 9 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.
- 10 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.
- 11 That an acceptable house number be submitted to and approved by the County Council before any constructional work has taken place on the proposed house.
- REASON:  
In the interest of the proper planning and development of the area.

# SOUTH DUBLIN COUNTY COUNCIL

REG REF. SOLA ~~2014/0001~~ COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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- 12 That a financial contribution in the sum of £750 (seven hundred and fifty pounds) EUR 952 (nine hundred and fifty two euros) 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.
- 13 That a financial contribution in the sum of £2,100 (two thousand and one hundred pounds) EUR 2,666 (two thousand six hundred and sixty six euros) 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.
- 14 That a financial contribution in the sum of £1,000 (one thousand pounds) EUR 1,270 (one thousand two hundred and seventy euros) be paid by the proposer to South Dublin County Council towards the cost of the development and improvement of public open space in the area of the proposed development and which will facilitate the 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 development and improvement of amenity lands in the area which will facilitate the proposed development.
- 15 That a financial contribution in the sum of £1,143 (one thousand one hundred and forty three pounds) EUR 1,450 (one thousand four hundred and fifty euros) be paid by the proposer to South Dublin County Council towards the cost of the Dodder Valley Catchment Drainage Improvement Works which serves this development.

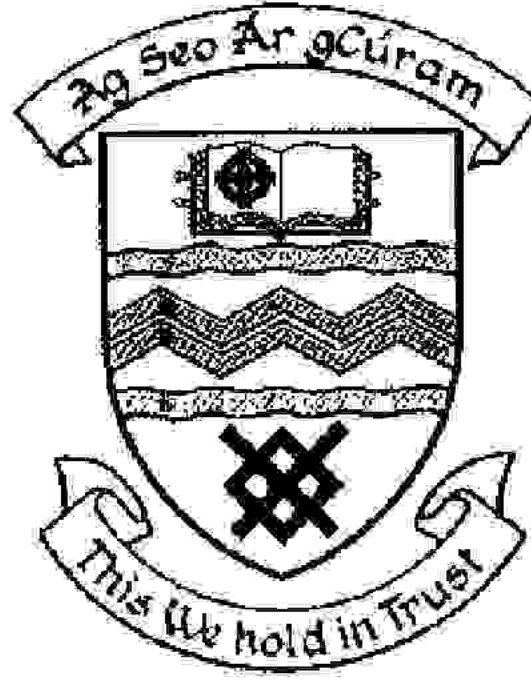


# SOUTH DUBLIN COUNTY COUNCIL

REG. REF. S01A/0357 COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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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 the works.

- 16 That a financial contribution in the sum of £675 (six hundred and seventy five pounds) EUR 857 (eight hundred and fifty seven euros) be paid by the proposer to South Dublin County Council towards the cost of the Boherboy Water Supply Scheme which serves this development.

## 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 the works.

- (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.

.....*gk*.....22/08/01  
for SENIOR ADMINISTRATIVE OFFICER

	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/0287	
1. Location	45 Old Bawn Avenue, Old Bawn, Tallaght, Dublin 24.		
2. Development	Detached house and new entrance at side of		
3. Date of Application	11/05/01	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Mr & Mrs E Barber Address: 45 Old Bawn Avenue, Old Bawn,		
5. Applicant	Name: Mr & Mrs E Barber Address: 45 Old Bawn Avenue, Old Bawn, Tallaght, Dublin 24.		
6. Decision	O.C.M. No. 2358  Date 09/07/2001	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. Date	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.	

M

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

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**NOTIFICATION OF DECISION TO GRANT PERMISSION**  
**LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999**  
**AND PLANNING AND DEVELOPMENT ACT 2000**

Decision Order Number 2358	Date of Decision 09/07/2001
Register Reference S01A/0287	Date: 11/05/01

Applicant                      Mr & Mrs E Barber

Development                Detached house and new entrance at side of

Location                    45 Old Bawn Avenue, Old Bawn, Tallaght, Dublin 24.

Floor Area                                      Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received                      /

Clarification of 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 ( 16 ) on the attached Numbered Pages.  
Signed on behalf of the South Dublin County Council.

 10/07/01  
for SENIOR ADMINISTRATIVE OFFICER

Mr & Mrs E Barber  
45 Old Bawn Avenue,  
Old Bawn,  
Tallaght,  
Dublin 24.



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



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REG REF. S01A/0287

**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 Prior to the commencement of development, the applicant shall submit for the approval of the Planning Authority details of boundary treatment including any proposed wall, fence or entrance gates, and landscaping. The existing boundary planting shall be retained.

**REASON:**

In the interest of amenity.

- 3 All windows in both side elevations of the proposed house shall be obscured glazed.

**REASON:**

In the interest of the residential amenity of adjoining occupants.

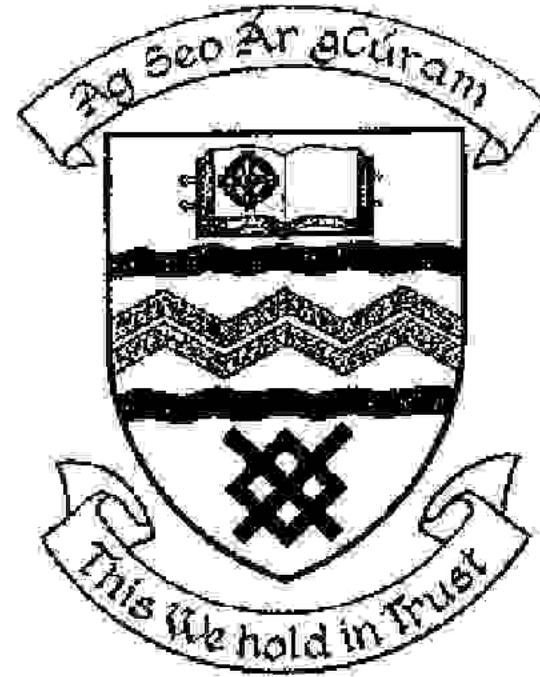
- 4 2 no. off-street car parking spaces shall be provided at both the existing and proposed houses. This may involve construction of double width driveways. If so, details shall be submitted to and approved by the Planning Authority prior to the commencement of development.

**Reason:** In the interest of the proper planning and development of the area.

- 5 The footpath and kerb shall be dished and poles relocated, as may be necessary, to a suitable location adjacent to the new boundary at the applicant's expense.

**Reason:** In the interest of the proper planning and development of the area.

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



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REG. REF. S01A/0287

- 6 That the entire premises be used as a single dwelling unit.

REASON:

To prevent unauthorised development.

- 7 That all external finishes harmonise in colour and texture with the existing premises.

REASON:

In the interest of visual amenity.

- 8 The applicant shall meet the following requirements of the Environmental Services Department:

(i) Prior to the commencement of development the applicant shall clarify how many house are served by the common foul drain to which it is proposed to connect. No more than 8 houses can be served by the same common foul drain so if necessary the applicant shall be required to make a new connection to the public foul sewer in Old Bawn Park.

(ii) No buildings shall be erected within 5 metres of a public sewer or any sewer with the potential to be taken in charge.

(iii) The applicant shall ensure full and complete separation of foul and surface water systems.

(iv) All pipes shall be laid with a minimum cover of 1.2m in roads, footpaths and driveways, and 0.9m in open space. Where it is not possible to achieve these minimum covers, pipes shall be bedded and surrounded in C20 concrete 150mm thick.

(v) The property shall have its own individual service connection to the public watermain and 24hour storage.

(vi) The connection to and tapping of public watermains shall be carried out by South Dublin County Council personnel at the applicant's prior expense.

REASON:

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

- 9 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  
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



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REG REF. S01A/0287

- 10 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.
- 11 That an acceptable house number be submitted to and approved by the County Council before any constructional work has taken place on the proposed house.  
REASON:  
In the interest of the proper planning and development of the area.
- 12 That a financial contribution in the sum of £750 (seven hundred and fifty pounds) EUR 952 (nine hundred and fifty two euros) 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.
- 13 That a financial contribution in the sum of £2,100 (two thousand and one hundred pounds) EUR 2,666 (two thousand six hundred and sixty six euros) 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.

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

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REG. REF. S01A/0287

- 14 That a financial contribution in the sum of £1,000 (one thousand pounds) EUR 1,270 (one thousand two hundred and seventy euros) be paid by the proposer to South Dublin County Council towards the cost of the development and improvement of public open space in the area of the proposed development and which will facilitate the 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 development and improvement of amenity lands in the area which will facilitate the proposed development.

- 15 That a financial contribution in the sum of £1,143 (one thousand one hundred and forty three pounds) EUR 1,450 (one thousand four hundred and fifty euros) be paid by the proposer to South Dublin County Council towards the cost of the Dodder Valley Catchment Drainage Improvement Works which serves this development.

**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 the works.

- 16 That a financial contribution in the sum of £675 (six hundred and seventy five pounds) EUR 857 (eight hundred and fifty seven euros) be paid by the proposer to South Dublin County Council towards the cost of the Boherboy Water Supply Scheme which serves this development.

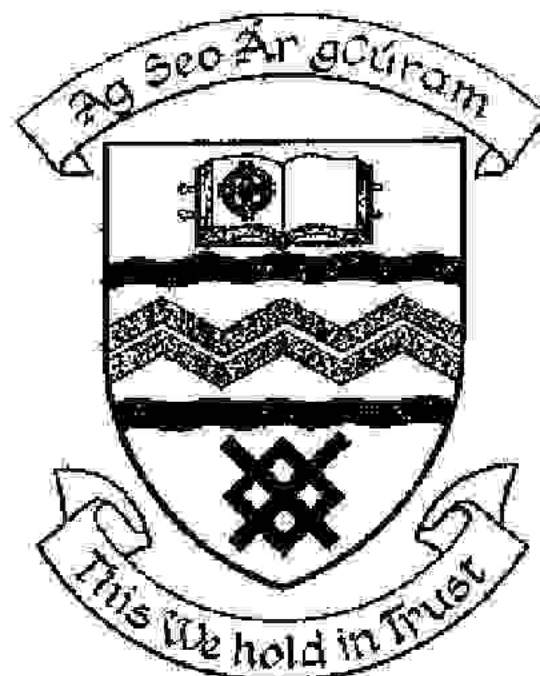
**REASON:**

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 the works.



P

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



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NOTIFICATION OF DECISION TO GRANT PERMISSION  
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999  
AND PLANNING AND DEVELOPMENT ACT 2000

Decision Order Number 2358	Date of Decision 09/07/2001
Register Reference S01A/0287	Date: 11/05/01

Applicant Mr & Mrs E Barber

Development Detached house and new entrance at side of

Location 45 Old Bawn Avenue, Old Bawn, Tallaght, Dublin 24.

Floor Area Sq Metres


Time extension(s) up to and including

Additional Information Requested/Received /

Clarification of 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 ( 16 ) on the attached Numbered Pages.  
Signed on behalf of the South Dublin County Council.

 ..... 10/07/01  
for SENIOR ADMINISTRATIVE OFFICER

Mr & Mrs E Barber  
45 Old Bawn Avenue,  
Old Bawn,  
Tallaght,  
Dublin 24.

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

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REG REF. S01A/0287

**Conditions and Reasons**

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REASON:  
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Reason: In the interest of the proper planning and development of the area.



**SOUTH DUBLIN COUNTY COUNCIL  
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REG. REF. S01A/0287

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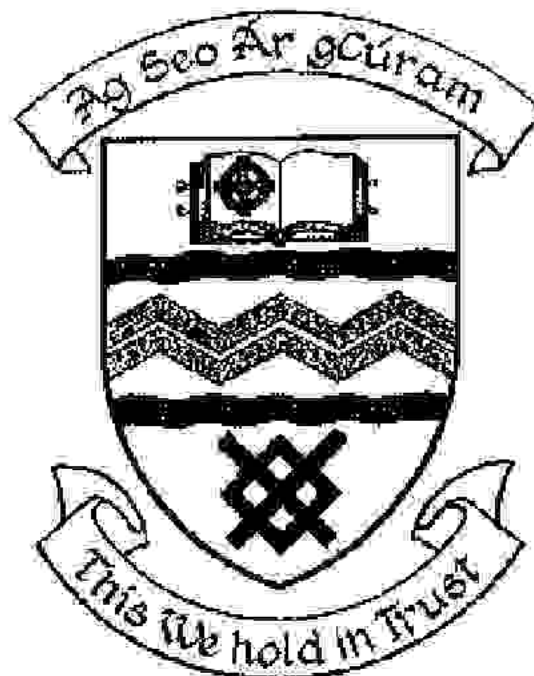
REASON:

To protect the amenities of the area.

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

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REG REF. S01A/0287

- 10 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.

- 11 That an acceptable house number be submitted to and approved by the County Council before any constructional work has taken place on the proposed house.

REASON:

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

- 12 That a financial contribution in the sum of £750 (seven hundred and fifty pounds) EUR 952 (nine hundred and fifty two euros) 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.

- 13 That a financial contribution in the sum of £2,100 (two thousand and one hundred pounds) EUR 2,666 (two thousand six hundred and sixty six euros) 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:

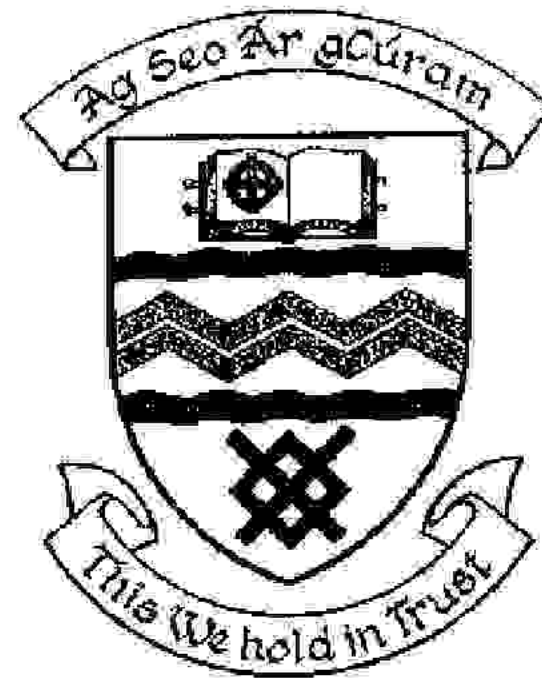
It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.



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

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County Hall,  
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REG. REF. S01A/0287

- 14 That a financial contribution in the sum of £1,000 (one thousand pounds) EUR 1,270 (one thousand two hundred and seventy euros) be paid by the proposer to South Dublin County Council towards the cost of the development and improvement of public open space in the area of the proposed development and which will facilitate the 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 development and improvement of amenity lands in the area which will facilitate the proposed development.

- 15 That a financial contribution in the sum of £1,143 (one thousand one hundred and forty three pounds) EUR 1,450 (one thousand four hundred and fifty euros) be paid by the proposer to South Dublin County Council towards the cost of the Dodder Valley Catchment Drainage Improvement Works which serves this development.

**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 the works.

- 16 That a financial contribution in the sum of £675 (six hundred and seventy five pounds) EUR 857 (eight hundred and fifty seven euros) be paid by the proposer to South Dublin County Council towards the cost of the Boherboy Water Supply Scheme which serves this development.

**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 the works.