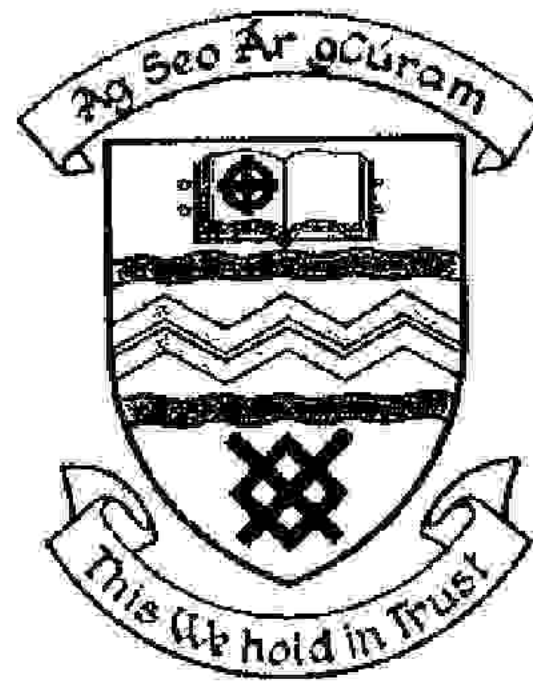


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0751	
1. Location	Adjoining 254 Woodfield, Scholarstown Road, Dublin 16.		
2. Development	Erection of detached two storey house in side garden.		
3. Date of Application	02/11/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Mary Kent, Address: 254 Woodfield, Scholarstown Road,		
5. Applicant	Name: Mary Kent, Address: 254 Woodfield, Scholarstown Road, Dublin 16.		
6. Decision	O.C.M. No. 2768 Date 18/12/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0271 Date 06/02/2001	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.	

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Mary Kent,
254 Woodfield,
Scholarstown Road,
Dublin 16.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0271	Date of Final Grant 06/02/2001
Decision Order Number 2768	Date of Decision 18/12/2000
Register Reference S00A/0751	Date 02/11/00

Applicant Mary Kent,

Development Erection of detached two storey house in side garden.

Location Adjoining 254 Woodfield, Scholarstown Road, Dublin 16.

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 (12) 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 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 at 254 Woodfield.

REASON:

In the interest of visual amenity.

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

In this regard:

- (i) The applicant shall ensure full and complete separation of foul and surface water systems.
- (ii) All drainage 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.
- (iii) Prior to commencement of development, the applicant shall submit for the approval of South Dublin County Council full details of proposed foul and surface water drainage up to and including connection to public sewers.
- (iv) A separate water connection shall be provided for the proposed dwelling. All connection, swabbing, chlorination and tapings of mains to be carried out by South Dublin County Council personnel at the applicant's prior expense. Applicant to provide 24 hour storage.

REASON:

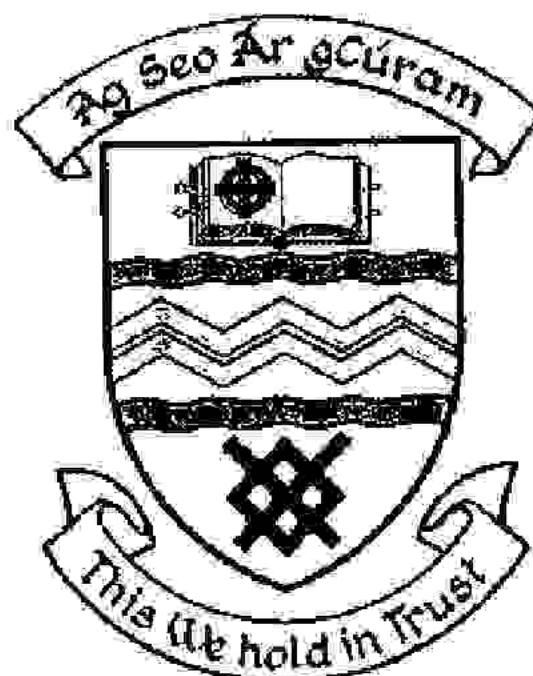
In order to comply with the Sanitary Services Acts, 1878-1964.

- 5 The applicant shall comply with the following requirements of the Roads Department.

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- (i) Footpath and kerb to be dished and a new driveway shall be constructed for the existing house at 254 Woodfield to the satisfaction of the Area Engineer, Roads Maintenance.
- (ii) Relocation/upgrading of Eircom and Environmental Services manhole cover/frame to be at applicant's own expense.
- (iii) Relocation/replacement of tree to be at applicant's own expense if necessary.
- (iv) Footpath and kerb to be dished and the new driveway constructed for proposed house to the satisfaction of the Area Engineer, Roads Maintenance.
- (v) Relocation of public light pole to be at the applicant's own expense if necessary.

The applicant shall obtain the necessary approvals from Eircom and South Dublin County Council in relation to works outlined above.

REASON:

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

- 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 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.

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- 9 That a financial contribution in the sum of £2,100 (two thousand 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.

- 10 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.

- 11 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.

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

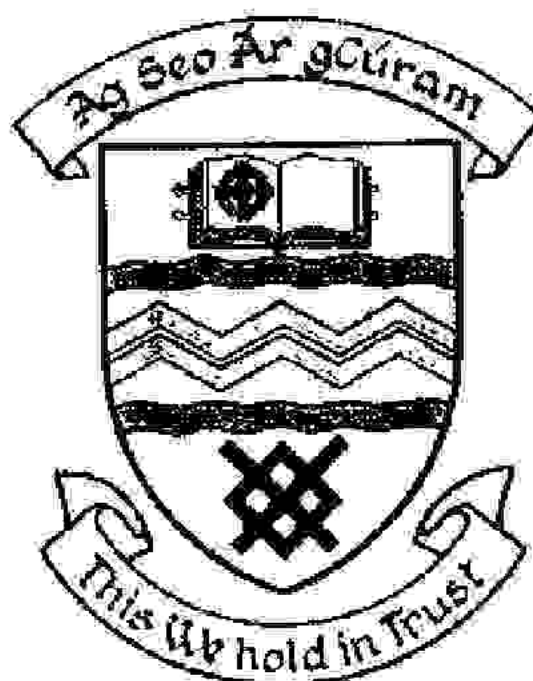
REASON:

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

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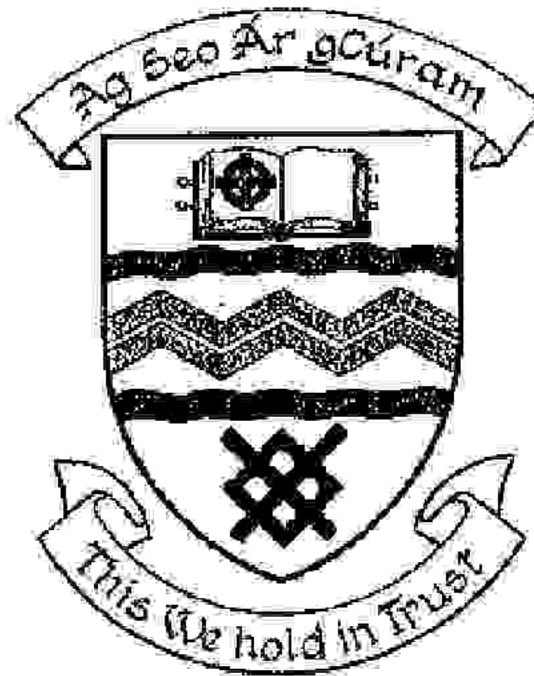
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- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate 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,


.....07/02/01
for SENIOR ADMINISTRATIVE OFFICER

SOUTH DUBLIN COUNTY COUNCIL
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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 2768	Date of Decision 18/12/2000
Register Reference S00A/0751	Date: 02/11/00

Applicant Mary Kent,
Development Erection of detached two storey house in side garden.
Location Adjoining 254 Woodfield, Scholarstown Road, Dublin 16.
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 (12) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

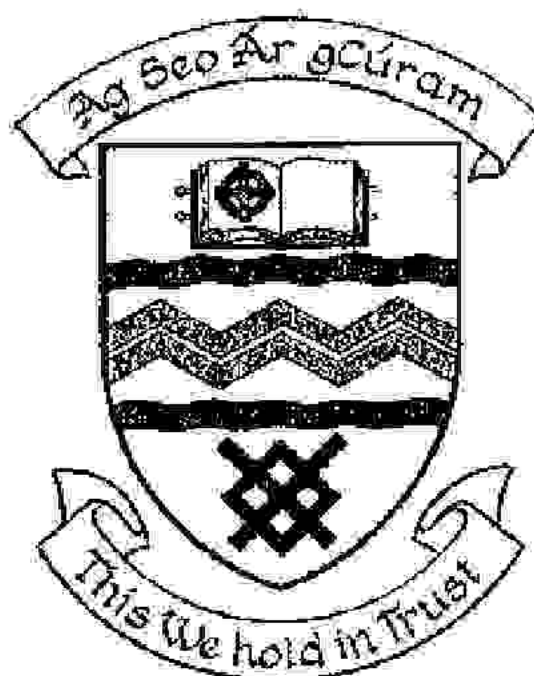
..... *MY* 19/12/00
for SENIOR ADMINISTRATIVE OFFICER

Mary Kent,
254 Woodfield,
Scholarstown Road,
Dublin 16.

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

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REG REF. S00A/0751

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 at 254 Woodfield.

REASON:

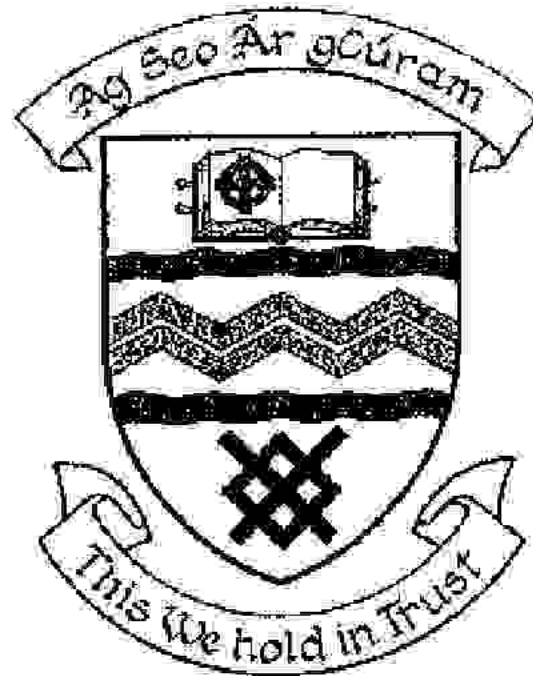
In the interest of visual amenity.

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

In this regard:

- (i) The applicant shall ensure full and complete separation of foul and surface water systems.
- (ii) All drainage 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.
- (iii) Prior to commencement of development, the applicant shall submit for the approval of South Dublin County Council full details of proposed foul and surface water drainage up to and including connection to public sewers.
- (iv) A separate water connection shall be provided for the proposed dwelling. All connection, swabbing, chlorination and tappings of mains to be carried out by South Dublin County Council personnel at the applicant's prior expense. Applicant to provide 24

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REG. REF. S00A/0751
hour storage.

REASON:

In order to comply with the Sanitary Services Acts, 1878-1964.

- 5 The applicant shall comply with the following requirements of the Roads Department.
- (i) Footpath and kerb to be dished and a new driveway shall be constructed for the existing house at 254 Woodfield to the satisfaction of the Area Engineer, Roads Maintenance.
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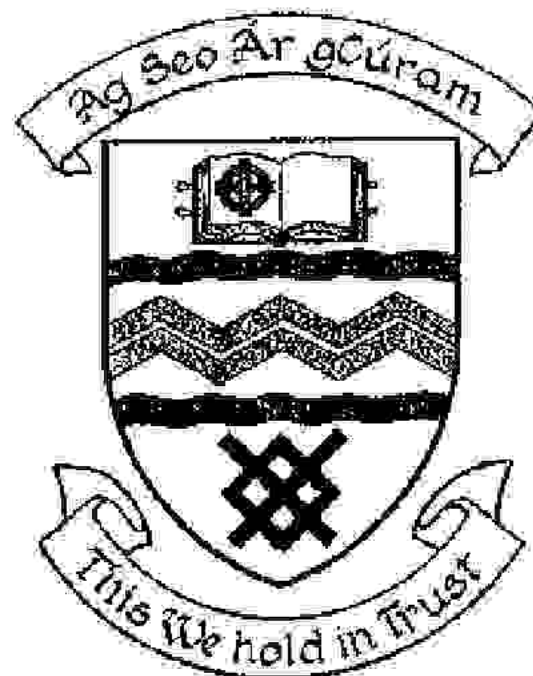
REASON:

In the interest of amenity.

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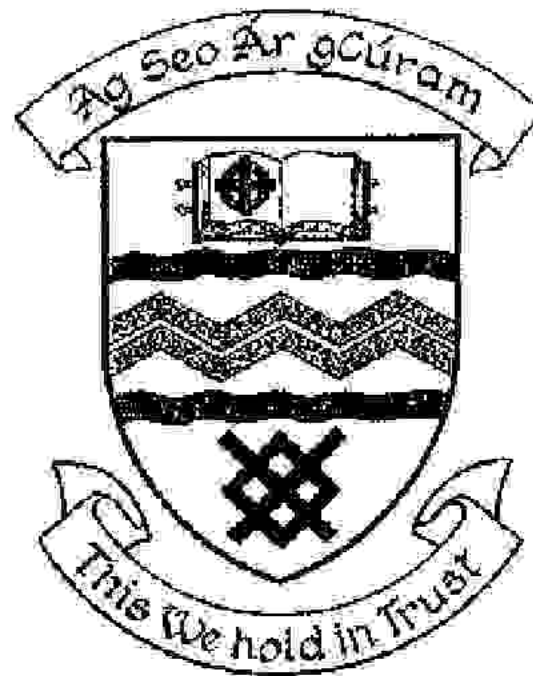
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REASON:

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REASON:

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