

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0633	
1. Location	1 Homelawn Villas, Tallaght, Dublin 24.		
2. Development	Construction of two storey dwelling, relocation of existing vehicle entrance to Homelawn Road and new pedestrian entrance to Homelawn Villas		
3. Date of Application	08/09/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Mrs Helena Larrissey, Address: 1 Homelawn Villas, Tallaght,		
5. Applicant	Name: Ms Helena Larrissey, Address: 1 Homelawn Villas, Tallaght, Dublin 24.		
6. Decision	O.C.M. No. 2457 Date 06/11/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0048 Date 08/01/2001	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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COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



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Mrs Helena Larrissey,
1 Homelawn Villas,
Tallaght,
Dublin 24.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0048	Date of Final Grant 08/01/2001
Decision Order Number 2457	Date of Decision 06/11/2000
Register Reference S00A/0633	Date 08/09/00

Applicant Ms Helena Larrissey,

Development Construction of two storey dwelling, relocation of existing vehicle entrance to Homelawn Road and new pedestrian entrance to Homelawn Villas

Location 1 Homelawn Villas, Tallaght, Dublin 24.

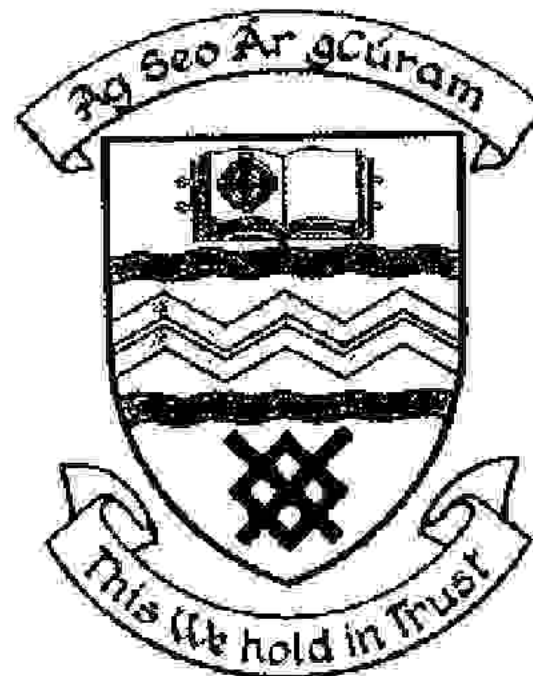
Floor Area 0.00 Sq Metres
Time extension(s) up to and including
Additional Information Requested/Received /

A Permission has been granted for the development described above,
subject to the following (10) 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 The developer shall provide 2 no. 5m x 2.5m off-street car parking spaces within the curtilage of the dwelling forward of the main front building line.
REASON:
In the interest of traffic safety and orderly development.
- 3 The existing vehicular side entrance shall be removed and the adjoining footpath and verge shall be made good to the satisfaction of the Area Engineer, Roads Maintenance. The new driveway shall be constructed with the footpath and kerb dishd to the satisfaction of the Area Engineer, Roads Maintenance.
REASON:
In the interest of traffic safety and orderly development.
- 4 That all external finishes harmonise in colour and texture with the existing premises.
REASON:
In the interest of visual amenity.
- 5 The requirements of the Planning Authority with regard to foul and surface water drainage shall be complied with as follows:-
 - a) Prior to the commencement of development, the applicant shall submit details of proposed drainage up to and including connection to public foul and surface water systems. Soakaways or connections to soakways shall not be permitted.
 - b) The developer shall ensure that full and complete separation of foul and surface water systems.
 - c) 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.

REASON:

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In the interest of orderly development, public health and the proper planning and development of the area.

- 6 The requirements of the Planning Authority with regard to water supply shall be complied with as follows:-

- (a) Separate connection required for dwelling. All connection, swabbing, chlorination and tappings of mains shall be carried out by South Dublin County Council personnel at the applicant's prior expense. Applicant to provide 24-hour storage for dwelling.

REASON:

In the interest of orderly development, public health and the proper planning and development of the area.

- 7 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.

- 8 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:

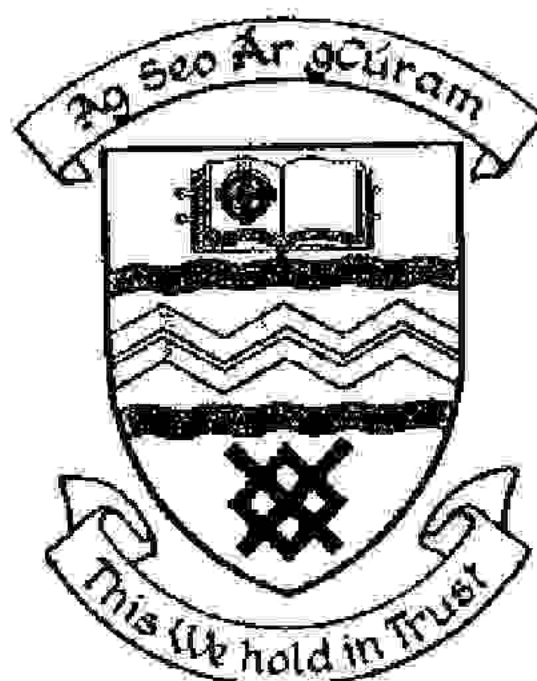
It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

- 9 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

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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.

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

REASON:

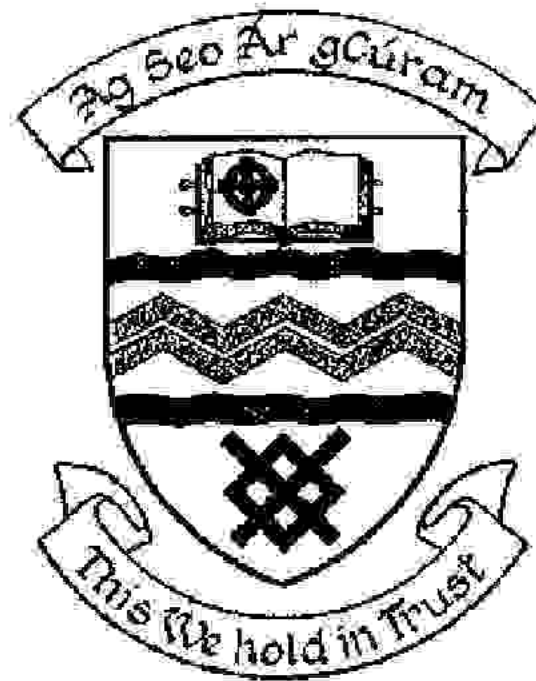
In the interest of the proper planning and development of the area.

- (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,

CU
11/01/01
 for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 2457	Date of Decision 06/11/2000
Register Reference S00A/0633	Date: 08/09/00

Applicant Ms Helena Larrissey,

Development Construction of two storey dwelling, relocation of existing vehicle entrance to Homelawn Road and new pedestrian entrance to Homelawn Villas

Location 1 Homelawn Villas, Tallaght, Dublin 24.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

Clarification of Additional Information Requested/Received /

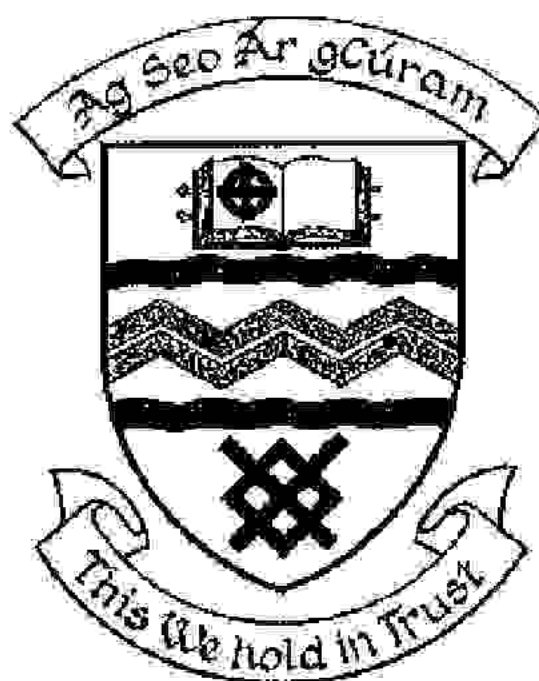
In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a DECISION TO GRANT PERMISSION in respect of the above proposal.

Subject to the conditions (10) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

..... *MY* 06/11/00
for SENIOR ADMINISTRATIVE OFFICER

Mrs Helena Larrissey,
1 Homelawn Villas,
Tallaght,
Dublin 24.

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- separation of foul and surface water systems.
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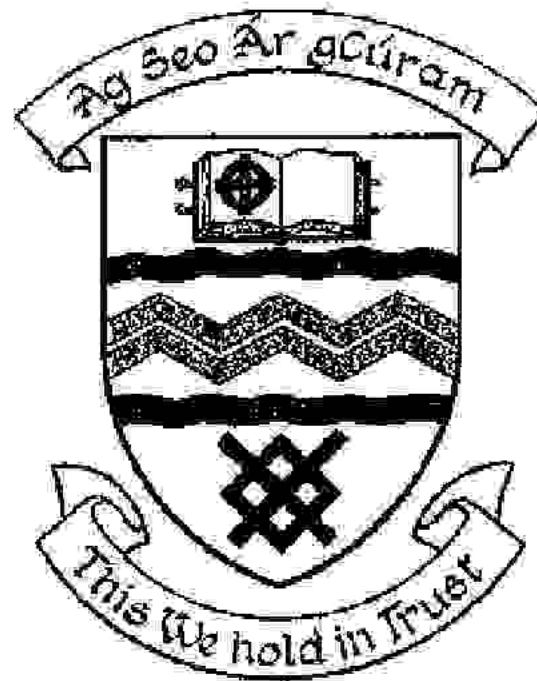
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