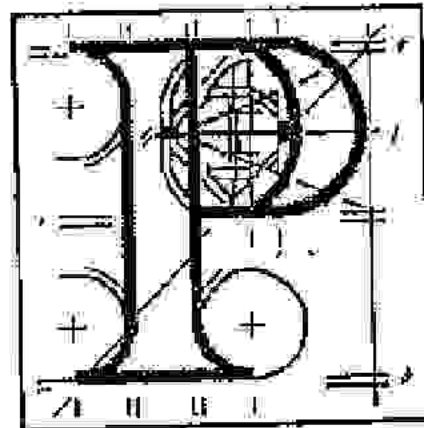


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1999 and Planning & Development Act 2000 Planning Register (Part 1)	Plan Register No. S00A/0616	
1. Location	64 Fernhill Road, Manor Estate, Dublin 12.		
2. Development	For new two storey detached house on site adjoining.		
3. Date of Application	30/08/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Enda Mac Dermott Address: 105 Ludford Road, Dublin 16.		
5. Applicant	Name: Mr. P Maguire Address: 64 Fernhill Road, Manor Estate, Dublin 12.		
6. Decision	O.C.M. No. 2389 Date 26/10/2000	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE PERMISSION	
8. Appeal Lodged	24/11/2000	Written Representations	
9. Appeal Decision	22/06/2001	Refuse Permission	
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.			

An Bord Pleanála



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

County South Dublin

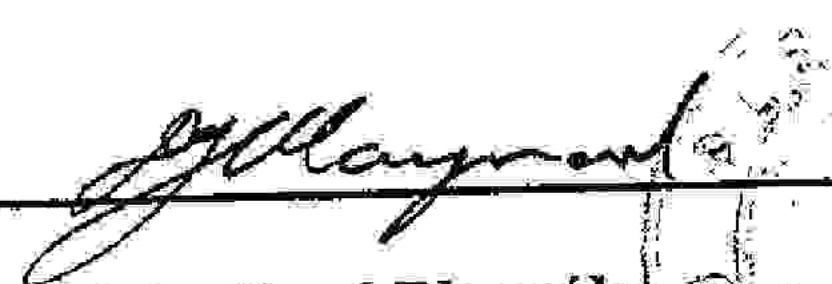
Planning Register Reference Number: S00A/0616

APPEAL by P. Maguire care of Enda McDermott of 105 Ludford Road, Ballinteer, Dublin against the decision made on the 26th day of October, 2000 by the Council of the County of South Dublin to refuse permission for development comprising the erection of a two-storey detached house on site adjoining 64 Fernhill Road, Manor Estate, Dublin:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1999, permission is hereby refused for the said development for the reason set out in the Schedule hereto.

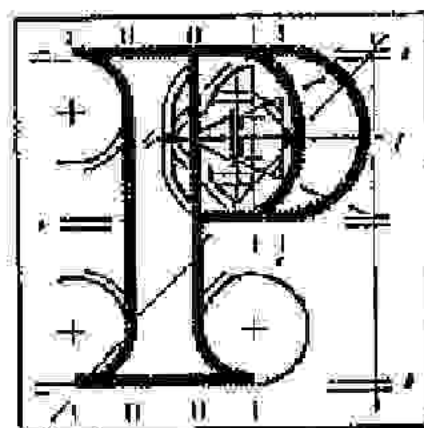
SCHEDULE

The proposed development, by reason of its design, siting and inadequate rear garden area, would be out of character with the streetscape and the pattern of development in the area and would seriously injure the amenities of the area. The proposed development would, therefore, contravene materially the zoning objective for the area which is objective 'A' "to protect and/or improve residential amenity" and would be contrary to the proper planning and development of the area.


Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.

Dated this 22nd day of June 2001.

An Bord Pleanála



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

County South Dublin


Planning Register Reference Number: S00A/0616

APPEAL by P. Maguire care of Enda McDermott of 105 Ludford Road, Ballinteer, Dublin against the decision made on the 26th day of October, 2000 by the Council of the County of South Dublin to refuse permission for development comprising the erection of a two-storey detached house on site adjoining 64 Fernhill Road, Manor Estate, Dublin:

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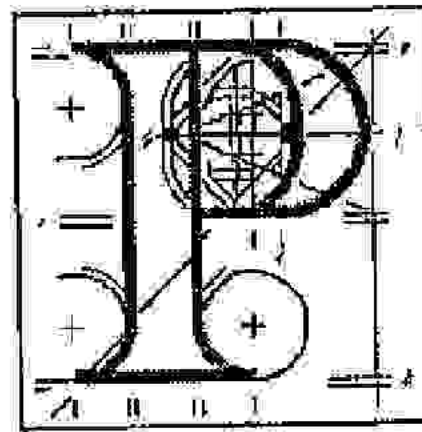
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999

County South Dublin


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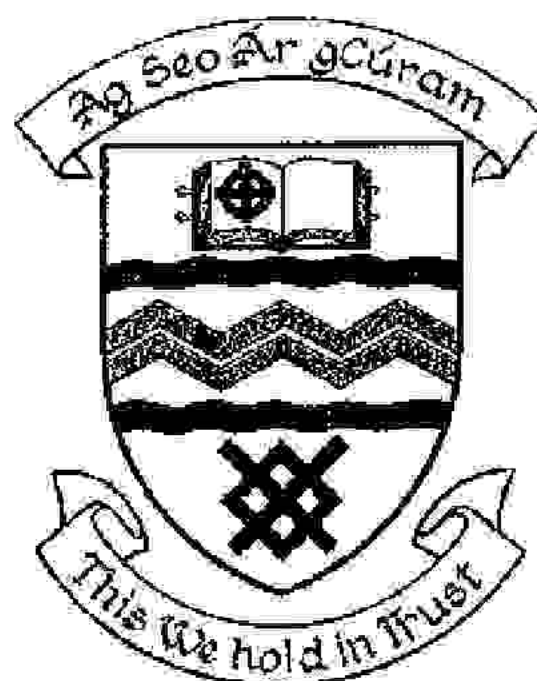


Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.

Dated this 22nd day of June 2001.

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0616	
1. Location	64 Fernhill Road, Manor Estate, Dublin 12.		
2. Development	For new two storey detached house on site adjoining.		
3. Date of Application	30/08/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Enda Mac Dermott Address: 105 Ludford Road, Dublin 16.		
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12. Revocation or Amendment			
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SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Halla an Chontae,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

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

PLANNING
DEPARTMENT
County Hall,
Town Centre, Tallaght,
Dublin 24.

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

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

Decision Order Number 2389	Date of Decision 26/10/2000
Register Reference S00A/0616	Date 30/08/00

Applicant Mr. P Maguire
Development For new two storey detached house
on site adjoining.
Location 64 Fernhill Road, Manor Estate, Dublin 12.

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 REFUSE PERMISSION in respect of the above proposal.

for the (2) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

.....*MY*..... 26/10/00
for SENIOR ADMINISTRATIVE OFFICER

Enda Mac Dermott
105 Ludford Road,
Dublin 16.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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REG REF. S00A/0616

Reasons

- 1 The applicant does not propose to connect to the nearby surface water sewer. This is considered unacceptable by Environmental Services Department in the interest of public health.
- 2 The proposed development, by virtue of its design siting and inadequate rear garden area, would be seriously at variance with the established pattern and character of development in this area and would seriously injure the amenities of property in the vicinity. It would therefore contravene materially the zoning objective for the area which is Objective 'A' "to protect and/or improve residential amenity" and would be contrary to the proper planning and development of the area.