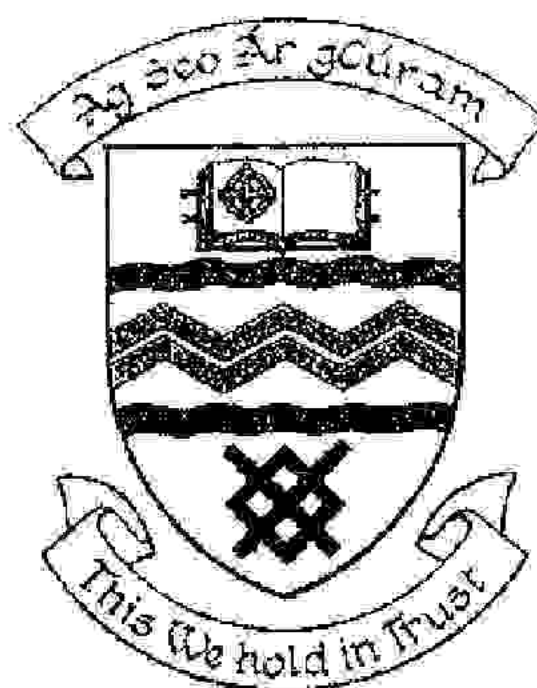


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0401	
1. Location	8 Brookmount Lawn, Balrothery, Tallaght, Dublin 24.		
2. Development	Dormer bungalow to side.		
3. Date of Application	13/06/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Watson Fitzpatrick & Associates, Address: 72 Weston Road, Churchtown,		
5. Applicant	Name: A. Byrne, Address: 8 Brookmount Lawn, Balrothery, Tallaght, Dublin 24.		
6. Decision	O.C.M. No. 1782 Date 09/08/2000	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE 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

Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

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



PLANNING
DEPARTMENT
P.O. Box 4122,
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 1782	Date of Decision 09/08/2000
Register Reference S00A/0401	Date 13/06/00

Applicant A. Byrne,

Development Dormer bungalow to side.

Location 8 Brookmount Lawn, Balrothery, 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 REFUSE PERMISSION in respect of the above proposal.

for the (3) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

..... *MZ* 10/08/00
for SENIOR ADMINISTRATIVE OFFICER

Watson Fitzpatrick & Associates,
72 Weston Road,
Churchtown,
Dublin 14.

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REG REF. S00A/0401

Reasons

- 1 The orientation of the proposed dwelling is considered to be out of character with existing development in Brookmount Lawn. A grant of planning permission would set an undesirable precedent for further such development in the area and would contravene materially a development objective of the Development Plan as stated in section 3.4.13 thereof. The development would seriously injure the amenities of property in the vicinity.
- 2 It is the objective of the Planning Authority as stated in Section 3.4.18 of the County Development Plan 1998 to apply the requirements as set down in the Council's 'Standard for Development Works in the County of Dublin'. This document requires the provision of a minimum setback of 15 metres from any National Secondary Route in respect of new development. The development as proposed would contravene materially a development objective in the Development Plan and would be contrary to the proper planning and development of the area.
- 3 The Planning Authority note that there is an existing 300mm surface water sewer located adjacent to the proposed development. The applicant has not demonstrated that there is an adequate setback from the existing surface water sewer. The proposed development would be prejudicial to public health.