

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0270	
1. Location	The Castle Inn, 38-39 Main Street, Rathfarnham, Dublin 14.		
2. Development	Retention of timber shopfront and ground floor entrance doors and windows together with modification and retention of first floor windows as built and for permission to remove existing timber sheeting and to render entire front facade in sand and cement and to modify roof to gable with pitched hip. Previous permissions S96A/0055 and S97A/0064.		
3. Date of Application	20/04/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 20/07/2000 2.	1. 2.
4. Submitted by	Name: Paul Joyce Architects, Address: 54 Main Street, Rathfarnham,		
5. Applicant	Name: John Donnellan, Address: The Castle Inn, 38-39 Main Street, Rathfarnham, Dublin 14.		
6. Decision	O.C.M. No. 1606 Date 20/07/2000	Effect FI REQUEST ADDITIONAL INFORMATION	
7. Grant	O.C.M. No. Date	Effect FI REQUEST ADDITIONAL INFORMATION	
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

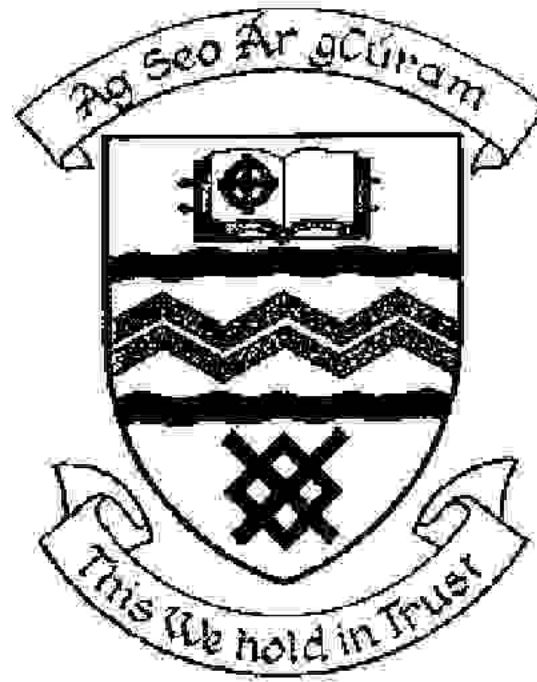
Date

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

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

Decision Order Number 1606	Date of Decision 20/07/2000
Register Reference S00A/0270	Date: 20/04/00

Applicant John Donnellan,
Development Retention of timber shopfront and ground floor entrance doors and windows together with modification and retention of first floor windows as built and for permission to remove existing timber sheeting and to render entire front facade in sand and cement and to modify roof to gable with pitched hip. Previous permissions S96A/0055 and S97A/0064.

Location The Castle Inn, 38-39 Main Street, Rathfarnham, Dublin 14.

App. Type Permission

Dear Sir/Madam,
With reference to your planning application, received on 20/04/00 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning & Development) Acts 1963-1993, the following **ADDITIONAL INFORMATION** must be submitted in quadruplicate:

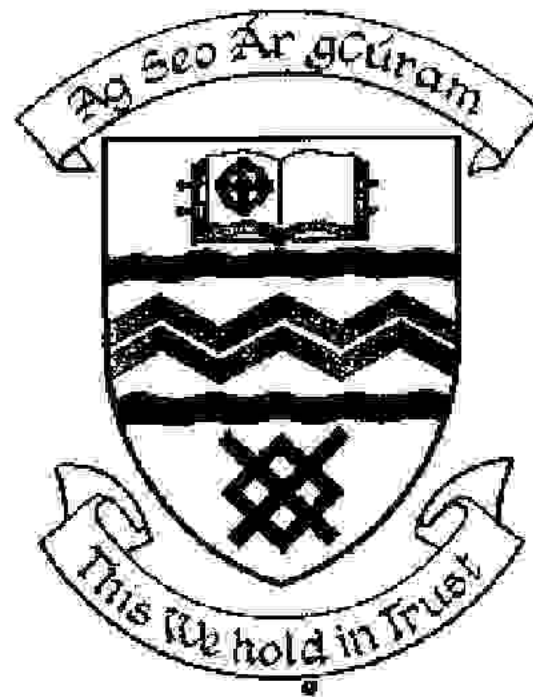
- 1 It is considered that the existing stonework is more in keeping with the character of the Rathfarnham Village Conservation Area than the proposed rendered finish. However, it is further considered that the timber sheeting element to the front of the building is not appropriate. The applicant is requested to submit amended drawings showing the existing stonework retained but deleting the timber sheeting element and replacing it with a rendered finish.
- 2 The applicant is requested to submit appropriate drawings showing how the proposal would meet the requirements of the relevant legislation with respect to access for people with disabilities.

Paul Joyce Architects,
54 Main Street,
Rathfarnham,
Dublin 14.

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REG REF. S00A/0270

- 3 The gable end of the north elevation of the premises is finished in metal cladding. This is not considered an appropriate material for a Conservation Area. As such, the applicant is requested to submit an end elevation showing a rendered finish to the aforementioned gable.

Signed on behalf of South Dublin County Council

.....
for Senior Administrative Officer

20/07/00

SOUTH DUBLIN COUNTY COUNCIL
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Order Number 1094	Date of Order 19/05/2000
Register Reference S00A/0270	Date 20/04/00

Applicant John Donnellan,

Development Retention of timber shopfront and ground floor entrance doors and windows together with modification and retention of first floor windows as built and for permission to remove exiting timber sheeting and to render entire front facade in sand and cement and to modify roof to gable with pitched hip. Previous permissions S96A/0055 and S97A/0064.

Location The Castle Inn, 38-39 Main Street, Rathfarnham, Dublin 14.

Dear Sir/Madam,

An inspection carried out on 17/05/00 has shown that a site notice was not erected in respect of your planning application. Before this application can be considered, you must erect a notice on the site or structure, and submit the following to this Department:

- (a) two copies of the text of the notice
- (b) two plans showing the position of the notice on the land or structure
- (c) a statement of the date on which the notice is erected

The notice must be maintained in position for at least one month and must fulfill the following conditions:-

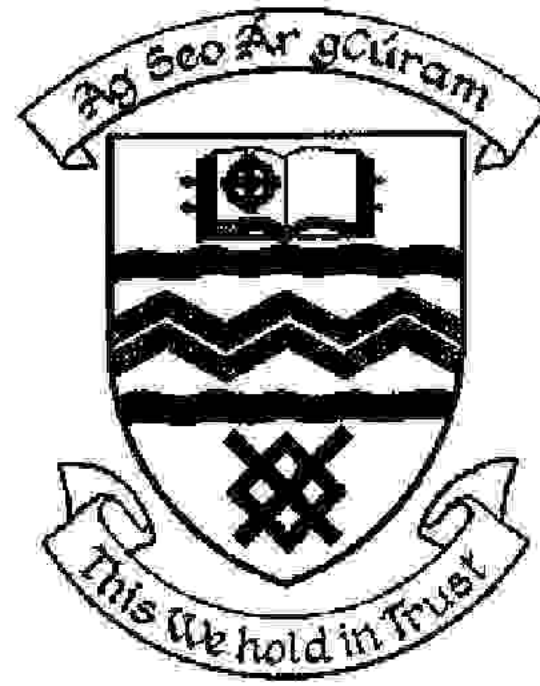
- 1. Must be durable material
- 2. Must be securely erected in a conspicuous position easily visible and legible by persons using the public road

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54 Main Street,
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3. Must be headed "Application to Planning Authority".
4. Must state:

- (a) Applicant's name
- (b) whether application is for Permission, Outline Permission, or Approval.
- (c) nature and extent of development including number of dwellings (if any)
- (d) that the application may be inspected at the Planning Department, South Dublin County Council, Town Centre, Tallaght, Dublin 24.

No further consideration will be given to this application until you comply with these requirements.

Yours faithfully,

JA
.....
for Senior Administrative Officer.

19/05/00

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0270	
1. Location	The Castle Inn, 38-39 Main Street, Rathfarnham, Dublin 14.		
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3. Date of Application	20/04/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 20/07/2000 2.	1. 29/08/2000 2.
4. Submitted by	Name: Paul Joyce Architects, Address: 54 Main Street, Rathfarnham,		
5. Applicant	Name: John Donnellan, Address: The Castle Inn, 38-39 Main Street, Rathfarnham, Dublin 14.		
6. Decision	O.C.M. No. 2291 Date 10/10/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 2609 Date 24/11/2000	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	

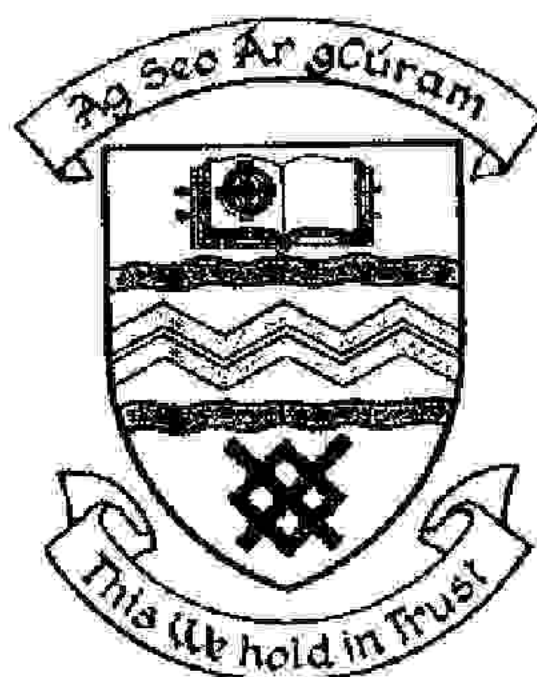
14.

Registrar

Date

Receipt No.

SOUTH DUBLIN COUNTY COUNCIL
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Halla an Chontae
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**PLANNING
DEPARTMENT**

County Hall
Town Centre, Tallaght
Dublin 24

Telephone: 01-414 9000
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Paul Joyce Architects,
54 Main Street,
Rathfarnham,
Dublin 14.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 2609	Date of Final Grant 24/11/2000
Decision Order Number 2291	Date of Decision 10/10/2000
Register Reference S00A/0270	Date 29/08/00

Applicant John Donnellan,

Development Retention of timber shopfront and ground floor entrance doors and windows together with modification and retention of first floor windows as built and for permission to remove existing timber sheeting and to render entire front facade in sand and cement and to modify roof to gable with pitched hip. Previous permissions S96A/0055 and S97A/0064.

Location The Castle Inn, 38-39 Main Street, Rathfarnham, Dublin 14.

Floor Area 644.00 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 20/07/2000 /29/08/2000

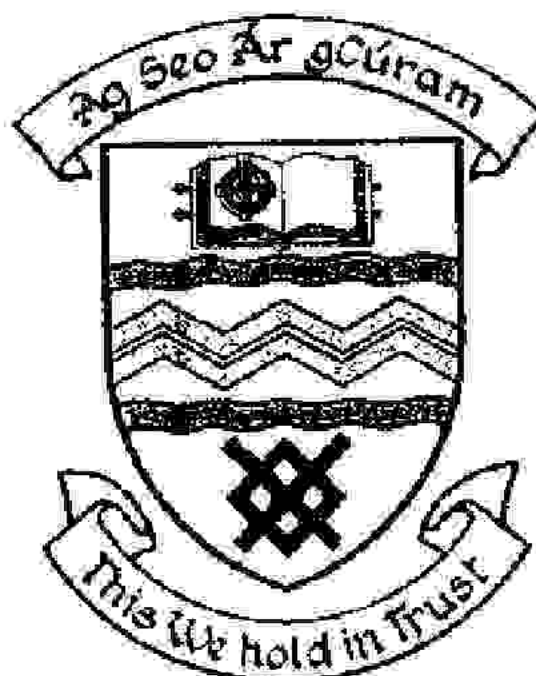
A Permission has been granted for the development described above,
subject to the following (3) Conditions.

SOUTH DUBLIN COUNTY COUNCIL

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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 as amended by Additional Information received by the Planning Authority on 29/08/00, 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 external finish of the north elevation of the development shall be revised in accordance with Drawing Ref. AI/03.

REASON:

In the interest of clarity and visual amenity.


- 3 That no advertising sign or structure be erected except those which are exempted development, without prior approval of Planning Authority or An Bord Pleanála on appeal.

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.


.....27/11/00
for SENIOR ADMINISTRATIVE OFFICER