

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0200	
1. Location	54 Main Street, Rathfarnham, Dublin 14.		
2. Development	15.6m2 single storey extension at ground floor with flat roof to rear of commercial premises (Architectural Conservation Area).		
3. Date of Application	28/03/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Paul Joyce Architects, Address: 54 Main Street, Rathfarnham,		
5. Applicant	Name: Paul Joyce, Address: 54 Main Street, Rathfarnham, Dublin 14.		
6. Decision	O.C.M. No. 1142 Date 25/05/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1467 Date 05/07/2000	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
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



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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 1467	Date of Final Grant 05/07/2000
Decision Order Number 1142	Date of Decision 25/05/2000
Register Reference S00A/0200	Date 28/03/00

Applicant Paul Joyce,

Development 15.6m2 single storey extension at ground floor with flat roof to rear of commercial premises (Architectural Conservation Area).

Location 54 Main Street, Rathfarnham, Dublin 14.

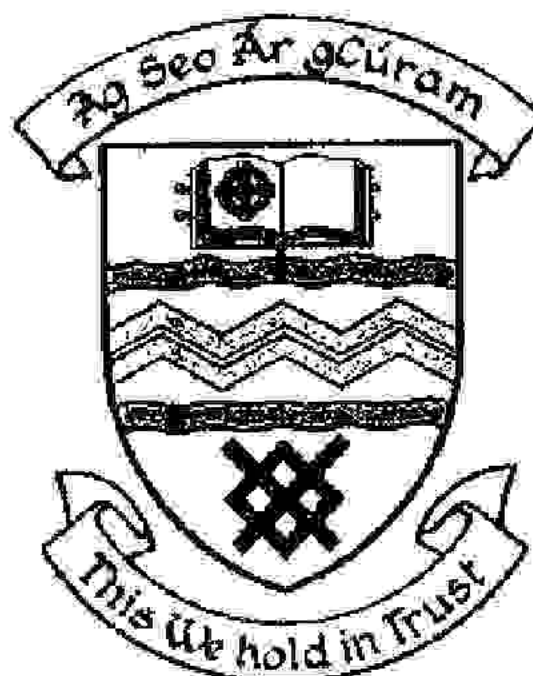
Floor Area 15.60 Sq Metres
Time extension(s) up to and including
Additional Information Requested/Received /

A Permission has been granted for the development described above,
subject to the following (7) Conditions.

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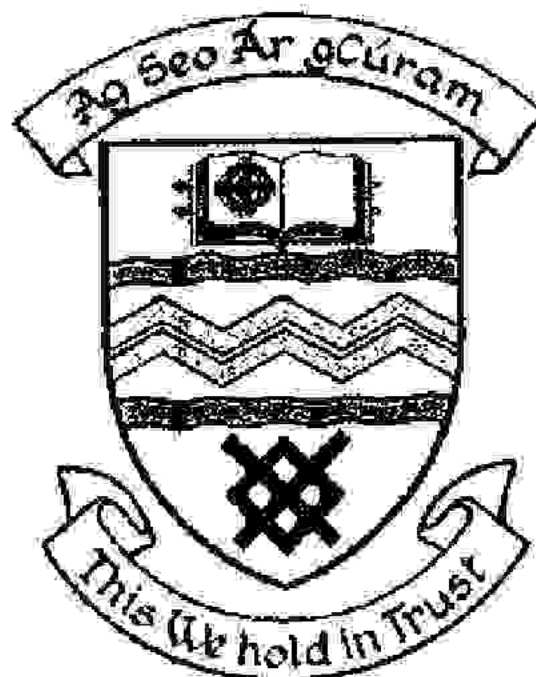
Conditions and Reasons

- 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 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.
- 3 That no advertising sign or structure be erected except those which are exempted development, without prior approval of the Planning Authority or An Bord Pleanála on appeal.
REASON:
 In the interest of the proper planning and development of the area.
- 4 That the water supply and drainage arrangements including the disposal of surface water be in accordance with the requirements of the County Council.
REASON:
 To comply with public health requirements and to ensure adequate standards of workmanship.
- 5 That a financial contribution in the sum of £137 (one hundred and thirty seven pounds) EUR174 (one hundred and seventy four 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.
- 6 That a financial contribution in the sum of £357 (three hundred and fifty seven pounds) EUR453 (four hundred and fifty three 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

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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.

- 7 That arrangements be made with regard to the payment of financial contributions in respect of the overall development, as required by Condition No.s 10, 11 and 12 of Register Reference S00A/0156, arrangements to be made prior to commencement of 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 providing these services.

NOTE: Applicant is advised that in the event of encroachment or oversailing of the adjoining property, the consent of the adjoining property owner is required.

- (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.

06/07/00
 for SENIOR ADMINISTRATIVE OFFICER

		South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)		Plan Register No. S00A/0200	
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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 1142	Date of Decision 25/05/2000
Register Reference S00A/0200	Date: 28/03/00

Applicant Paul Joyce,

Development 15.6m2 single storey extension at ground floor with flat roof to rear of commercial premises (Architectural Conservation Area).

Location 54 Main Street, Rathfarnham, Dublin 14.

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 (7) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

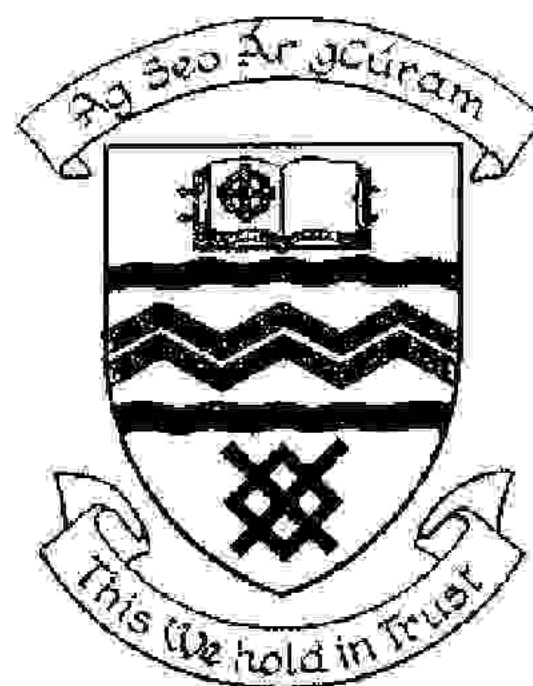
LA 25/05/00
for SENIOR ADMINISTRATIVE OFFICER

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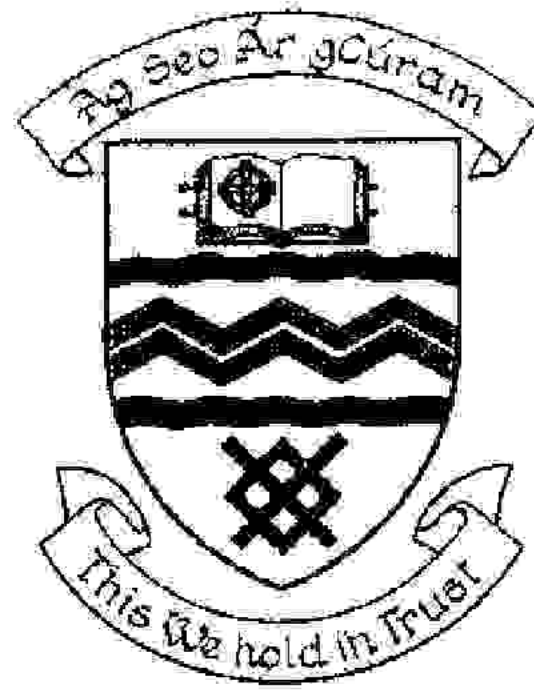
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REG REF. S00A/0200

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REG. REF. S00A/0200

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