

CORPORATION OF DUBLIN

PLAN NO. 1698/85 (2041/84)	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS 1963 - 1983 PLANNING REGISTER (Part 1)		REGISTER REFERENCE 85A/1898T 85A/1898T	
1. LOCATION	34 Ballytore Road, Rathfarnham, Dublin 14.		O.S. NO. GRID REF.	
2. PROPOSED DEVELOPMENT	alterations to previously approved plans for dwelling house.		PREPARED BY: ML CHECKED BY: <i>UMMK</i>	
3. TYPE & DATE OF APPLICATION	TYPE P.	APPLICATION DATE 14.10.1985	Date Further Particulars: (a) Requested (b) Received 1. 2. 3.	
4. SUBMITTED BY	Name Seamus Tutty, tbn., Silverhills, Address Ballymore-Eustace, Naas, Co. Kildare.			
5. APPLICANT	Name Mr. M. Maguire, Address 58 Rathgar Avenue, Dublin 6.			
6. DECISION	O.C.M. No. & DATE P. 3023. 10th December, 1985. Date NOTIFIED 10th December, 1985.		EFFECT TO GRANT PERMISSION SUBJECT TO SEVEN (7) CONDITIONS (SEE OPPOSITE).	
7. GRANT	O.C.M. No. & DATE P. 3023. 22nd January, 1986. Date NOTIFIED 23rd January, 1986.		EFFECT PERMISSION GRANTED.	
8. APPEAL	NOTIFICATION TO CORPORATION		Decision	
9. APPLICATION SECTION 26 (3)	Date of application		Decision	
10. COMPENSATION	Ref. in Compensation Register			
11. ENFORCEMENT	Ref. in Enforcement Register			
12. PURCHASE NOTICE	Co. Co '86			
13. REVOCATION or AMENDMENT				
14.	DATE OF ISSUE OF COPY			
15.	CERTIFYING OFFICER			
16.	FINANCE OFFICER AND TREASURER'S RECEIPT NO.			

CORPORATION OF DUBLIN
 Order of the Assistant City and County Manager
 Local Government (Planning & Development) Acts 1963/83. Local Government (Dublin) Acts 1930-1955

10 DEC 1985

RECOMMENDATION:

Decision Order No. **F2023** Date.....

I hereby endorse the recommendation of the Senior Executive Development Controller/Senior Executive Planner :..... **ATJ/MLK** Date **4/11/85**

Permission
 TO GRANT..... in respect of the Application received on..... **14/10/85**

subject to..... **Seven** conditions, for the development proposed in Plan No./Reg. No..... **1698/85**

by Applicant..... **Mr. M. McGuire, 58 Rathgar Avenue, Dublin 6.**

namely to:..... **carry out alterations to previously approved plans for dwelling house at 34 Ballycore Road, Rathfarnham, Dublin 14.**

Signed:..... Principal Officer. Date:.....

ORDER: In accordance with the recommendation of the Principal Officer, I decide that having regard to the provisions which are included in the Development Plan, the above proposal would be consistent with proper planning and development and I, therefore, decide TO GRANT **Permission** therefor under the Local Government (Planning and Development) Acts, 1963/83 subject to the following conditions imposed for the reasons stated.

Conditions	Reasons for Conditions
1. The development to be carried out in accordance with the plans, particulars and specifications lodged with the application save as may be required by the other conditions attached hereto.	To comply with permission regulations.
2. Before commencement of development approval under the Building Bye-Laws to be obtained and all conditions of the approval to be observed in the development.	To comply with the provision of the Sanitary Services Act 1878-1964.
3. The requirements of the Engineering Department to be complied with in the development.	To achieve a satisfactory standard of development.
4. Notwithstanding the provisions of the Local Government (Planning and Development) Regulations 1977 and subsequent amendments, no extension to the dwelling house to be erected without a prior grant of planning permission.	To protect the residential amenities of the adjoining property.
5. The proposed development to be used as a single family dwelling unit only.	To ensure that the development will not be out of character with existing residential development in the area.
6. The proposed dormer window on the southern elevation contravenes condition No. 2 of the outline permission (Plan No. 193/84). The entire dormer window shall either be replaced entirely by a roof light or similar or the proposed dormer window shall be modified so that (a) no glazed (either with obscured or clear glass) portion of the window is less than 5'6" above the internal floor area of the bedroom in which the dormer window is to be located; (b) no openable portion	To prevent overlooking of adjoining residential property

Date..... **10/12/85**

Assistant City and County Manager

to whom the appropriate powers have been delegated by Order of the City and County Manager dated.....

Conditions

Reasons for Conditions

of the window is less than 6'6" above the internal floor level of the bathroom where the dormer window is to be located. Prior to the commencement of any development on the site, a drawing showing the method of compliance with this condition shall be lodged with and shall receive written agreement from the Local Authority.

7. The proposed screen wall between the proposed bungalow and No. 49 Cromagh Road shall have a minimum height of 2m. for its entire length between the proposed garage and the southernmost point of the common boundary.

To prevent overlooking of adjoining residential property.

Date.....

.....
City and County Manager

.....
whose appropriate powers have been delegated by Order of the City & County Manager dated..... day of