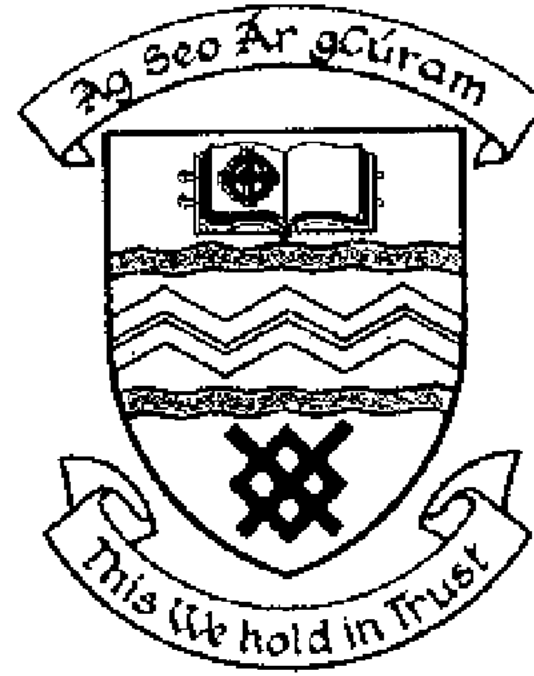


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99B/0490
1. Location	The Beeches, Firhouse Road, Knocklyon, Dublin 16.	
2. Development	Demolish and remove the existing extension constructed to the east side in order to construct a new single storey extension in the same location together with a new front porch.	
3. Date of Application	21/07/99	Date Further Particulars (a) Requested (b) Received
3a. Type of Application	Permission	1. 13/09/1999 2. 1. 27/09/1999 2.
4. Submitted by	Name: Louis Burke Architects, Address: Mantua Studio, Templeogue Bridge,	
5. Applicant	Name: B. & G. Gaffey, Address: The Beeches, Firhouse Road, Knocklyon, Dublin 16.	
6. Decision	O.C.M. No. 2592 Date 25/11/1999	Effect AP GRANT PERMISSION
7. Grant	O.C.M. No. 25 Date 10/01/2000	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



Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

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PLANNING DEPARTMENT
Applications/Registry/Appeals
P.O. Box 4122
Town Centre, Tallaght
Dublin 24

Telephone: 01-414 9230
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Louis Burke Architects,
Mantua Studio,
Templeogue Bridge,
Dublin 6W.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 25	Date of Final Grant 10/01/2000
Decision Order Number 2592	Date of Decision 25/11/1999
Register Reference S99B/0490	Date 27/09/99

Applicant B. & G. Gaffey,

Development Demolish and remove the existing extension constructed to the east side in order to construct a new single storey extension in the same location together with a new front porch.

Location The Beeches, Firhouse Road, Knocklyon, Dublin 16.

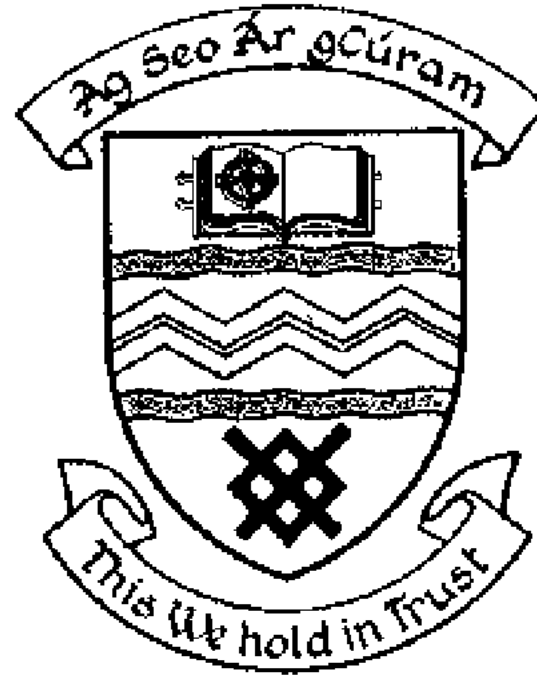
Floor Area 0.00 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 13/09/1999 /27/09/1999

A Permission has been granted for the development described above,
subject to the following (6) Conditions.

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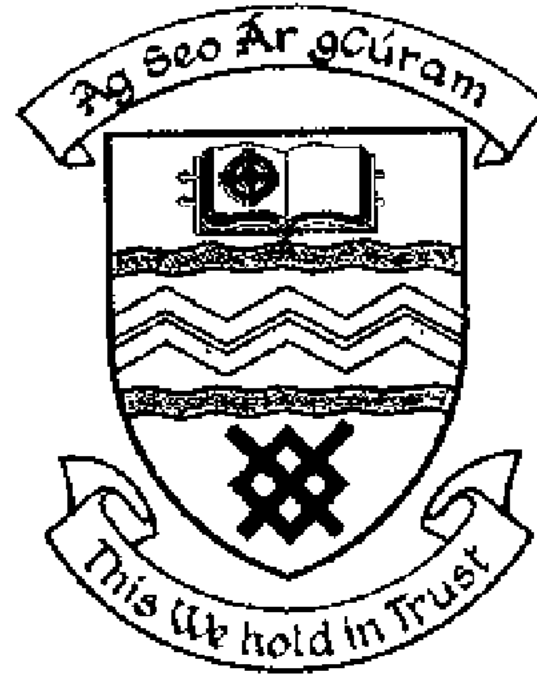
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Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application amended by additional information received on 27 September 1999, 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 Applicant proposes to connect into a Roads Department sewer. Applicant is to submit written permission from Roads Department prior to connection.
REASON:
In the interests of public health and safety and the proper planning and development of the area.
 - 3 Applicant to ensure full and complete separation of foul and surface water systems. All pipes shall be laid with a minimum cover of 1.2m in roads, footpaths and driveways, and 0.9m in open space. Where it is not possible to achieve these minimum covers, pipes shall be bedded and surrounded in C20 concrete 150mm thick.
REASON:
In the interests of the proper planning and development of the area.
 - 4 That the entire premises be used as a single dwelling unit.
REASON:
To prevent unauthorised development.
 - 5 That all external finishes harmonise in colour and texture with the existing premises.
REASON:
In the interest of visual amenity.
 - 6 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council.
REASON:
In order to comply with the Sanitary Services Acts, 1878-1964.
- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.

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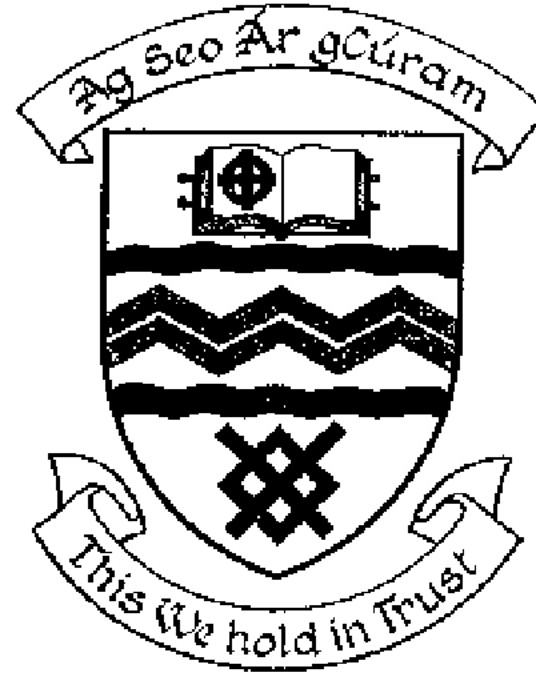
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- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate must be obtained from the Building Control Authority, where applicable.
- (4) Free Standing Walls must 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.

P. G. O'Connell
.....11/01/00
for SENIOR ADMINISTRATIVE OFFICER

SOUTH DUBLIN COUNTY COUNCIL
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**PLANNING
 DEPARTMENT**
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NOTIFICATION OF DECISION TO GRANT PERMISSION
 LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 2592	Date of Decision 25/11/1999
Register Reference S99B/0490	Date: 21/07/99

Applicant B. & G. Gaffey,

Development Demolish and remove the existing extension constructed to the east side in order to construct a new single storey extension in the same location together with a new front porch.

Location The Beeches, Firhouse Road, Knocklyon, Dublin 16.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 13/09/1999 /27/09/1999

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

MA
 25/11/99
 for SENIOR ADMINISTRATIVE OFFICER

Louis Burke Architects,
 Mantua Studio,
 Templeogue Bridge,
 Dublin 6W.

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REG REF. S99B/0490

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 amended by additional information received on 27 September 1999, 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.
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REASON:
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In the interest of visual amenity.
- 6 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council.
REASON:

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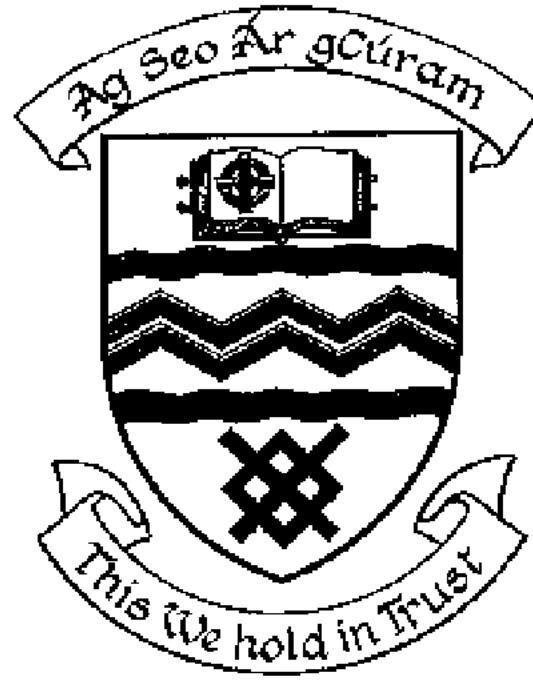
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REG. REF. S99B/0490

In order to comply with the Sanitary Services Acts, 1878-
1964.

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



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

Decision Order Number 1991	Date of Decision 13/09/1999
Register Reference S99B/0490	Date: 21/07/99

Applicant B. & G. Gaffey,
Development Demolish and remove the existing extension constructed to the east side in order to construct a new single storey extension in the same location together with a new front porch.

Location The Beeches, Firhouse Road, Knocklyon, Dublin 16.

App. Type Permission

Dear Sir/Madam,
With reference to your planning application, received on 21/07/99 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:

- The applicant is advised that the Environmental Services Department consider rain water sumps unacceptable in urban areas. The applicant is, therefore, requested to submit revised plans indicating an alternative means of disposal of surface water. The applicant is advised to discuss the matter with the Environmental Services Department beforehand to ascertain their requirements. There must be a complete and full separation of foul and surface water drainage systems.

Signed on behalf of South Dublin County Council

.....
for Senior Administrative Officer

14/09/99

Louis Burke Architects,
Mantua Studio,
Templeogue Bridge,
Dublin 6W.