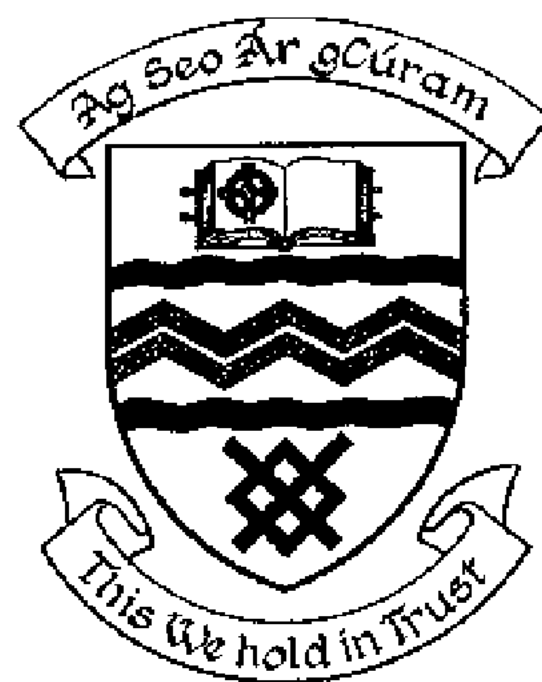


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0866	
1. Location	66 Fernwood Avenue, Tallaght, Dublin 24.		
2. Development	A three bedroom house on corner site.		
3. Date of Application	07/12/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: C. Prunty, Address: Meadowbrook House, Ballinteer Road,		
5. Applicant	Name: Kim Horgan, Address: 66 Fernwood Avenue, Tallaght, Dublin 24.		
6. Decision	O.C.M. No. 0197 Date 03/02/2000	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
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**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
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NOTIFICATION OF DECISION TO REFUSE PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0197	Date of Decision 03/02/2000 <i>LM</i>
Register Reference S99A/0866	Date 07/12/99

Applicant Kim Horgan,
Development A three bedroom house on corner site.
Location 66 Fernwood Avenue, 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

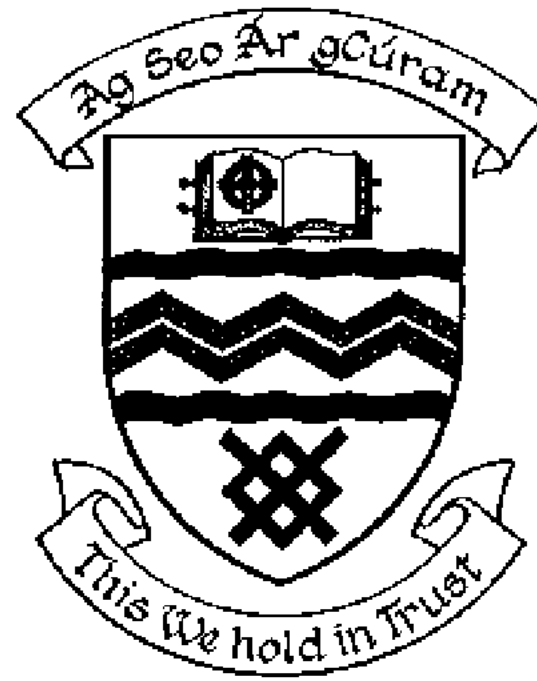
LM
..... 03/02/00
for SENIOR ADMINISTRATIVE OFFICER

C. Prunty,
Meadowbrook House,
Ballinteer Road,
Dublin 16.

**SOUTH DUBLIN COUNTY COUNCIL
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REG REF. S99A/0866

Reasons

- 1 It is noted that the proposed semi-detached dwelling would be located within 5 metres of a 100mm watermain. The Planning Authority requires that there be a minimum separation of 5 metres between any proposed development and such existing services. Therefore the proposed development would be prejudicial to public health.
- 2 Two car parking spaces are required to be provided on site. The site plan indicates that only one car space will be provided within the curtilage of the site. This is insufficient. Lack of sufficient car parking on site would lead to additional undesirable on street parking in the area and as such the proposed development would endanger public safety by reason of traffic hazard or obstruction of road users.
- 3 The proposed development on this prominent and restricted corner site would project beyond the established building line in Fernwood Lawn and have an adverse impact on the character of the streetscape and on adjoining residential amenity. As such the proposed development would be contrary to Section 3.4.13.i of the South Dublin County Development Plan 1998 and would seriously injure the amenities of property in the vicinity.