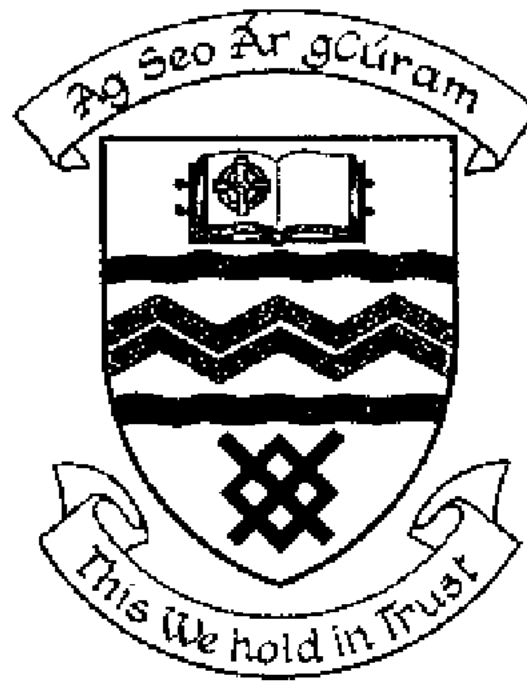


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0770	
1. Location	25 Coolamber Court, Knocklyon, Dublin 16.		
2. Development	Dormer house to the side of existing house.		
3. Date of Application	29/10/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Outline Permission	1. 2.	1. 2.
4. Submitted by	Name: D. Browne Arch., Address: "Pine Lodge", Barnamire,		
5. Applicant	Name: Anne O'Dea, Address: 25 Coolamber Court, Knocklyon, Dublin 16.		
6. Decision	O.C.M. No. 2768 Date 14/12/1999	Effect RO REFUSE OUTLINE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RO REFUSE OUTLINE 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
Facs: 01-414 9104

**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

NOTIFICATION OF DECISION TO REFUSE OUTLINE PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 2768	Date of Decision 14/12/1999 <i>MA</i>
Register Reference S99A/0770	Date 29/10/99

Applicant Anne O'Dea,
Development Dormer house to the side of existing house.
Location 25 Coolamber Court, Knocklyon, Dublin 16.

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 OUTLINE PERMISSION in respect of the above proposal.

for the (5) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

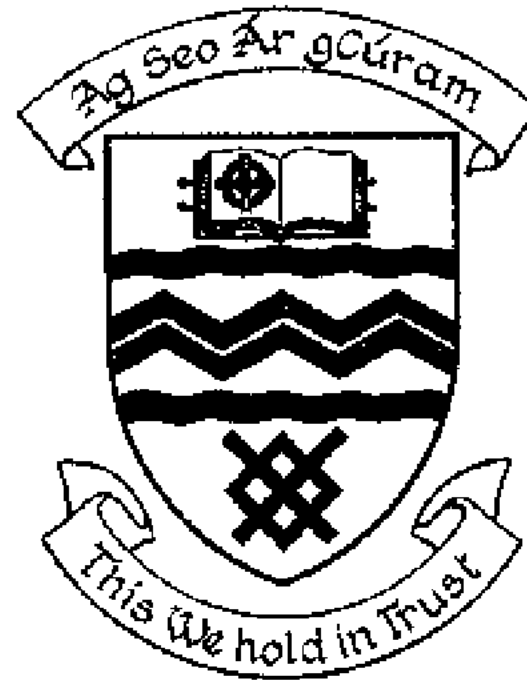
MA 14/12/99
.....
for SENIOR ADMINISTRATIVE OFFICER

D. Browne Arch.,
"Pine Lodge",
Barnamire,
Enniskerry,
Co. Wicklow.

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

REG REF. S99A/0770

Reasons

- 1 The proposed development by reason of its backland nature would constitute substandard development which would seriously injure the amenities and depreciate the value of property in the vicinity.
- 2 The subject site is zoned 'A', "to protect and/or improve residential amenity". It is considered that the proposed development and its associated features would materially contravene the said zoning objective and would be contrary to the proper planning and development of the area.
- 3 The proposed development would come within 8 metres of a 300mm diameter watermain and as such would be prejudicial to public health.
- 4 The exact location of two existing 225mm diameter surface water sewers adjacent to the site are not indicated on the submitted plans. Therefore, it is not clear if the proposed dwelling would be within 5 metres of these sewers which is not acceptable. As such the proposed development must be considered prejudicial to public health.
- 5 The scale and character of the proposed dwelling will not integrate with the style of adjoining development and as such would contravene Section 3.4.13 of the South Dublin County Development Plan, 1998.