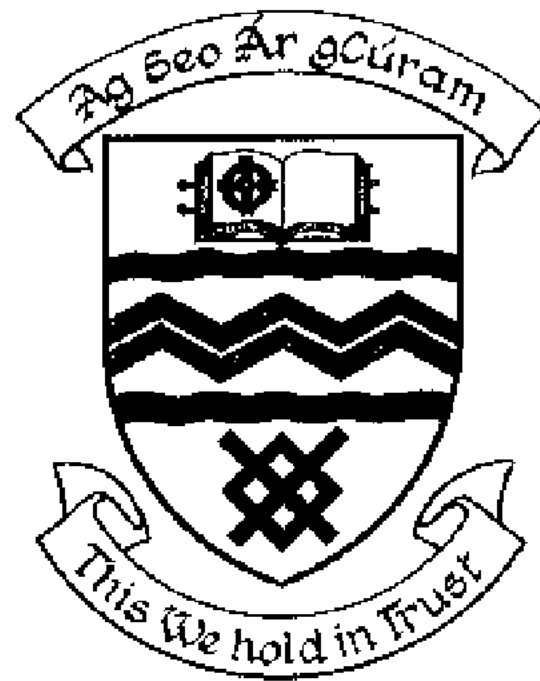


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0766	
1. Location	The rear of no.21 Inis Fail, Old Bawn, Dublin 24.		
2. Development	Two storey dwelling together with gateway and vehicular access.		
3. Date of Application	28/10/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 17/11/1999 2.	1. 01/12/1999 2.
4. Submitted by	Name: Shay Scanlon, Address: 51 Hamsfield, Navan Road,		
5. Applicant	Name: Mr. & Mrs. M. Mahon, Address: 21 Inis Fail, Old Bawn, Dublin 24.		
6. Decision	O.C.M. No. 0152 Date 26/01/2000	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
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 PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0152	Date of Decision 26/01/2000 <i>/m</i>
Register Reference S99A/0766	Date 28/10/99

Applicant Mr. & Mrs. M. Mahon,

Development Two storey dwelling together with gateway and vehicular access.

Location The rear of no.21 Inis Fail, Old Bawn, Dublin 24.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 17/11/1999 /01/12/1999

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 **REFUSE 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

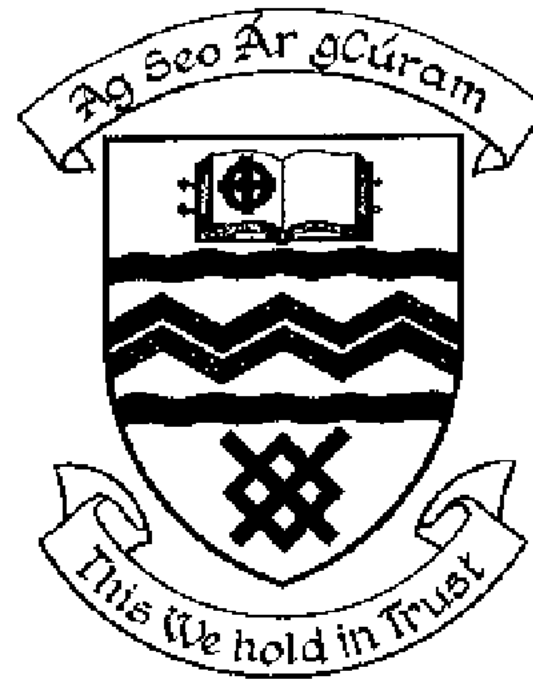
/12
..... 27/01/00
for SENIOR ADMINISTRATIVE OFFICER

Shay Scanlon,
51 Hamsfield,
Navan Road,
Dublin 15.

**SOUTH DUBLIN COUNTY COUNCIL
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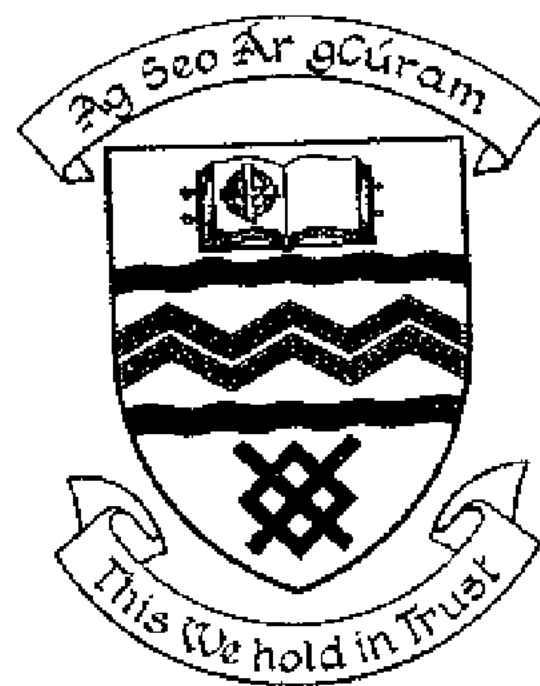
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REG REF. S99A/0766

Reasons

- 1 The proposed development does not meet the requirements of Section 3.4.16.i of the 1998 South Dublin County Development Plan which requires all houses to have a minimum of 60sq.m. (exclusive of car parking area) of private open space behind the front building line.
- 2 The proposed development does not meet the requirements of Section 3.4.16.i of the 1998 South Dublin County Development Plan which requires a minimum standard of 22 metres between directly opposing first floor windows.
- 3 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.
- 4 The proposed development would result in overlooking of, and lack of privacy to, neighbouring dwellings to an unreasonable degree. As such the proposed development would seriously injure the amenities and depreciate the value of property in the vicinity.
- 5 The proposal involves the use of combined sewers. This is considered to be unacceptable and prejudicial to public health.

SOUTH DUBLIN COUNTY COUNCIL
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Order Number 2522	Date of Order 17/11/1999
Register Reference S99A/0766	Date 28/10/99

Applicant Mr. & Mrs. M. Mahon,
Development Two storey dwelling together with gateway and vehicular access.
Location The rear of no.21 Inis Fail, Old Bawn, Dublin 24.

Dear Sir/Madam,

An inspection carried out on 08/11/99 has shown that a site notice was not erected in respect of your planning application. Before this application can be considered, you must erect a notice on the site or structure, and submit the following to this Department:

- (a) two copies of the text of the notice
- (b) two plans showing the position of the notice on the land or structure
- (c) a statement of the date on which the notice is erected

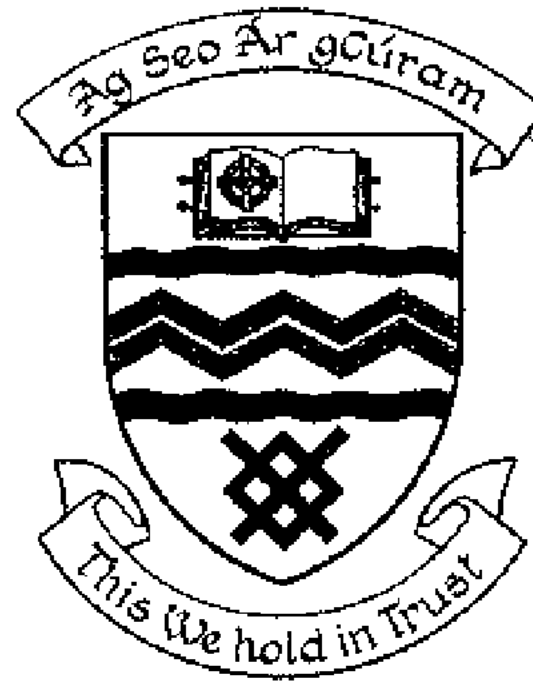
The notice must be maintained in position for at least one month and must fulfill the following conditions:-

- 1. Must be durable material
- 2. Must be securely erected in a conspicuous position easily visible and legible by persons using the public road
- 3. Must be headed "Application to Planning Authority".
- 4. Must state:

- (a) Applicant's name

Shay Scanlon,
51 Hamsfield,
Navan Road,
Dublin 15.

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REG REF. S99A/0766

- (b) whether application is for Permission, Outline Permission, or Approval.
- (c) nature and extent of development including number of dwellings (if any)
- (d) that the application may be inspected at the Planning Department, South Dublin County Council, Town Centre, Tallaght, Dublin 24.

No further consideration will be given to this application until you comply with these requirements.

Yours faithfully,


..... 18/11/99
for Senior Administrative Officer.