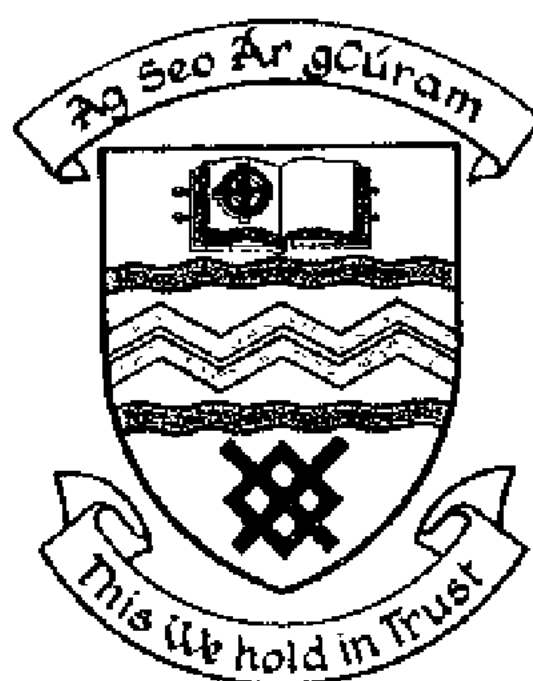


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0680	
1. Location	Firhouse, Dublin 24.		
2. Development	Demolish portion of the existing monastery complex, to erect a new Carmelite Monastery, to refurbish the former school building and attached outoffice, to provide a new entrance to Firhouse Road and all associated site works.		
3. Date of Application	30/09/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 13/04/2000 2.
4. Submitted by	Name: Sister Breda McInerney, Prioress Address: Carmelite Monastery, Firhouse,		
5. Applicant	Name: Sister Breda McInerney, Prioress, Address: Carmelite Monastery, Firhouse, Dublin 24.		
6. Decision	O.C.M. No. 1273 Date 12/06/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1711 Date 01/08/2000	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



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Baile Átha Cliath 24

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County Hall
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Sister Breda McInerney, Prioress
Carmelite Monastery,
Firhouse,
Dublin 24.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1711	Date of Final Grant 01/08/2000
Decision Order Number 1273	Date of Decision 12/06/2000
Register Reference S99A/0680	Date 13/04/00

Applicant Sister Breda McInerney, Prioress,

Development Demolish portion of the existing monastery complex, to erect a new Carmelite Monastery, to refurbish the former school building and attached outoffice, to provide a new entrance to Firhouse Road and all associated site works.

Location Firhouse, Dublin 24.

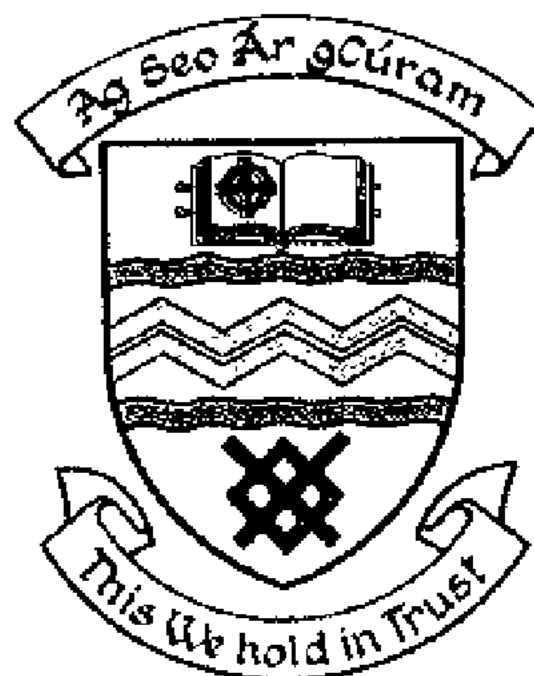
Floor Area 0.00 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /13/04/2000

A Permission has been granted for the development described above,
subject to the following (13) Conditions.

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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 as amended by Additional Information received by the Planning Authority on 13/04/00, 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 The applicant is to submit a full and comprehensive architectural survey, with photographic evidence of all structures affected by this application (analysing both the interiors and exteriors) in accordance with the ICOMOS Guide to Recording Buildings, and the RIAI Conservation Guidelines. This survey should be carried out by a recognised architectural recorder and submitted in report format and is to include a comprehensive history of the buildings on site. The survey/report is to be submitted for the written agreement of the Planning Authority prior to the commencement of development.
 REASON:
 To ensure that an adequate record of these buildings is obtained prior to demolition/alteration.
- 3 Prior to commencement of development the applicant is requested to submit for the written agreement of the Planning Authority the details of all the proposed external finishes to all buildings on site. Samples of all stone and roof tiles are to be submitted.
 REASON:
 In the interest of the proper planning and development of the area.
- 4 The applicant is to ensure that if the outbuildings are currently rendered in a lime based render that a similar lime based render only is to be used, i.e. not a cement based render. The same applies to the mortar being used.
 REASON:
 To ensure that the building continues to "breathe".
- 5 The use of uPVC windows are not permitted within this development. All windows are to be timber in construction are to open as a sliding sash, i.e. no outward or inward opening windows except for velux windows.
 REASON:
 In the interests of visual amenity, to ensure that existing

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buildings on site continue to "breathe" and to ensure that external finishes within the site correspond.

- 6 The applicant is requested to submit details of the stained glass windows for the church building for the written agreement of the Planning Authority prior to the commencement of development. Note: these windows are to be of timber construction.

REASON:

In the interests of visual amenity and to ensure that all external finishes within the site correspond.

- 7 Prior to the commencement of development, a detailed tree survey, indicating the exact location, species, condition, age, height, spread etc. of those trees affected by the proposed development, full and comprehensive details of a landscape plan for the full extent of the site, to include full works specification and planting and maintenance programme to include a replanting scheme in lieu of trees to be felled together with full details of proposed treatment to all site boundaries shall receive the written agreement of the Planning Authority prior to the commencement of development.

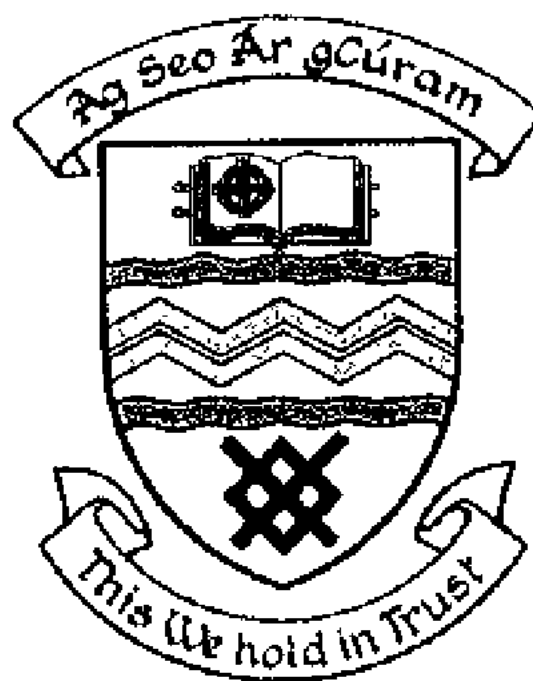
REASON:

In the interests of visual amenity and the proper planning and development of the area.

- 8 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council which are:-

- 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.
- . Applicant to ensure full and complete separation of foul and surface water systems.
- . Applicant is to ensure that the existing foul drainage system has capacity to cater for the proposed development prior to the commencement of works.
- . Proposed soakage area to be designed and constructed in accordance with BRE digest 365, and certification of compliance by Engineer to be submitted.
- . Soakage tests to be carried out in accordance with BRE digest 365, results to be certified by engineer and submitted to South Dublin County Council.
- . Layout to be in accordance with Part B of 1997

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Building Regulations.

REASON:

In order to comply with the Sanitary Services Acts, 1878-1964 and to comply with public health requirements and to ensure adequate standards.

- 9 The positioning of the proposed velux windows for the school house are to be revised in order to complement the existing window pattern. Revised drawings in this regard are to be submitted and receive the written agreement of the Planning Authority prior to the commencement of development.

REASON:

In the interests of visual amenity.

- 10 The existing vehicular entrance is to be closed to vehicular traffic on completion of the new entrance to the satisfaction of the Roads and Planning Departments.

REASON:

In the interests of traffic safety.

- 11 That a financial contribution in the sum of £11,302 (eleven thousand three hundred and two pounds) EUR 14,350 (fourteen thousand three hundred and fifty euros) be paid by the proposer to South Dublin County Council towards the cost of provision of public services in the area of the proposed development and which facilitate this development; this contribution to be paid before the commencement of development on the site.

REASON:

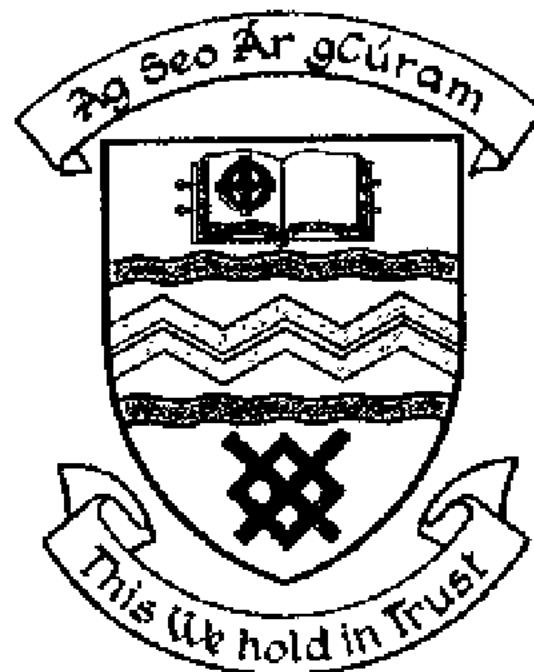
The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 12 That a financial contribution in the sum of £29,400 (twenty nine thousand four hundred pounds) EUR 37,330 (thirty seven thousand three hundred and thirty euros) shall be paid by the proposer to South Dublin County Council towards the cost of roads improvements and traffic management in the area of the proposed development and which facilitates this development; this contribution to be paid before the commencement of development on the site.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

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- 13 That a financial contribution in the sum of £5,670 (five thousand six hundred and seventy pounds) EUR 7,200 (seven thousand two hundred euros) be paid by the proposer to South Dublin County Council towards the cost of the Boherboy Water Supply Scheme which serves this development.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of the works.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.
- (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.

.....01/08/00
 for SENIOR ADMINISTRATIVE OFFICER

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0680	
1. Location	Firhouse, Dublin 24.		
2. Development	Demolish portion of the existing monastery complex, to erect a new Carmelite Monastery, to refurbish the former school building and attached outoffice, to provide a new entrance to Firhouse Road and all associated site works.		
3. Date of Application	30/09/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 13/04/2000 2.
4. Submitted by	Name: Sister Breda McInerney, Prioress Address: Carmelite Monastery, Firhouse,		
5. Applicant	Name: Sister Breda McInerney, Prioress, Address: Carmelite Monastery, Firhouse, Dublin 24.		
6. Decision	O.C.M. No. 1273 Date 12/06/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. Date	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.	

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

Decision Order Number 1273	Date of Decision 12/06/2000
Register Reference S99A/0680	Date: 30/09/99

Applicant Sister Breda McInerney, Prioress,

Development Demolish portion of the existing monastery complex, to erect a new Carmelite Monastery, to refurbish the former school building and attached outoffice, to provide a new entrance to Firhouse Road and all associated site works.

Location Firhouse, Dublin 24.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /13/04/2000

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

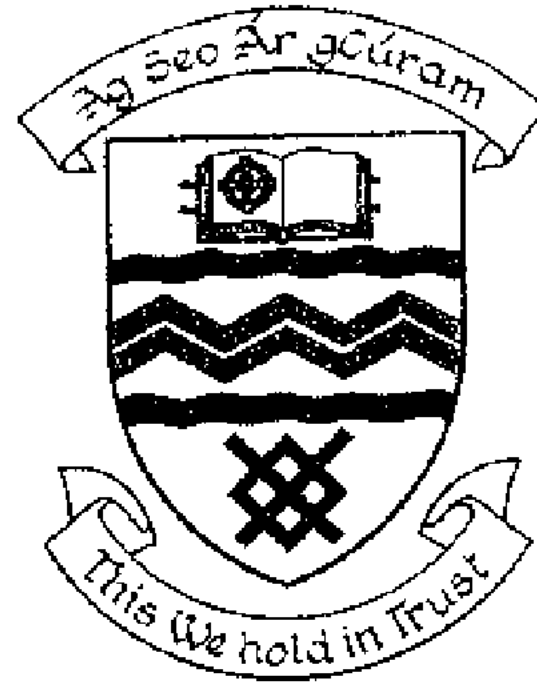
 12/06/00
for SENIOR ADMINISTRATIVE OFFICER

Sister Breda McInerney, Prioress
Carmelite Monastery,
Firhouse,
Dublin 24.

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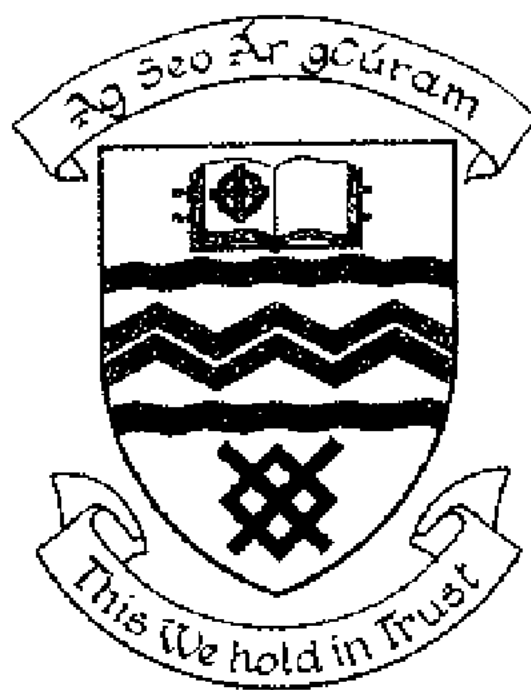
Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application as amended by Additional Information received by the Planning Authority on 13/04/00, 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 The applicant is to submit a full and comprehensive architectural survey, with photographic evidence of all structures affected by this application (analysing both the interiors and exteriors) in accordance with the ICOMOS Guide to Recording Buildings, and the RIAI Conservation Guidelines. This survey should be carried out by a recognised architectural recorder and submitted in report format and is to include a comprehensive history of the buildings on site. The survey/report is to be submitted for the written agreement of the Planning Authority prior to the commencement of development.
REASON:
To ensure that an adequate record of these buildings is obtained prior to demolition/alteration.
- 3 Prior to commencement of development the applicant is requested to submit for the written agreement of the Planning Authority the details of all the proposed external finishes to all buildings on site. Samples of all stone and roof tiles are to be submitted.
REASON:
In the interest of the proper planning and development of the area.
- 4 The applicant is to ensure that if the outbuildings are currently rendered in a lime based render that a similar lime based render only is to be used, i.e. not a cement based render. The same applies to the mortar being used.
REASON:
To ensure that the building continues to "breathe".

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- 5 The use of uPVC windows are not permitted within this development. All windows are to be timber in construction are to open as a sliding sash, i.e. no outward or inward opening windows except for velux windows.

REASON:

In the interests of visual amenity, to ensure that existing buildings on site continue to "breathe" and to ensure that external finishes within the site correspond.

- 6 The applicant is requested to submit details of the stained glass windows for the church building for the written agreement of the Planning Authority prior to the commencement of development. Note: these windows are to be of timber construction.

REASON:

In the interests of visual amenity and to ensure that all external finishes within the site correspond.

- 7 Prior to the commencement of development, a detailed tree survey, indicating the exact location, species, condition, age, height, spread etc. of those trees affected by the proposed development, full and comprehensive details of a landscape plan for the full extent of the site, to include full works specification and planting and maintenance programme to include a replanting scheme in lieu of trees to be felled together with full details of proposed treatment to all site boundaries shall receive the written agreement of the Planning Authority prior to the commencement of development.

REASON:

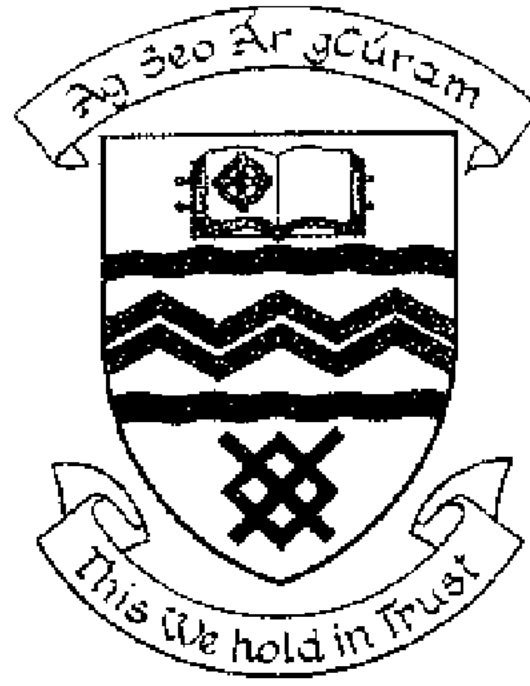
In the interests of visual amenity and the proper planning and development of the area.

- 8 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council which are:-

- 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.

Applicant to ensure full and complete separation of

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foul and surface water systems.

Applicant is to ensure that the existing foul drainage system has capacity to cater for the proposed development prior to the commencement of works.

Proposed soakage area to be designed and constructed in accordance with BRE digest 365, and certification of compliance by Engineer to be submitted.

Soakage tests to be carried out in accordance with BRE digest 365, results to be certified by engineer and submitted to South Dublin County Council.

Layout to be in accordance with Part B of 1997 Building Regulations.

REASON:

In order to comply with the Sanitary Services Acts, 1878-1964 and to comply with public health requirements and to ensure adequate standards.

- 9 The positioning of the proposed velux windows for the school house are to be revised in order to complement the existing window pattern. Revised drawings in this regard are to be submitted and receive the written agreement of the Planning Authority prior to the commencement of development.

REASON:

In the interests of visual amenity.

- 10 The existing vehicular entrance is to be closed to vehicular traffic on completion of the new entrance to the satisfaction of the Roads and Planning Departments.

REASON:

In the interests of traffic safety.

- 11 That a financial contribution in the sum of £11,302 (eleven thousand three hundred and two pounds) EUR 14,350 (fourteen thousand three hundred and fifty euros) be paid by the proposer to South Dublin County Council towards the cost of provision of public services in the area of the proposed development and which facilitate this development; this contribution to be paid before the commencement of development on the site.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered

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reasonable that the developer should contribute towards the cost of providing the services.

- 12 That a financial contribution in the sum of £29,400 (twenty nine thousand four hundred pounds) EUR 37,330 (thirty seven thousand three hundred and thirty euros) shall be paid by the proposer to South Dublin County Council towards the cost of roads improvements and traffic management in the area of the proposed development and which facilitates this development; this contribution to be paid before the commencement of development on the site.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

- 13 That a financial contribution in the sum of £5,670 (five thousand six hundred and seventy pounds) EUR 7,200 (seven thousand two hundred euros) be paid by the proposer to South Dublin County Council towards the cost of the Boherboy Water Supply Scheme which serves this development.

REASON:

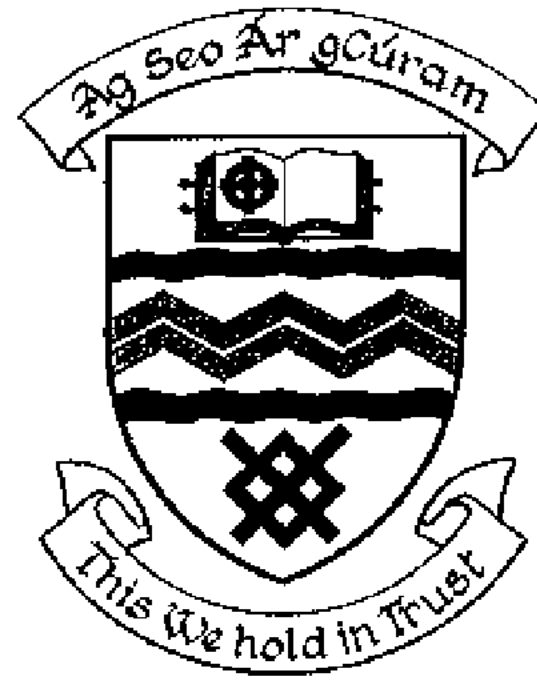
The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of the works.

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0680	
1. Location	Firhouse, Dublin 24.		
2. Development	Demolish portion of the existing monastery complex, to erect a new Carmelite Monastery, to refurbish the former school building and attached outoffice, to provide a new entrance to Firhouse Road and all associated site works.		
3. Date of Application	30/09/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Sister Breda McInerney, Prioress, Address: Carmelite Monastery, Firhouse,		
5. Applicant	Name: Sister Breda McInerney, Prioress, Address: Carmelite Monastery, Firhouse, Dublin 24.		
6. Decision	O.C.M. No. 2611 Date 26/11/1999	Effect FI REQUEST ADDITIONAL INFORMATION	
7. Grant	O.C.M. No. Date	Effect FI REQUEST ADDITIONAL INFORMATION	
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.			

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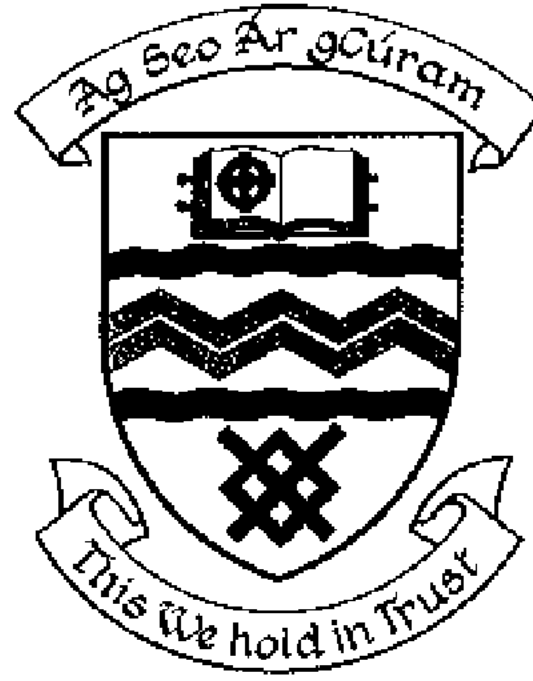
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- 4 The applicant is requested to submit details of the proposed natural stone finish to the monastery and church. Specifically the applicant should address if this material is to match that of the schoolhouse to the extent that it will be sourced from the same quarry or whether it will be a different material and colour.
- 5 The applicant is requested to specify the roofing material proposed for the schoolhouse and its colour and to consider omitting the proposed velux windows.
- 6 The applicant is requested to submit details of the requirement to hack off the existing masonry of the outbuilding and replace with plaster and the need to replace existing windows with uPVC windows.
- 7 The applicant is requested to submit details of the stained glass for the church building.
- 8 The applicant is requested to submit details of their need to replace the monastery and church buildings and for the refurbishment of the outbuilding and schoolhouse.
- 9 The applicant is requested to submit a structural stability report in relation to all buildings on site affected by this application.
- 10 The applicant is requested to submit a management plan for existing trees and a scheme for replacement tree planting within the grounds including details of boundary treatment between the grounds and the adjoining Dodder Valley Linear Park.
- 11 The applicant is requested to submit full details of proposed drainage, including pipe sizes, gradients, cover and invert levels, up to and including connection to public sewer/watercourse.
- 12 The applicant is requested to submit a parking layout for the site appropriate to the proposed development.
- 13 The applicant is requested to submit revised drawings allowing for adequate vision splays at the proposed access.

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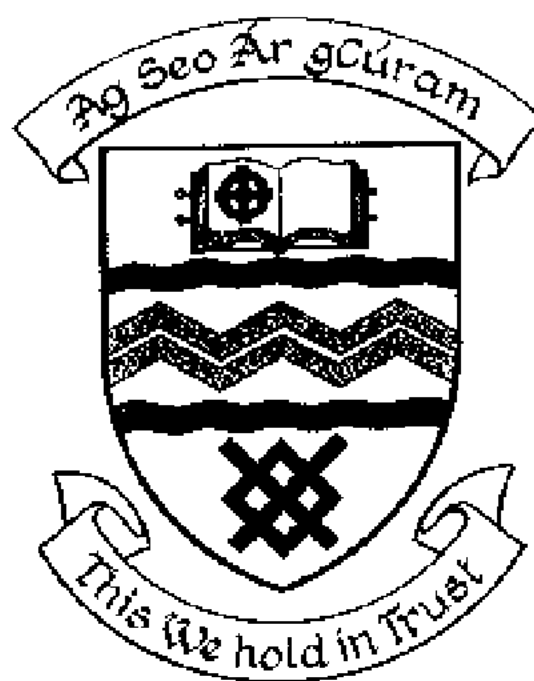
This will involve the removal and setting back of the road
frontage to enable these splays to be provided.

Signed on behalf of South Dublin County Council

MA
.....
for Senior Administrative Officer

26/11/99

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

Decision Order Number 2611 LM	Date of Decision 26/11/1999 MM
Register Reference S99A/0680	Date: 30/09/99

Applicant Development Sister Breda McInerney, Prioress,
Demolish portion of the existing monastery complex, to erect a new Carmelite Monastery, to refurbish the former school building and attached outoffice, to provide a new entrance to Firhouse Road and all associated site works.

Location Firhouse, Dublin 24.

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 30/09/99 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:

- 1 The applicant is requested to submit drawings, plans and particulars in relation to the buildings currently on site.
- 2 The applicant is requested to submit a full and comprehensive architectural survey, with photographic evidence, of all structures affected by this application (analysing both the interiors and exteriors) in accordance with the ICOMOS Guide to Recording Buildings, and the RIAI Conservation Guidelines. This survey should be carried out by a recognised architectural recorder and submitted in report format and is to include a comprehensive history of the buildings on site.
- 3 The applicant is requested to submit revised drawings and plans illustrating the exact portion of the existing monastery which it is intended to demolish as part of this application.

Sister Breda McInerney, Prioress,
Carmelite Monastery,
Firhouse,
Dublin 24.