

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0634	
1. Location	Adjacent No. 1 Redwood View, Kilnamanagh, Dublin 24.		
2. Development	3 Bedroom detached house.		
3. Date of Application	14/09/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 23/09/1999 2.	1. 01/10/1999 2.
4. Submitted by	Name: F. L. Bent, Address: 25 Grosvenor Court, Templeogue,		
5. Applicant	Name: Mr. & Mrs. Tony Byrne, Address: 1 Redwood View, Kilnamanagh, Dublin 24.		
6. Decision	O.C.M. No. 2640 Date 29/11/1999	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,
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Dublin 24.

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

Decision Order Number 2640	Date of Decision 29/11/1999 <i>LM</i>
Register Reference S99A/0634	Date 14/09/99

Applicant Mr. & Mrs. Tony Byrne,
Development 3 Bedroom detached house.
Location Adjacent No. 1 Redwood View, Kilnamanagh, Dublin 24.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 23/09/1999 /01/10/1999

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 (2) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

LM
.....
for SENIOR ADMINISTRATIVE OFFICER

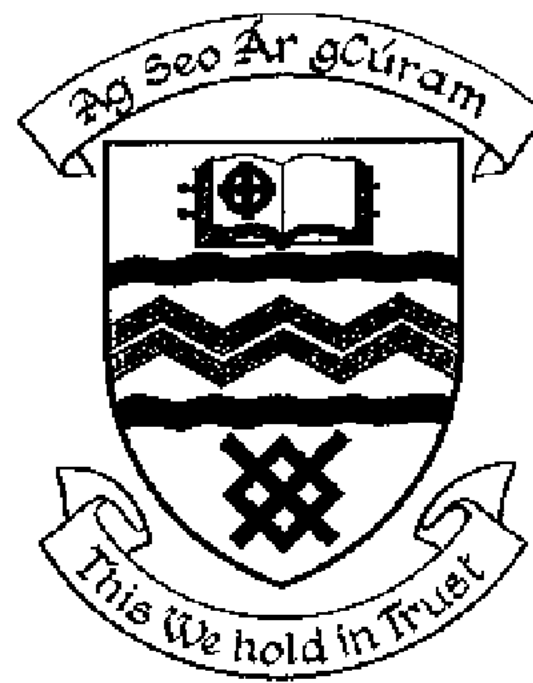
29/11/99

F. L. Bent,
25 Grosvenor Court,
Templeogue,
Dublin 6W.

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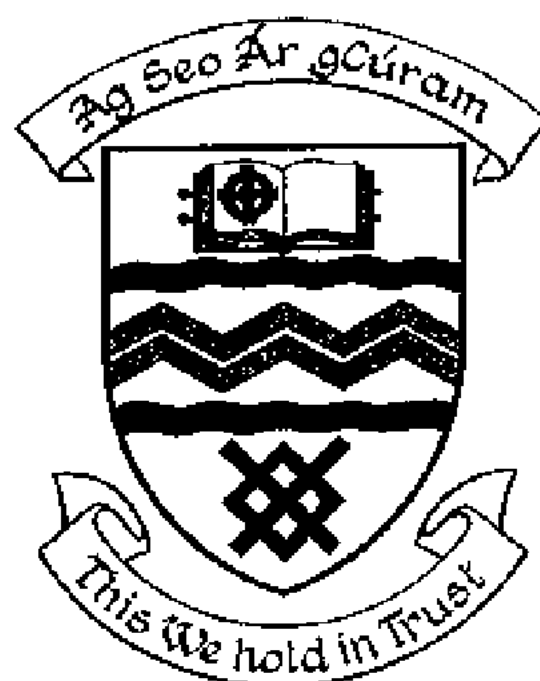
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REG REF. S99A/0634

Reasons

- 1 Having regard to the inadequate rear garden depth it is considered that the proposed two storey dwellinghouse would result in overlooking of the adjacent property to the rear and would therefore, seriously injure the amenities of property in the vicinity and contravene materially a development objective of the Development Plan.
- 2 The Planning Authority note that there is an existing 150mm watermain and 225mm foul sewer located in the footpath adjoining the proposed development. It is an objective of the Planning Authority to ensure that no development should occur within 5 metres of existing services. The applicant has not demonstrated that there is a minimum separation distance of 5 metres between the proposed development and existing services. The proposed development would be prejudicial to public health on the basis of the submitted information.

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

Order Number 2070	Date of Order 23/09/1999
Register Reference S99A/0634	Date 14/09/99

Applicant Mr. & Mrs. Tony Byrne,
Development 3 Bedroom detached house.
Location Adjacent No. 1 Redwood View, Kilnamanagh, Dublin 24.

Dear Sir/Madam,

An inspection carried out on 21/09/99 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:

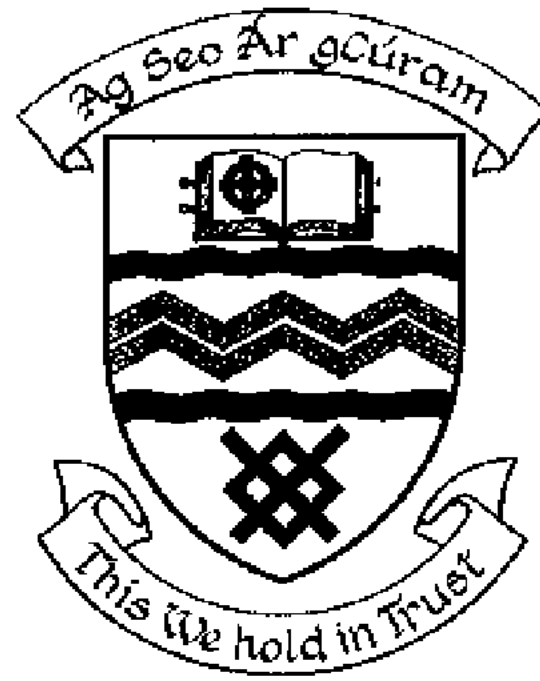
- (a) Applicant's name
- (b) whether application is for Permission, Outline Permission, or Approval.

F. L. Bent,
25 Grosvenor Court,
Templeogue,
Dublin 6W.

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- (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,

LH
..... 23/09/99
for Senior Administrative Officer.