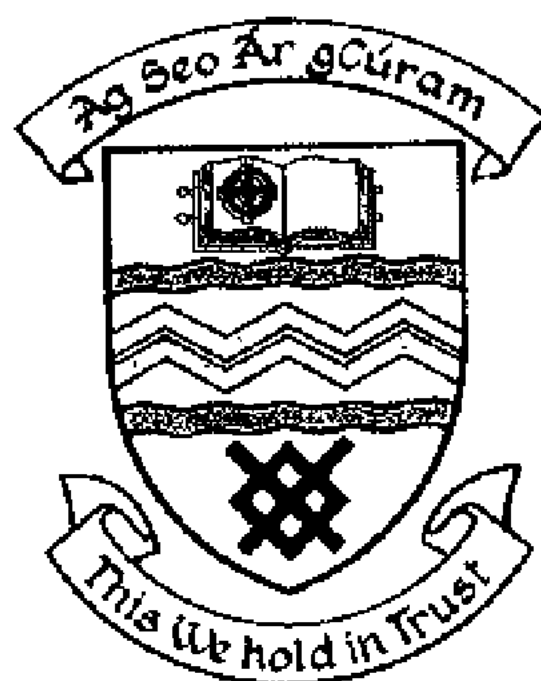


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0490	
1. Location	Milltown, Newcastle, Co. Dublin.		
2. Development	Two storey residence, storage shed, puraflo waste water treatment plant and precolation area.		
3. Date of Application	19/07/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 16/09/1999 2.	1. 19/10/1999 2.
4. Submitted by	Name: Tiger Design, Address: "Waratah", Jordanstown,		
5. Applicant	Name: N & C Walsh, Address: Milltown, Newcastle, Co. Dublin.		
6. Decision	O.C.M. No. 2832 Date 21/12/1999	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 211 Date 04/02/2000	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



PLANNING DEPARTMENT
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Town Centre, Tallaght
Dublin 24

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Baile Átha Cliath 24

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Tiger Design,
"Waratah",
Jordanstown,
Enfield,
Co. Meath.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 211	Date of Final Grant 04/02/2000
Decision Order Number 2832	Date of Decision 21/12/1999
Register Reference S99A/0490	Date 19/10/99

Applicant N & C Walsh,

Development Two storey residence, storage shed, puraflo waste water treatment plant and precolation area.

Location Milltown, Newcastle, Co. Dublin.

Floor Area 0.00 Sq Metres

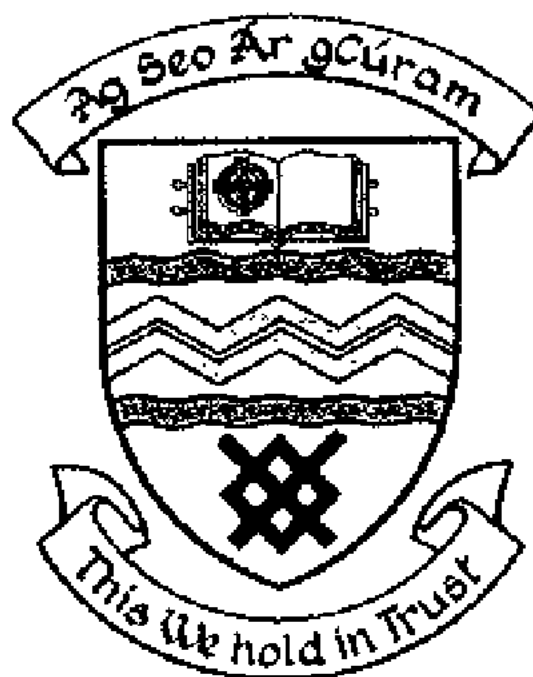
Time extension(s) up to and including 22/12/1999

Additional Information Requested/Received 16/09/1999 /19/10/1999

A Permission has been granted for the development described above,
subject to the following (8) Conditions.

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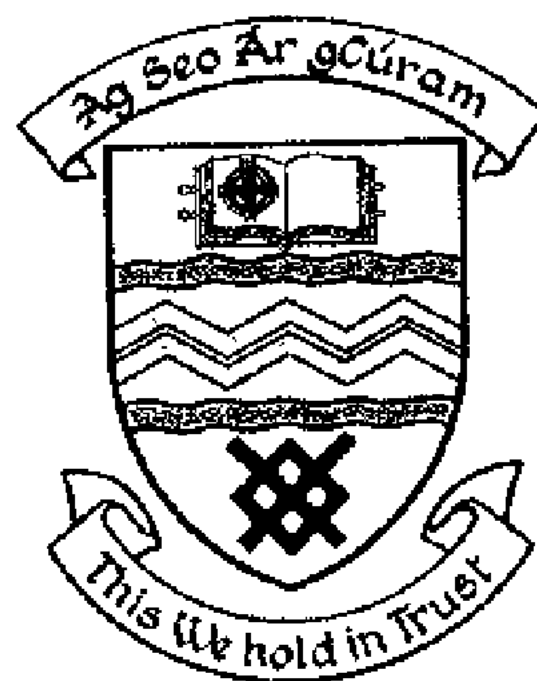
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Conditions and Reasons

- 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 19/10/99, 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 That the house be first lived in by the applicant for a period of at least one year after completion.
REASON:
Permission is granted on the basis the applicants evidence of need to reside in this area.
- 3 That no further dwelling be constructed on the lands indicated on the plans lodged on 19/10/99 as within the family ownership.
REASON:
In order to restrict spread of one-off urban generated one off housing into the countryside.
- 4 That the entrance to the dwelling including vision splays on either side be constructed in accordance with the Councils Roads Department requirements.
REASON:
In the interest of road safety.
- 5 That the septic tank detail and percolation area be constructed to the requirements of the Principal Environmental Health Officer.
REASON:
In the interest of public health.
- 6 That a financial contribution in the sum of £375.00 (three hundred and seventy five pounds) EUR476 (four hundred and seventy six euros) be paid by the proposer to South Dublin County Council towards the cost of provision of public water supply 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.

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- 7 That a financial contribution in the sum of £2,100.00 (two thousand one hundred pounds) EUR2666 (two thousand six hundred and sixty six 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.

- 8 In the event of a connection to the public sewer, a further financial contribution in the sum of £375.00 (three hundred and seventy five pounds) EUR476 (four hundred and seventy six euros) to be paid by the proposer to South Dublin County Council towards the cost of provision of public foul sewerage in the area of the proposed development and which will facilitate the development.

REASON:

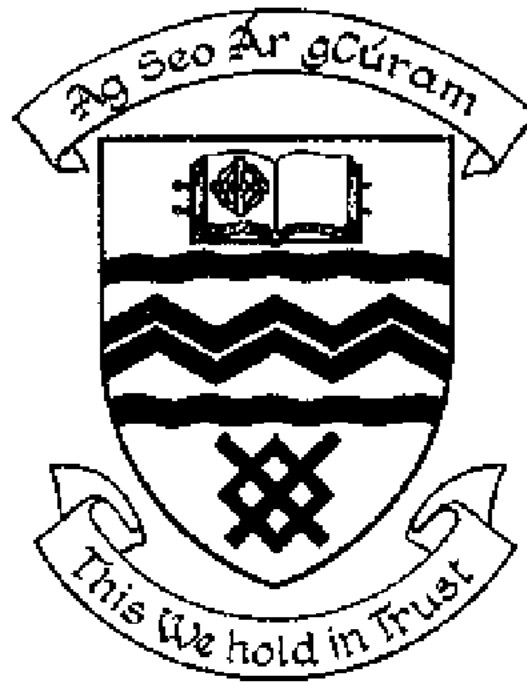
The provision of such service in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the service.

- (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.

.....*P. Bowlow*.....04/02/00
 for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 2820	Date of Decision 17/12/1999
Register Reference S99A/0490	Date 19/07/99

Applicant N & C Walsh,
App. Type Permission
Development Two storey residence, storage shed, puraflo waste water treatment plant and precolation area.

Location Milltown, Newcastle, Co. Dublin.

Dear Sir / Madam,

In accordance with Section 26 (4a) of the Local Government (Planning and Development) Act 1963 as amended by Section 39 (f) of the Local Government (Planning and Development) Act 1976 the period for considering this application has been extended, up to and including 22/12/1999

Yours faithfully

..... 17/12/99
for SENIOR ADMINISTRATIVE OFFICER

Tiger Design,
"Waratah",
Jordanstown,
Enfield,
Co. Meath.

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

Decision Order Number 2832	Date of Decision 21/12/1999
Register Reference S99A/0490	Date: 19/07/99

Applicant N & C Walsh,

Development Two storey residence, storage shed, puraflo waste water treatment plant and precolation area.

Location Milltown, Newcastle, Co. Dublin.

Floor Area Sq Metres

Time extension(s) up to and including 22/12/1999

Additional Information Requested/Received 16/09/1999 /19/10/1999

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 GRANT PERMISSION in respect of the above proposal.

Subject to the conditions (8) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

..... 21/12/99
for SENIOR ADMINISTRATIVE OFFICER

Tiger Design,
"Waratah",
Jordanstown,
Enfield,
Co. Meath.

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REG REF. S99A/0490

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 19/10/99, 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 That the house be first lived in by the applicant for a period of at least one year after completion.
REASON:
Permission is granted on the basis the applicants evidence of need to reside in this area.
- 3 That no further dwelling be constructed on the lands indicated on the plans lodged on 19/10/99 as within the family ownership.
REASON:
In order to restrict spread of one-off urban generated one off housing into the countryside.
- 4 That the entrance to the dwelling including vision splays on either side be constructed in accordance with the Councils Roads Department requirements.
REASON:
In the interest of road safety.
- 5 That the septic tank detail and percolation area be constructed to the requirements of the Principal Environmental Health Officer.
REASON:
In the interest of public health.
- 6 That a financial contribution in the sum of £375.00 (three hundred and seventy five pounds) EUR476 (four hundred and seventy six euros) be paid by the proposer to South Dublin County Council towards the cost of provision of public water supply in the area of the proposed development and which

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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.

- 7 That a financial contribution in the sum of £2,100.00 (two thousand one hundred pounds) EUR2666 (two thousand six hundred and sixty six 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:

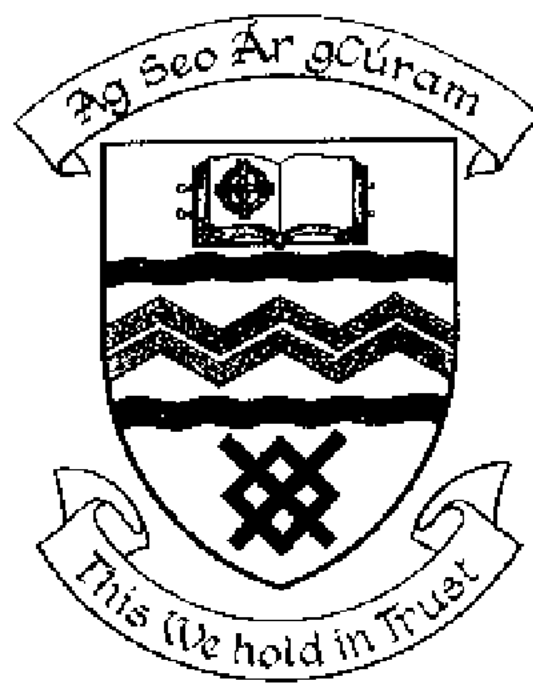
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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 2832	Date of Decision 21/12/1999
Register Reference S99A/0490	Date: 19/07/99

Applicant N & C Walsh,

Development Two storey residence, storage shed, puraflo waste water treatment plant and precolation area.

Location Milltown, Newcastle, Co. Dublin.

Floor Area Sq Metres

Time extension(s) up to and including 22/12/1999

Additional Information Requested/Received 16/09/1999 /19/10/1999

Clarification of Additional Information Requested/Received /

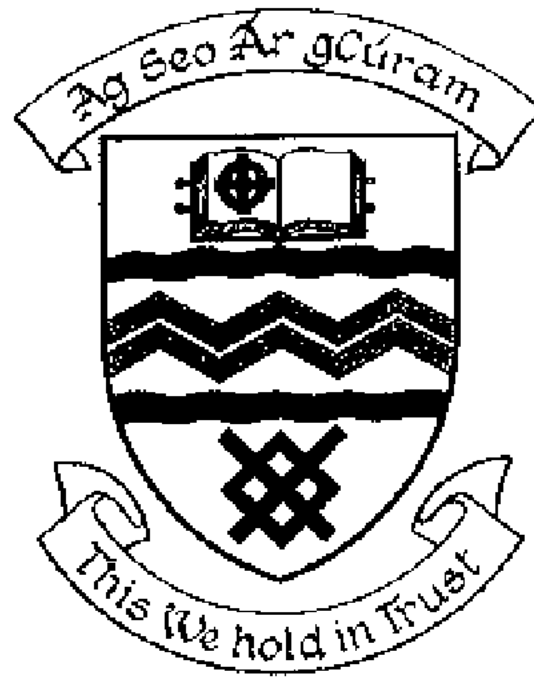
In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a DECISION TO GRANT PERMISSION in respect of the above proposal.

Subject to the conditions (8) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

..... 21/12/99
for SENIOR ADMINISTRATIVE OFFICER

Tiger Design,
"Waratah",
Jordanstown,
Enfield,
Co. Meath.

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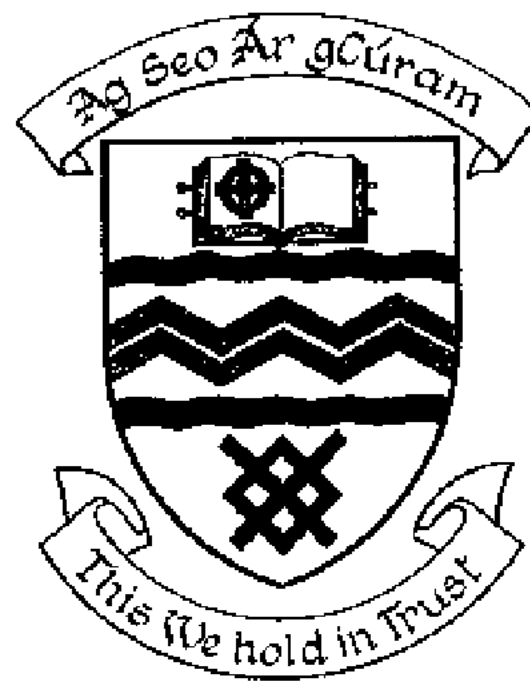
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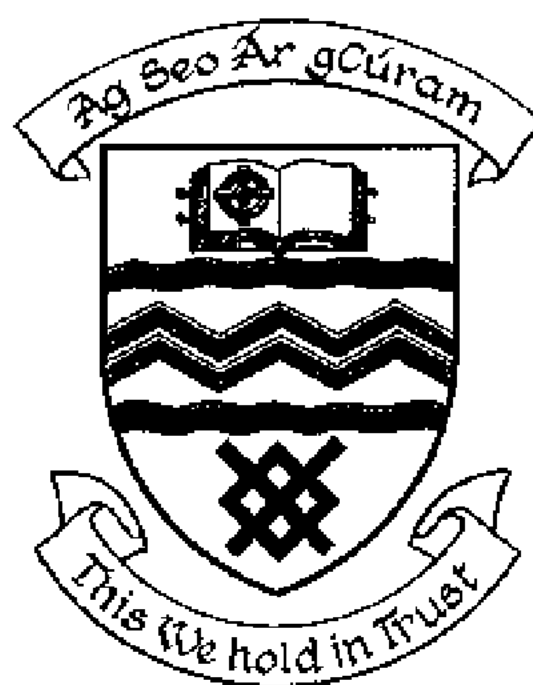
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 2015	Date of Decision 16/09/1999
Register Reference S99A/0490	Date: 19/07/99

Applicant N & C Walsh,
Development Two storey residence, storage shed, puraflo waste water treatment plant and precolation area.

Location Milltown, Newcastle, Co. Dublin.

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 19/07/99 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 shall submit the following information:-
 - a. 4 copies of an Ordnance Survey map with a corresponding Ordnance Survey reference showing the entire landholding (from which the proposed site is formed) which shall be outlined in blue. The submission shall also include details on the size (acreage) of the landholding including the farm, the location of the current residence and any other dwellings on the landholding, including the original residence occupied prior to the current residence which has been occupied from 1964. In addition, full details of planning permission, if any, which have been granted for dwellings on the subject landholding for occupation by members of landowner's immediate family or others shall be included in the submission.
 - b. Clarification of the applicant's need to reside in the area having regard to the rural housing policy

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Jordanstown,
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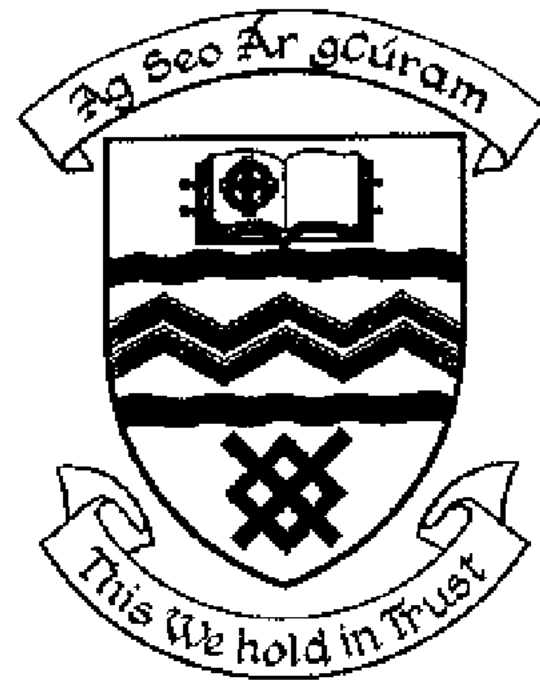
of South Dublin County Council as contained in the 1998 Development Plan. In this regard, the applicant shall submit documentary evidence that the farm is owned and worked by the applicants and evidence that family members work on the farm full-time.

- c. Documentary evidence as to how long the applicants have lived in the immediate surrounding area.
- d. In line with the Council's policy of only allowing rural housing on suitable sites in rural areas, the applicants shall indicate whether it is feasible to relocate the proposal to a less isolated site in order to minimise the impact of the proposal on the rural character of the area. In the event that an alternative more suitable site is proposed, the applicants shall submit a revised site location map with revised site outlined in red in addition to revised public newspaper and site notices.
- e. Clarification whether the applicants are willing to agree to a Section 38 agreement requiring restriction of the use of balance of the applicants lands by sterilisation in accordance with the provisions of Section 38 of the Local Government (Planning and Development) Act, 1963, as a condition in the event of a grant of planning permission for development in rural areas.
- f. Details of the boundary treatment proposed for the new dwelling. Clearly delineating the extent of the curtilage of the proposed house.

2 The applicant shall submit the following information:-

- a. Full puraflow site assessment report which shall include site percolation test results.
- b. Detailed site plan indicating the proposed boundaries of the site, the exact location of the septic tank, puraflow unit and percolation area, the proposed invert level of the septic tank, puraflow unit and percolation area and the design, size and

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specification of the puraflo unit to comply with
Irish Agreement Cert No. 99/0060.

- 3 In line with the Council's policy of retaining roadside boundary hedges, the applicants shall indicate how it is intended to meet the requirements of the Roads Department with regard to the provision of 3m by 90m vision splays in both directions from the proposed entrance while substantially retaining the existing roadside hedgerow and maintaining the rural character of the area. In regard to this point, the applicant shall clarify whether the immediate adjoining lands are in the interest or ownership of the applicants.

NOTE: The applicant is advised to consult with the Area Planner prior to the submission of the requested additional information.

Signed on behalf of South Dublin County Council

[Signature]
.....
for Senior Administrative Officer

16/09/99