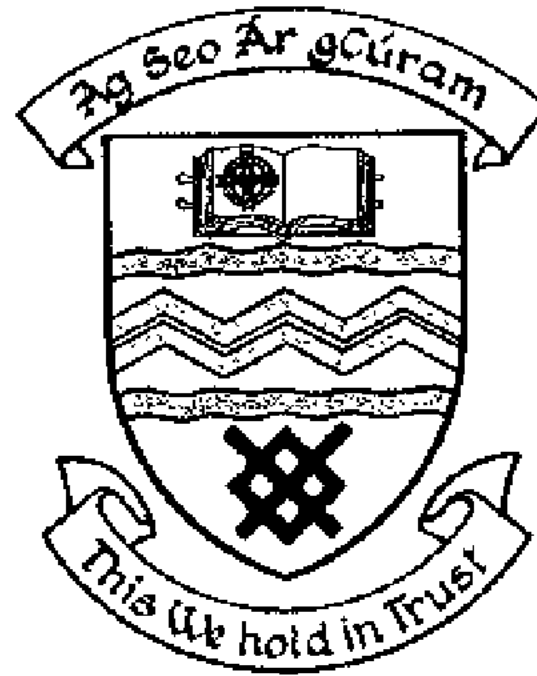


		South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)		Plan Register No. S99A/0378	
1. Location		St. Martin's Ballinascorney Upper, Co. Dublin.			
2. Development		Extension to existing building to accommodate workshop, small store and additional living accommodation with new vehicular entrance.			
3. Date of Application		04/06/99		Date Further Particulars (a) Requested (b) Received	
3a. Type of Application		Permission		1. 2.	
4. Submitted by		Name: James Ahern Architects Address: 29 Belgrove Road, Clontarf,			
5. Applicant		Name: Matt Talbot Community Trust, Address: 42 St. Laurence's Road, Chapelizod, Dublin 20.			
6. Decision		O.C.M. No. 1568 Date 22/07/1999		Effect AP GRANT PERMISSION	
7. Grant		O.C.M. No. 1925 Date 03/09/1999		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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Dublin 24

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James Ahern Architects
29 Belgrove Road,
Clontarf,
Dublin 3.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1925	Date of Final Grant 03/09/1999
Decision Order Number 1568	Date of Decision 22/07/1999
Register Reference S99A/0378	Date 04/06/99

Applicant Matt Talbot Community Trust,

Development Extension to existing building to accommodate workshop,
small store and additional living accommodation with new
vehicular entrance.

Location St. Martin's Ballinascorney Upper, Co. Dublin.

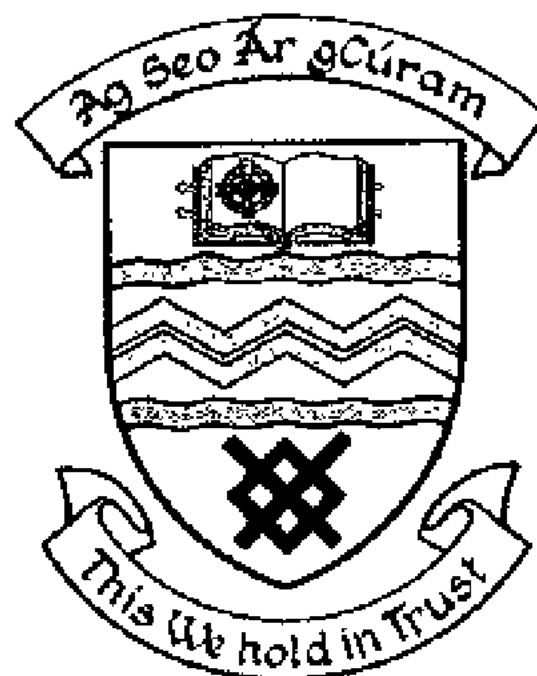
Floor Area 197.00 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

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

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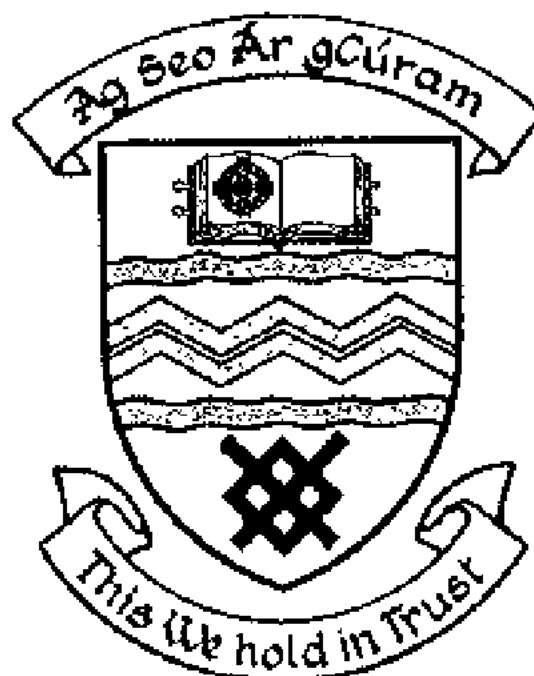
Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, 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 All foul waste shall be discharged to the septic tank. All surface water shall be discharged to watercourses.
 REASON:
 In the interest of public health.
- 3 The extended premises shall be occupied by not more than 14 persons at any one time.
 REASON:
 In the interest of public health to ensure that the septic tank and percolation area are not overloaded.
- 4 At least six car-parking spaces shall be provided within the curtilage of the site.
 REASON:
 In the interest of traffic safety.
- 5 The roadside boundary wall adjacent to the house shall be capped and plastered along its entire length.
 REASON:
 In the interest of visual amenity.
- 6 That all external finishes harmonise in colour and texture with the existing premises.
 REASON:
 In the interest of visual amenity.
- 7 This permission shall be for the specific use of the Matt Talbot Community Trust. Should the property be sold, then the entire building shall revert to single occupancy residential use.
 REASON:
 To preserve the rural amenities of the area in the interest of the proper planning and development of the area.
- 8 That no advertising sign or structure be erected except those which are exempted development, without prior approval of Planning Authority or An Bord Pleanála on appeal.
 REASON:

REG. REF. S99A/0378
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In the interest of the proper planning and development of the area.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1991 amended 1994.
- (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.

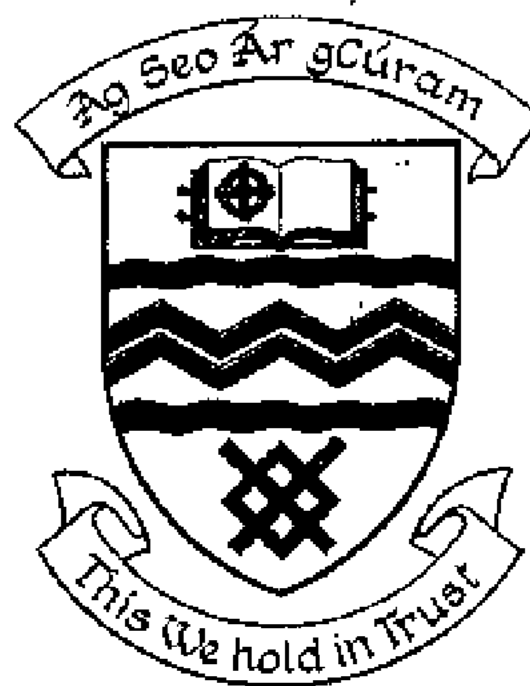
.....03/09/99
for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 1568	Date of Decision 22/07/1999
Register Reference S99A/0378	Date: 04/06/99

Applicant Matt Talbot Community Trust,

Development Extension to existing building to accommodate workshop,
small store and additional living accommodation with new
vehicular entrance.

Location St. Martin's Ballinascorney Upper, Co. Dublin.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

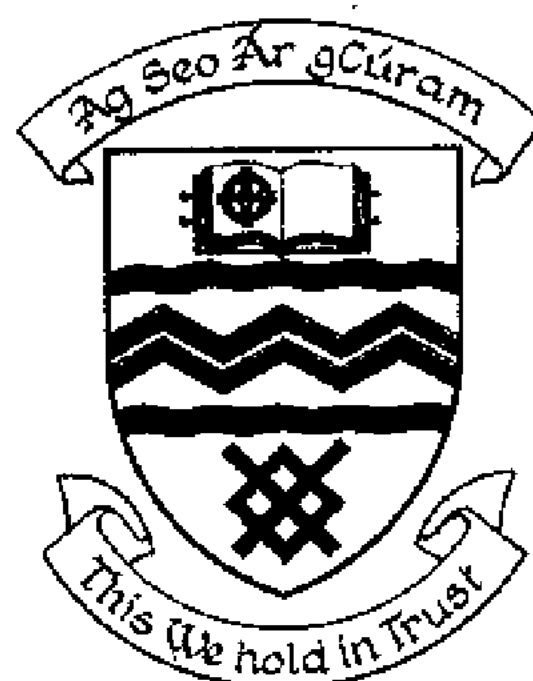
In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a DECISION TO GRANT PERMISSION in respect of the above proposal.

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

..... 23/07/99
for SENIOR ADMINISTRATIVE OFFICER

James Ahern Architects
29 Belgrove Road,
Clontarf,
Dublin 3.

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REG REF. S99A/0378

Conditions and Reasons

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REG. REF. S99A/0378

To preserve the rural amenities of the area in the interest
of the proper planning and development of the area.

- 8 That no advertising sign or structure be erected except
those which are exempted development, without prior approval
of Planning Authority or An Bord Pleanála on appeal.

REASON:

In the interest of the proper planning and development of
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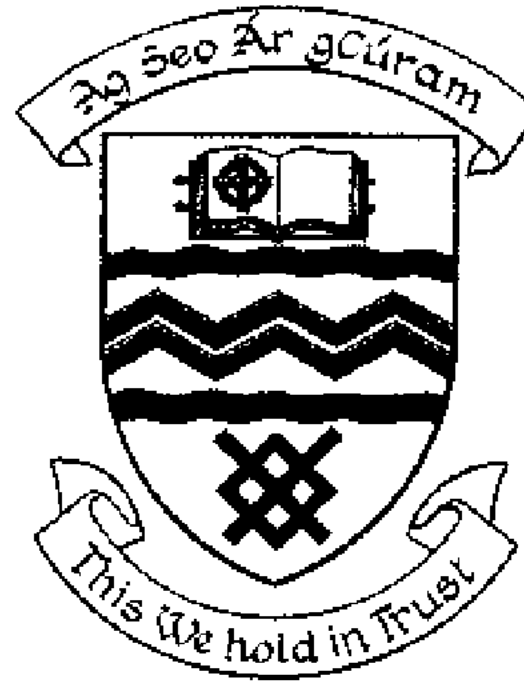
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James Ahern Architects
29 Belgrove Road,
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