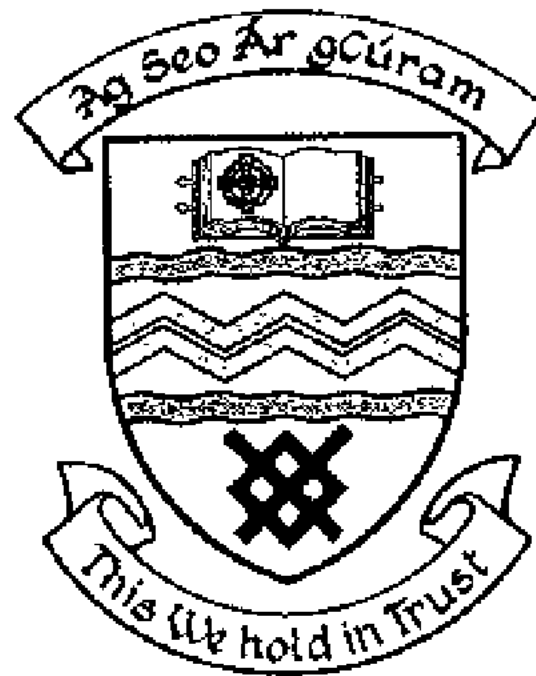


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0254	
1. Location	Edmondstown Golf Course, Rathfarnham, Dublin 16.		
2. Development	Extend the existing Edmondstown Golf Course, Rathfarnham, Dublin 16 in 3 locations. Plot A to include 2 new holes and landscaping together with the erection of new boundary walls and fencing to Edmondstown Green and Edmondstown Park. Plot B to include putting and bowling green and extended car parking. Plot C to include new tee position.		
3. Date of Application	27/04/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 24/06/1999 2.	1. 20/08/1999 2.
4. Submitted by	Name: Joseph Doyle Architects, Address: 18 Fitzwilliam Place, Dublin 2.		
5. Applicant	Name: Edmondstown Golf Club Limited, Address: Rathfarnham, Dublin 16.		
6. Decision	O.C.M. No. 2199 Date 07/10/1999	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 2859 Date 22/12/1999	Effect AP GRANT PERMISSION	
8. Appeal Lodged	26/10/1999	Written Representations	
9. Appeal Decision	15/12/1999	Appeal Withdrawn	
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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Joseph Doyle Architects,
18 Fitzwilliam Place,
Dublin 2.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 2859	Date of Final Grant 22/12/1999
Decision Order Number 2199	Date of Decision 07/10/1999
Register Reference S99A/0254	Date 20/08/99

Applicant Edmondstown Golf Club Limited,

Development Extend the existing Edmondstown Golf Course, Rathfarnham, Dublin 16 in 3 locations. Plot A to include 2 new holes and landscaping together with the erection of new boundary walls and fencing to Edmondstown Green and Edmondstown Park. Plot B to include putting and bowling green and extended car parking. Plot C to include new tee position.

Location Edmondstown Golf Course, Rathfarnham, Dublin 16.

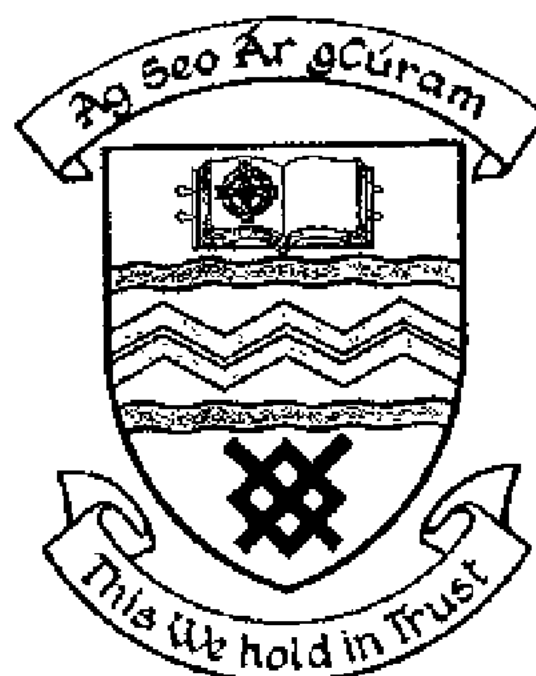
Floor Area 0.00 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 24/06/1999 /20/08/1999

A Permission has been granted for the development described above,
subject to the following (11) Conditions.

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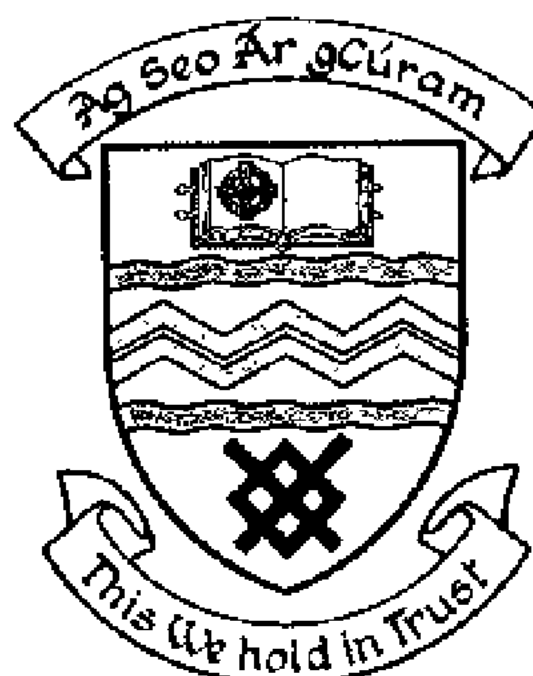
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Conditions and Reasons

- 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 20/08/99, 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 The existing pedestrian gate into the Golf Course from the green area at Moyville Estate shall be removed in the course of the development.
 REASON:
 In the interest of the proper planning and development of the area.
- 3 The exact location of the boundary wall at Edmondstown Green identified as 15B-15C-16 and at Moyville identified as 16B-17A shall be agreed and set out on site with an official from the Parks and Landscape Services Department and submitted in writing to the Planning Authority for written agreement prior to commencement of development. The wall and security fence detail shall be as outlined in Detail 1 on Dwg. No. 99011 rev.
 REASON:
 In the interest of the proper planning and development of the area.
- 4 Subject to the statutory approval of the South Dublin County Council to a proposed land exchange, which is currently being processed, the areas of open space at Edmondstown Green and Moyville shall be incorporated into the Golf Course to facilitate the retention of mature trees and the construction of the proposed boundary wall.
 REASON:
 In the interest of the proper planning and development of the area.
- 5 The trees to be retained on site are to be protected by post and rail fencing to enclose at least the area covered by the crown spread. This is to be erected by the developer and inspected and agreed by an official from the Parks and Landscape Services Department prior to development works commencing on site.
 REASON:

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

- 6 A scheme of tree felling and surgery works based on the applicant's tree survey shall be carried out prior to the commencement of works on site.

REASON:

In the interest of the proper planning and development of the area.

- 7 The excavation for the foundation of the proposed boundary wall at Moyville (16B-17A) shall be carried out by hand within the crown spread of the mature trees and any roots with a diameter of 50mm or more shall be bridged with a pre cast concrete lintel.

REASON:

In the interest of the proper planning and development of the area.

- 8 Prior to the commencement of works on site the developer shall agree with the Parks and Landscape Services Department and submit for written agreement of the Planning Authority a detailed landscape plan with full works specification. This plan to include grading, topsoiling, seeding, paths, drainage, boundary treatment, planting and street trees planting.

REASON:

In the interest of visual amenity and in the interest of the proper planning and development of the area.

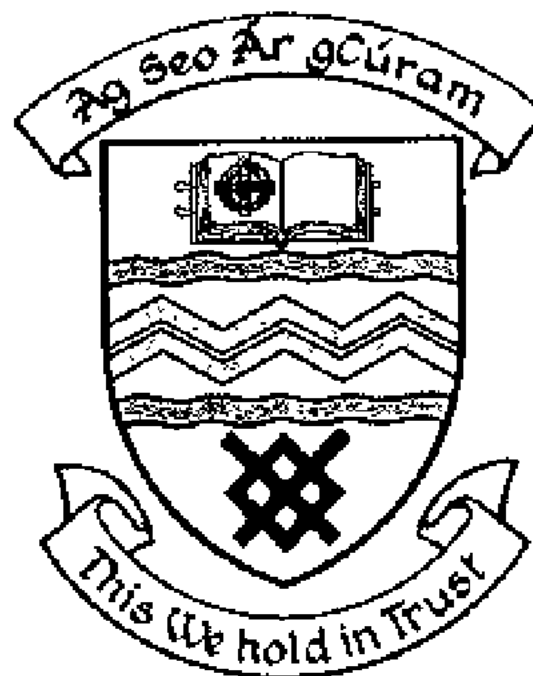
- 9 No changes or disturbances to existing ground level shall be carried out within the area identified as plot B within the Golf Course without the prior permission of South Dublin County Council in the interest of the protecting the mature trees on the site.

REASON:

In the interest of the proper planning and development of the area.

- 10 The proposed stone wall to the north of plot B shall be constructed using cast in situ ground beams to bridge the roots of trees identified as 1396-Oak, 1402-Pine, 1403-Birch and 1400-Horse Chestnut which are adjacent to the proposed wall. The beams shall to be supported on pad foundations located by site investigations to establish locations with no major roots. The detail submitted by JM McConville and Associates (dated July 1999) for the wall foundation is acceptable and work shall be carried out in accordance with these plans. All excavations for this wall to be carried

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out by hand.

REASON:

In the interest of the proper planning and development of the area.

- 11 That a Bond or Cash Lodgement of £20,000 (twenty thousand pounds) EUR 25,395 (twenty five thousand three hundred and ninety five euros) shall be lodged with the Planning Authority before development commences to ensure the protection of trees on the site and to repair any damage caused during the construction period.

REASON:

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 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.

E. A. O. O'Connell..22/12/99
 for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 2199	Date of Decision 07/10/1999 <i>AM</i>
Register Reference S99A/0254	Date: 27/04/99

Applicant Edmondstown Golf Club Limited,

Development Extend the existing Edmondstown Golf Course, Rathfarnham, Dublin 16 in 3 locations. Plot A to include 2 new holes and landscaping together with the erection of new boundary walls and fencing to Edmondstown Green and Edmondstown Park. Plot B to include putting and bowling green and extended car parking. Plot C to include new tee position.

Location Edmondstown Golf Course, Rathfarnham, Dublin 16.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 24/06/1999 /20/08/1999

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

AM
..... 07/10/99
for SENIOR ADMINISTRATIVE OFFICER

Joseph Doyle Architects,
18 Fitzwilliam Place,
Dublin 2.

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REG REF. S99A/0254

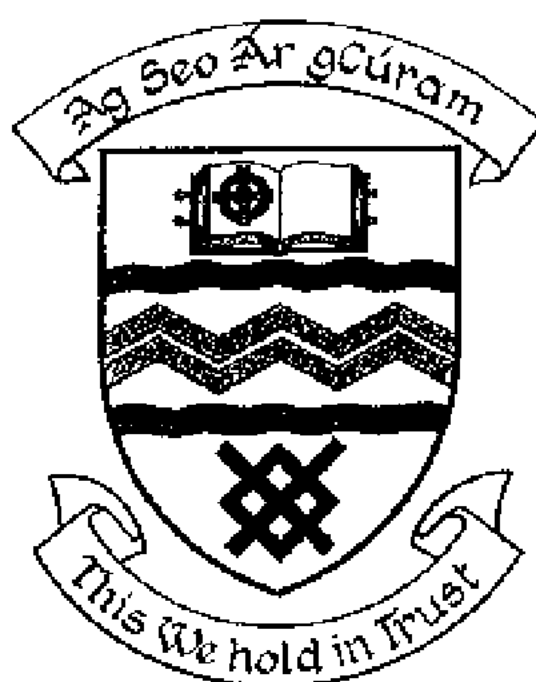
Conditions and Reasons

- 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 20/08/99, 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 The existing pedestrian gate into the Golf Course from the green area at Moyville Estate shall be removed in the course of the development.
REASON:
In the interest of the proper planning and development of the area.
- 3 The exact location of the boundary wall at Edmondstown Green identified as 15B-15C-16 and at Moyville identified as 16B-17A shall be agreed and set out on site with an official from the Parks and Landscape Services Department and submitted in writing to the Planning Authority for written agreement prior to commencement of development. The wall and security fence detail shall be as outlined in Detail 1 on Dwg. No. 99011 rev.
REASON:
In the interest of the proper planning and development of the area.
- 4 Subject to the statutory approval of the South Dublin County Council to a proposed land exchange, which is currently being processed, the areas of open space at Edmondstown Green and Moyville shall be incorporated into the Golf Course to facilitate the retention of mature trees and the construction of the proposed boundary wall.
REASON:
In the interest of the proper planning and development of the area.

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- 5 The trees to be retained on site are to be protected by post and rail fencing to enclose at least the area covered by the crown spread. This is to be erected by the developer and inspected and agreed by an official from the Parks and Landscape Services Department prior to development works commencing on site.

REASON:

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

- 6 A scheme of tree felling and surgery works based on the applicant's tree survey shall be carried out prior to the commencement of works on site.

REASON:

In the interest of the proper planning and development of the area.

- 7 The excavation for the foundation of the proposed boundary wall at Moyville (16B-17A) shall be carried out by hand within the crown spread of the mature trees and any roots with a diameter of 50mm or more shall be bridged with a pre cast concrete lintel.

REASON:

In the interest of the proper planning and development of the area.

- 8 Prior to the commencement of works on site the developer shall agree with the Parks and Landscape Services Department and submit for written agreement of the Planning Authority a detailed landscape plan with full works specification. This plan to include grading, topsoiling, seeding, paths, drainage, boundary treatment, planting and street trees planting.

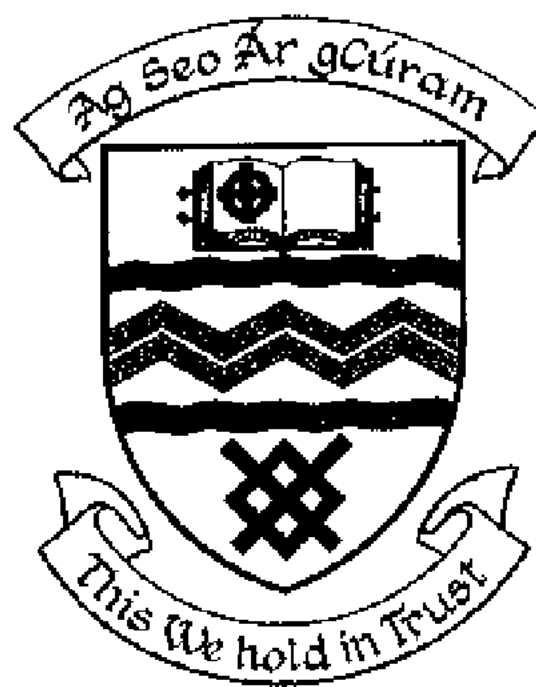
REASON:

In the interest of visual amenity and in the interest of the proper planning and development of the area.

- 9 No changes or disturbances to existing ground level shall be carried out within the area identified as plot B within the Golf Course without the prior permission of South Dublin County Council in the interest of the protecting the mature trees on the site.

REASON:

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In the interest of the proper planning and development of
the area.

- 10 The proposed stone wall to the north of plot B shall be constructed using cast in situ ground beams to bridge the roots of trees identified as 1396-Oak, 1402-Pine, 1403-Birch and 1400-Horse Chestnut which are adjacent to the proposed wall. The beams shall to be supported on pad foundations located by site investigations to establish locations with no major roots. The detail submitted by JM McConville and Associates (dated July 1999) for the wall foundation is acceptable and work shall be carried out in accordance with these plans. All excavations for this wall to be carried out by hand.

REASON:

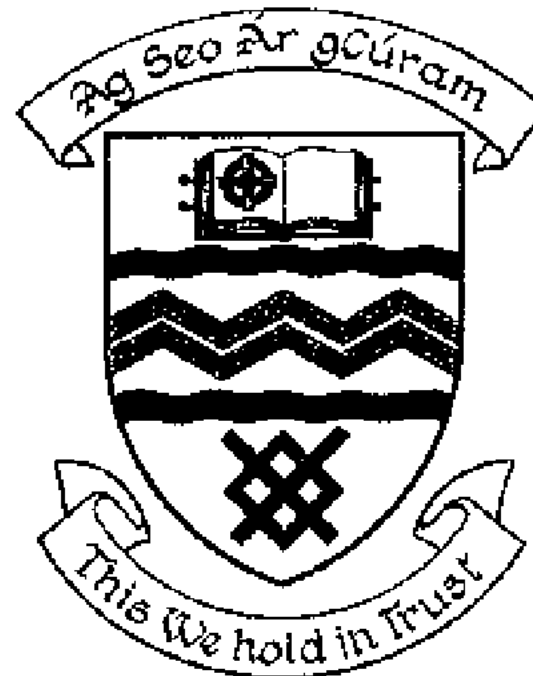
In the interest of the proper planning and development of
the area.

- 11 That a Bond or Cash Lodgement of £20,000 (twenty thousand pounds) EUR 25,395 (twenty five thousand three hundred and ninety five euros) shall be lodged with the Planning Authority before development commences to ensure the protection of trees on the site and to repair any damage caused during the construction period.

REASON:

In the interest of the proper planning and development of
the area.

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

Decision Order Number 1320	Date of Decision 24/06/1999
Register Reference S99A/0254	Date: 27/04/99

Applicant Edmondstown Golf Club Limited,
Development Extend the existing Edmondstown Golf Course, Rathfarnham, Dublin 16 in 3 locations. Plot A to include 2 new holes and landscaping together with the erection of new boundary walls and fencing to Edmondstown Green and Edmondstown Park. Plot B to include putting and bowling green and extended car parking. Plot C to include new tee position.

Location Edmondstown Golf Course, Rathfarnham, Dublin 16.

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 27/04/99 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 a detailed tree and hedgerow survey for the site indicating location, number, age, species and condition of trees and hedgerows. The survey should indicate those trees and hedgerows that are to be removed and those which are to be retained.
- 2 It is the opinion of the Planning Authority that the proposed wall and security fencing along the open space at Edmondstown Green, Edmondstown Park and Moyville and that proposed along the site boundary with the Whitechurch Estate would result in loss or damage to the semi-mature trees located either side of the existing fencing, which is considered to be undesirable in the interest of visual amenity and having regard to the objective of the current Development Plan to preserve trees and woodlands at this location. The applicant is therefore requested to clarify

Joseph Doyle Architects,
18 Fitzwilliam Place,
Dublin 2.

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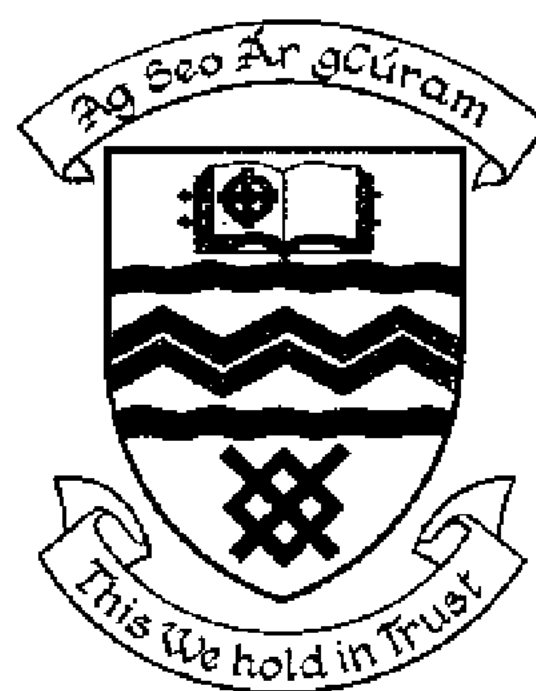
REG REF. S99A/0254

- whether or not it is feasible to revise the proposal to provide secure fencing in place of the proposed wall, details of which should be submitted to the Planning Authority. The applicant is advised that spot foundations only are acceptable as the roots of the trees need to be bridged.
- 3 The applicant is requested to clarify, on drawings to a suitable scale, how the proposed boundary walls, between points 15 and 17A, would relate to the side and rear of the houses on Edmondstown Green, Edmondstown Park that have common boundaries with the site and where there are already boundary walls and hedgerows. The creation of a "no mans land" would not be desirable and the impact of the proposed 3 metre high wall/fence alongside the last house on Edmondstown Green and the houses under construction at Whitechurch may not be acceptable.
- 4 The applicant is requested to clarify the precise nature of the proposed security fencing that is to be mounted on top of the blockwork boundary walls.
- 5 The applicant is requested to clarify, on relevant drawings, the extent of existing stone walls in the vicinity of Plot B, including those that enclose gardens/paddocks in the vicinity of Edmondstown Park House and the derelict house just north of Plot B. It should be clearly indicated which walls are to be retained and which walls are to be removed and whether or not it is proposed to reuse stone in the new walls.
- 6 The applicant is requested to indicate what proposals there are for dealing with errant golf balls in the vicinity of the proposed new greens given their proximity to adjacent houses.
- 7 The applicant is requested to submit a layout for the proposed putting and bowling green and car park extension at Plot B in relation to the existing mature trees at this location. Applicant also to submit construction details relating in particular to changes in levels proposed.
- 8 The applicant is requested to confirm that there are no substantial changes in ground levels proposed other than for

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tees and greens where the formation levels are to be
approximately 1 metre above adjacent existing ground levels.

- 9 The applicant is requested to confirm that the pedestrian
gate into the golf course from the green area adjacent to
Moyville Estate is to be removed.

Signed on behalf of South Dublin County Council

LH
.....
for Senior Administrative Officer

24/06/99