

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98B/0596	
1. Location	37 Killinarden Estate, Tallaght, Dublin 24.		
2. Development	Retention of front ground floor bay window and proposed first floor rear extension.		
3. Date of Application	20/10/1998	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: D. & A. Rafferty, Address: 37 Killinarden Estate, Tallaght,		
5. Applicant	Name: D. & A. Rafferty, Address: 37 Killinarden Estate, Tallaght, Dublin 24.		
6. Decision	O.C.M. No. 2475 Date 08/12/1998	Effect AG GRANT PERMISSION & REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect AG GRANT PERMISSION & REFUSE PERMISSION	
8. Appeal Lodged	06/01/1999	Written Representations	
9. Appeal Decision	05/05/1999	Grant Permission	
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.	

AN BORD PLEANÁLA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1998

County South Dublin

Planning Register Reference Number: S98B/0596

APPEAL by Dan Rafferty of 37 Killinarden Estate, Tallaght, Dublin against the decision made on the 8th day of December, 1998 by the Council of the County of South Dublin in relation to an application by the said Dan Rafferty for permission for the retention of front ground floor bay window and the construction of a first floor rear extension at 37 Killinarden Estate, Tallaght, Dublin in accordance with the plans and particulars lodged with the said Council (which decision was to grant subject to conditions a permission for the retention of the said front ground floor window and to refuse permission for the construction of the said first floor rear extension):

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 to 1998, it is hereby decided, for the reason set out in the First Schedule hereto, to grant permission for the retention of the said front ground floor bay window and the construction of the said first floor rear extension in accordance with the said plans and particulars, subject to the condition specified in the Second Schedule hereto, the reason for the imposition of the said condition being as set out in the said Second Schedule and the said permission is hereby granted subject to the said condition.

FIRST SCHEDULE


Having regard to the orientation of the proposed rear extension and to the nature and scale of the bay window, it is considered that the development would not seriously injure the amenities of property in the vicinity and would be in accordance with the proper planning and development of the area.

SECOND SCHEDULE

The extension shall match the existing house in finish and materials.

Reason: In the interest of the amenities of the area.





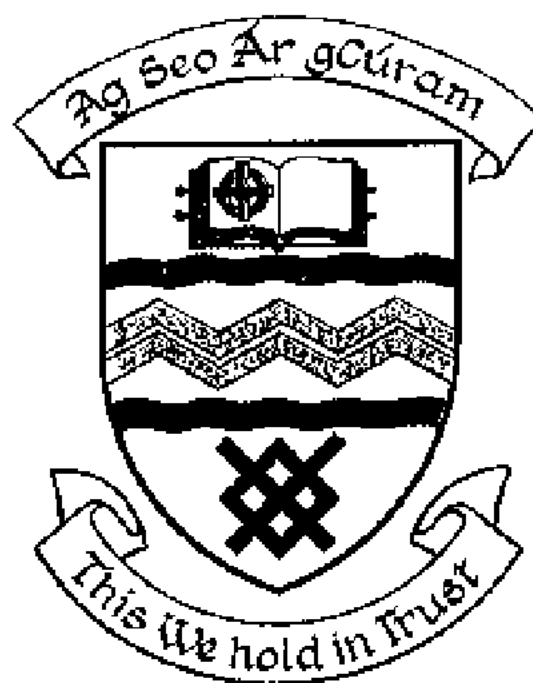
Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.

Dated this 5th day of May 1999.

**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,
Town Centre, Tallaght,
Dublin 24.

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

Decision Order Number 2475	Date of Decision 08/12/98
Register Reference S98B/0596	Date 20th October 1998

Applicant D. & A. Rafferty,
Development Retention of front ground floor bay window and proposed
first floor rear extension.

Location 37 Killinarden Estate, Tallaght, Dublin 24.

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 & REFUSE PERMISSION** in respect of the above proposal, as detailed on the following page.

Signed on behalf of the South Dublin County Council.

09/12/98

D. & A. Rafferty,
37 Killinarden Estate,
Tallaght,
Dublin 24.

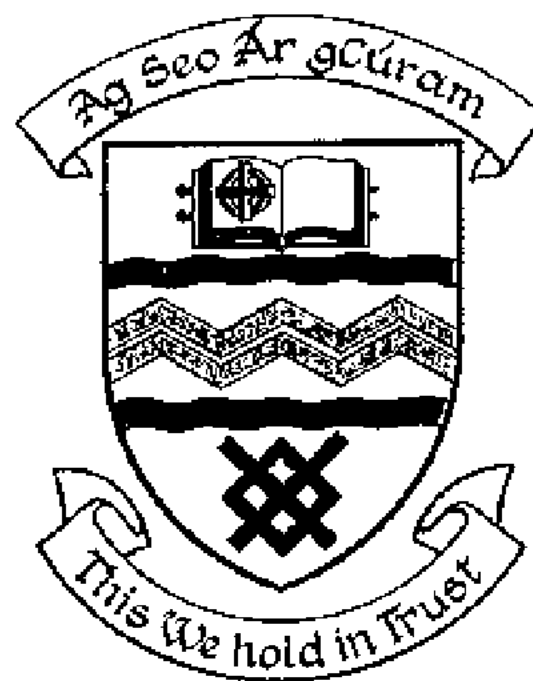
LM
.....
for SENIOR ADMINISTRATIVE OFFICER

A decision to Grant Permission to retain front ground floor bay window subject to (1) condition & reason specified in Schedule 1.

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Schedule 1

Conditions and Reasons

- 1 The development to be retained in its entirety in accordance with the plans, particulars and specifications lodged with the application.
REASON:
To ensure that the development shall be in accordance with the permission and that effective control be maintained.

A decision to Refuse Permission for first floor rear extension for the (2) reasons specified in Schedule 2.

Schedule 2

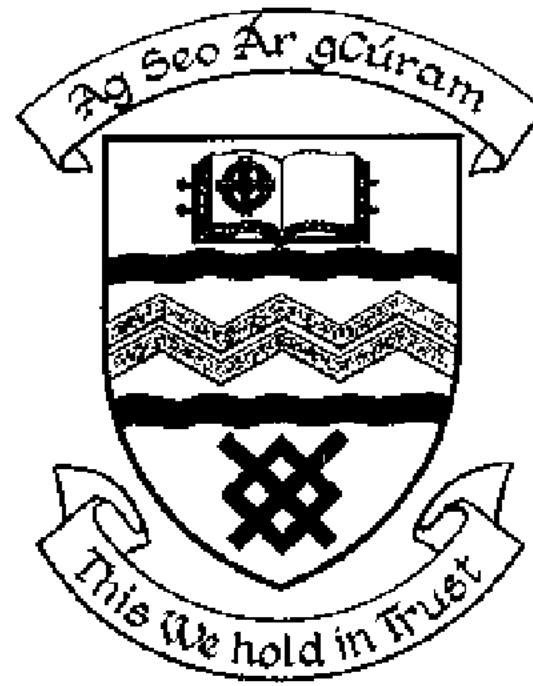
Reasons

- 1 The proposed extension, having regard to its height and depth and its location to the south of and in close proximity to the adjoining dwelling to the north, would result in an unacceptable level of overshadowing of the dwelling to the north. The proposed extension would also seriously impact on the aspect currently enjoyed by the property to the south. The proposed development would therefore seriously injure the amenities of property in the vicinity and as such, would be contrary to the proper planning and development of the area.

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- 2 The proposed development would materially contravene the zoning objective for the area which is "to protect and/or improve residential amenity" and would therefore be contrary to the proper planning and development of the area.