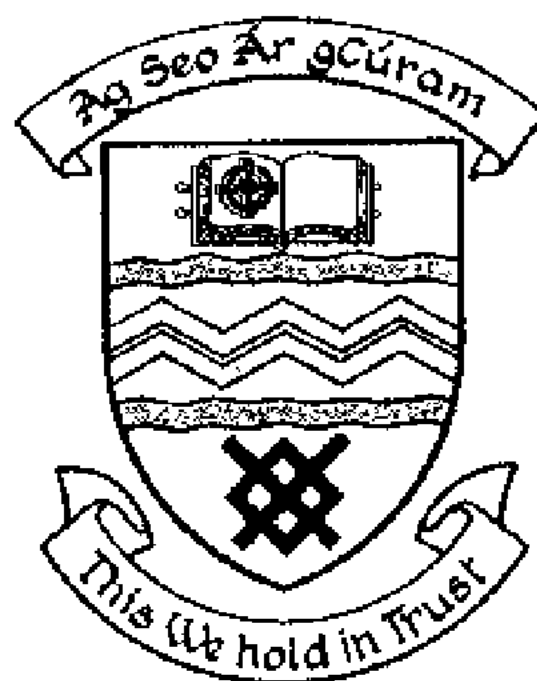


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98B/0590
1. Location	15 Mill Road, Saggart, Co. Dublin.	
2. Development	2 storey extension to side and rear of existing home and double garage to rear and entrance for same.	
3. Date of Application	13/10/98	Date Further Particulars (a) Requested (b) Received
3a. Type of Application	Permission	1. 2.
4. Submitted by	Name: ADPM Group, Address: St. Michaels, Dundrum,	
5. Applicant	Name: Mr. & Mrs. Tony Smith, Address: 15 Mill Road, Saggart, Co. Dublin.	
6. Decision	O.C.M. No. 2441 Date 04/12/98	Effect AP GRANT PERMISSION
7. Grant	O.C.M. No. 0065 Date 13/01/99	Effect AP GRANT PERMISSION
8. Appeal Lodged		
9. Appeal Decision		
10. Material Contravention		
11. Enforcement	Compensation	Purchase Notice
0	0	0
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 9230
 Facs: 01-414 9104

PLANNING DEPARTMENT
Applications/Registry/Appeals
 P.O. Box 4122
 Town Centre, Tallaght
 Dublin 24

Telephone: 01-414 9230
 Fax: 01-414 9104

ADPM Group,
 St. Michaels,
 Dundrum,
 Dublin 14.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0065	Date of Final Grant 13/01/99
Decision Order Number 2441	Date of Decision 04/12/98
Register Reference S98B/0590	Date 13th October 1998

Applicant Mr. & Mrs. Tony Smith,

Development 2 storey extension to side and rear of existing home and double garage to rear and entrance for same.

Location 15 Mill Road, Saggart, Co. Dublin.

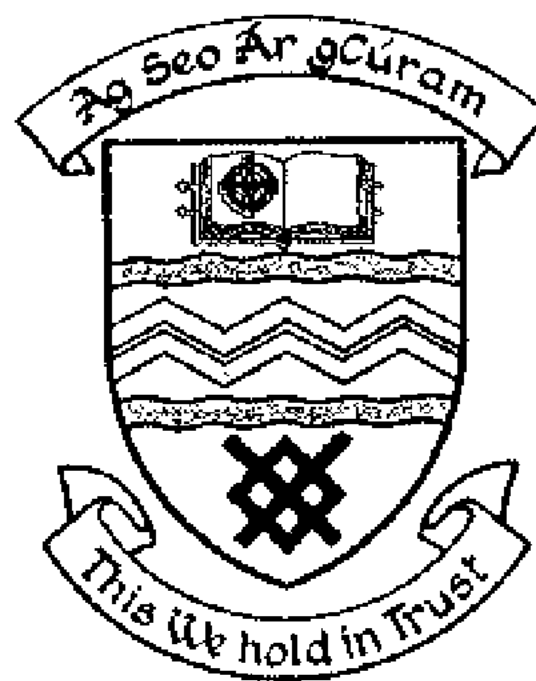
Floor Area 136.000 Sq Metres

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 (6) Conditions.

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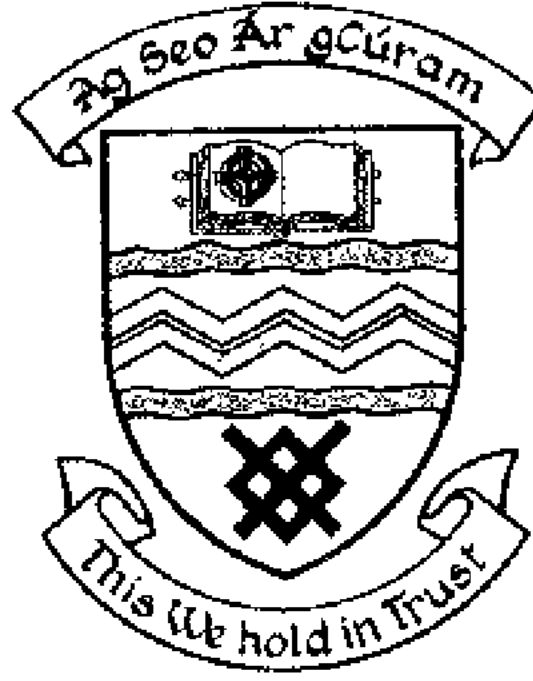
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Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, 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 entire premises be used as a single dwelling unit.
REASON:
To prevent unauthorised development.
- 3 That all external finishes harmonise in colour and texture with the existing premises.
REASON:
In the interest of visual amenity.
- 4 The existing vehicular entrance to the site shall be converted and used for pedestrian access only. The footpath and kerb at the new driveway access shall be dished to the satisfaction of the Area Engineer, Roads Maintenance Division, South Dublin County Council at the applicants expense.
REASON:
In the interest of the proper planning and development of the area.
- 5 All foul waste shall be discharged to the public foul sewer. All surface water shall be discharged to the public surface water sewer or soakways.
REASON:
In the interest of public health.
- 6 The proposed garage shall be omitted from this development.
REASON:
The location, size and access arrangements of this structure make it likely that at some stage in the future it will be used for commercial purposes which would be seriously detrimental to the residential amenities of property in the vicinity where the zoning objective in the 1993 Dublin County Development Plan is 'to protect and improve residential amenity'.

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NOTE: The applicant is advised that under the exempted development provisions of the 1994 Planning and Development Regulations it is permitted to construct a garage of not more than 25sq.m. to the rear of the front building line of the house without planning permission. Only one such shed/garage shall be constructed on a site and its height shall not exceed 3.0m if the structure has a flat roof and 4.0m if the structure has a pitched roof.

- (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.

 18 January 1999
for SENIOR ADMINISTRATIVE OFFICER