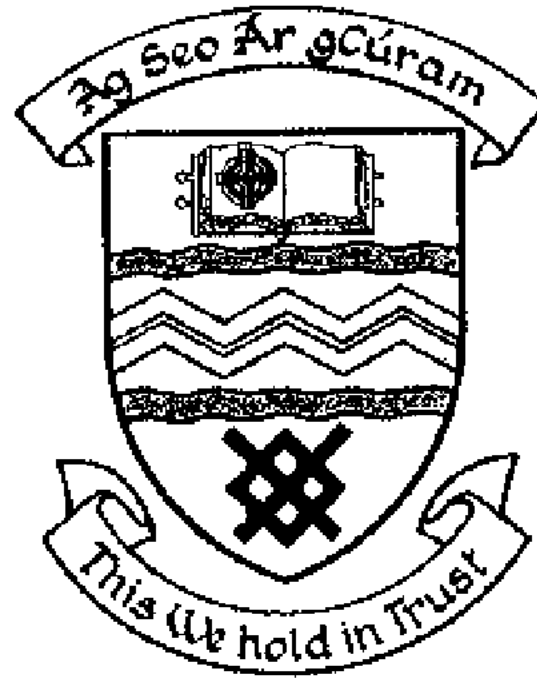


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98B/0564	
1. Location	18a Culmore Road, Palmerstown, Dublin 20.		
2. Development	Lounge extension to gable.		
3. Date of Application	28/09/1998	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 19/10/1998 2.	1. 28/10/1998 2.
4. Submitted by	Name: Graham Kavanagh, Address: 97 Culmore Road, Palmerstown,		
5. Applicant	Name: Graham Kavanagh, Address: 18a Culmore Road, Palmerstown, Dublin 20.		
6. Decision	O.C.M. No. 2478 Date 08/12/1998	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0159 Date 27/01/1999	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



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

Graham Kavanagh,
97 Culmore Road,
Palmerstown,
Dublin 20.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0159	Date of Final Grant 27/01/19
Decision Order Number 2478	Date of Decision 08/12/1998
Register Reference S98B/0564	Date 28th October 1998

Applicant Graham Kavanagh,

Development Lounge extension to gable.

Location 18a Culmore Road, Palmerstown, Dublin 20.

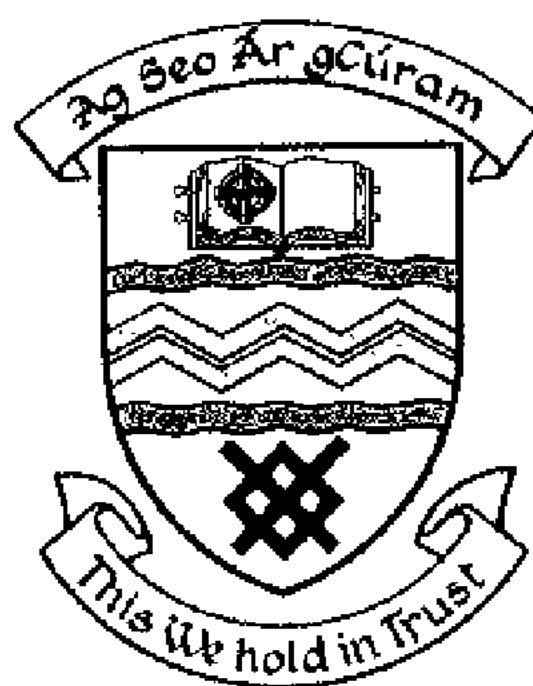
Floor Area 21.00 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 19/10/1998 /28/10/1998

A Permission has been granted for the development described above,
subject to the following (4) 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 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 Where the proposed extension is within 5 metres of any public foul or surface water sewer or any watermain then the foundations of the extension shall be taken down below the invert level of the deepest pipe.

REASON:

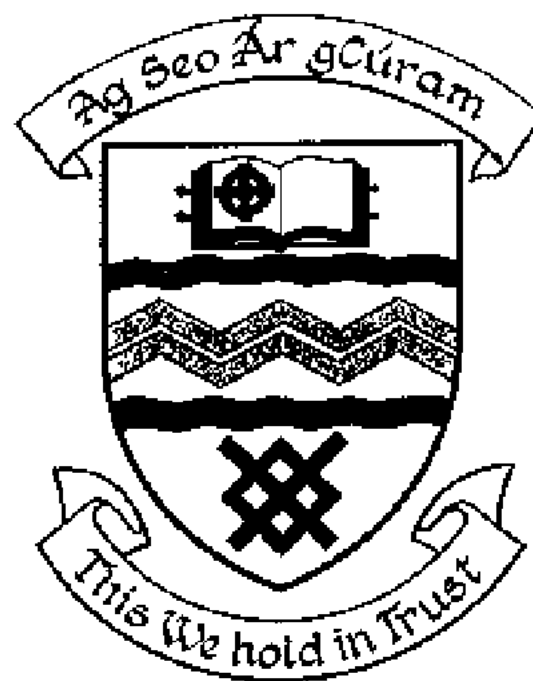
In the interest of the proper planning and development of the area and in the interest of public health.

- (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.

 28 January 1999
 for SENIOR ADMINISTRATIVE OFFICER

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



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

Decision Order Number 2478	Date of Decision 08/12/98
Register Reference S98B/0564	Date 28th September 1998

Applicant Graham Kavanagh,
Development Lounge extension to gable.
Location 18a Culmore Road, Palmerstown, Dublin 20.
Floor Area Sq Metres
Time extension(s) up to and including
Additional Information Requested/Received 19/10/98 /28/10/98

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

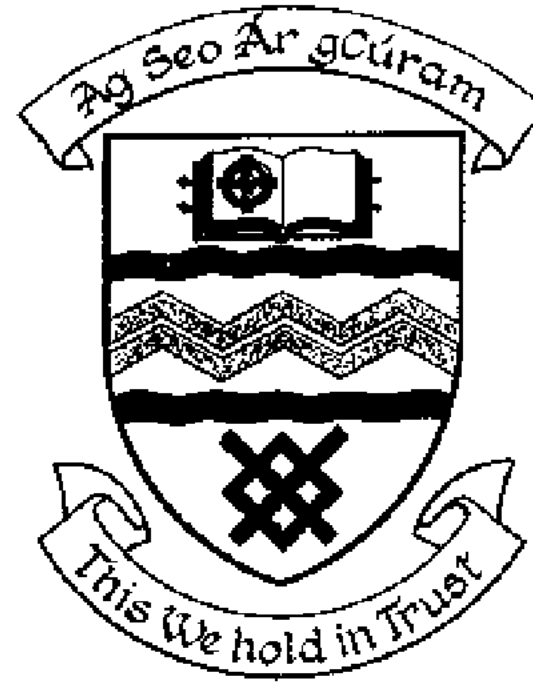
..... *LA* 09/12/98
for SENIOR ADMINISTRATIVE OFFICER

Graham Kavanagh,
97 Culmore Road,
Palmerstown,
Dublin 20.

**SOUTH DUBLIN COUNTY COUNCIL
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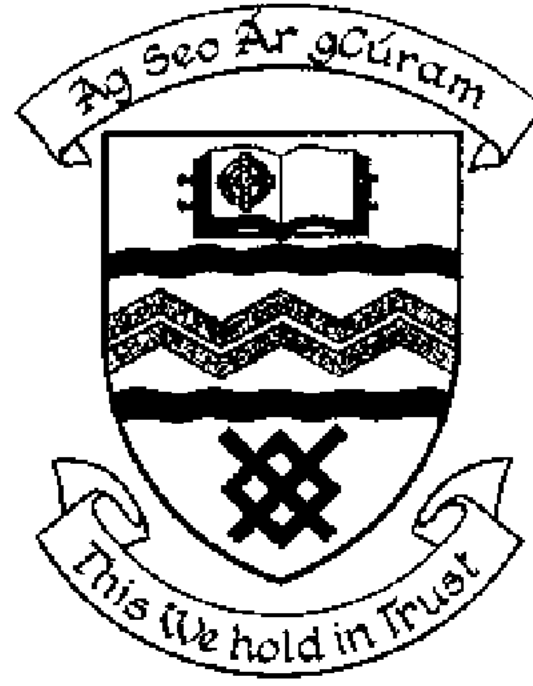
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REG REF. S98B/0564

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 Where the proposed extension is within 5 metres of any public foul or surface water sewer or any watermain then the foundations of the extension shall be taken down below the invert level of the deepest pipe.
REASON:
In the interest of the proper planning and development of the area and in the interest of public health.

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

Order Number 2121	Date of Order 19/10/98
Register Reference S98B/0564	Date 28th September 1998

Applicant Graham Kavanagh,
Development Lounge extension to gable.
Location 18a Culmore Road, Palmerstown, Dublin 20.

Dear Sir/Madam,

An inspection carried out on 13/10/98 has shown that a site notice was not erected in respect of your planning application. Before this application can be considered, you must erect a notice on the site or structure, and submit the following to this Department:

- (a) two copies of the text of the notice
- (b) two plans showing the position of the notice on the land or structure
- (c) a statement of the date on which the notice is erected

The notice must be maintained in position for at least one month and must fulfill the following conditions:-

1. Must be durable material
2. Must be securely erected in a conspicuous position easily visible and legible by persons using the public road
3. Must be headed "Application to Planning Authority".
4. Must state:
 - (a) Applicant's name
 - (b) whether application is for Permission, Outline Permission, or Approval.

Graham Kavanagh,
18a Culmore Road,
Palmerstown,
Dublin 20.

SOUTH DUBLIN COUNTY COUNCIL
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REG REF. S98B/0564

- (c) nature and extent of development including number of dwellings (if any)
- (d) that the application may be inspected at the Planning Department, South Dublin County Council, Town Centre, Tallaght, Dublin 24.

No further consideration will be given to this application until you comply with these requirements.

Yours faithfully,

LAH

.....
for Senior Administrative Officer.

20/10/98