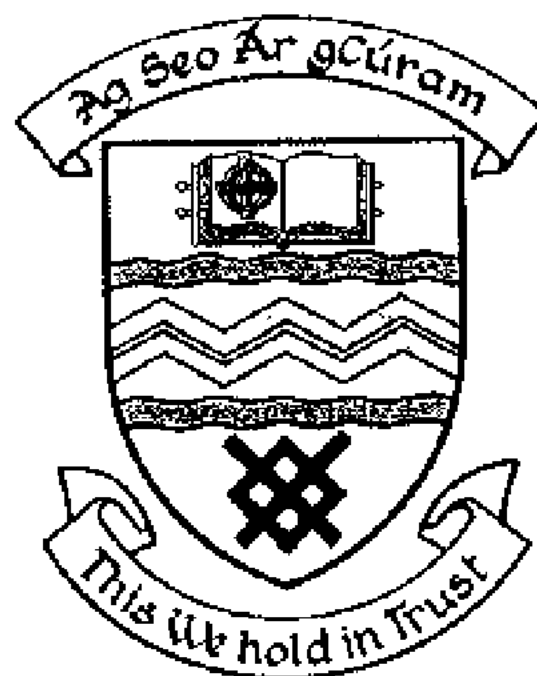


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S98B/0453	
1. Location	'Dunard', Redgap, Rathcoole, Co. Dublin.		
2. Development	Construct a swimming pool house extension complete with gym, steam room, shower and toilet facilities.		
3. Date of Application	27/07/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 24/09/98 2.	1. 06/10/98 2.
4. Submitted by	Name: B.G.D.A Architects, Address: Amberwood Studio, Washington Lane,		
5. Applicant	Name: Mr. Brian Rogers, Address: 'Dunard', Redgap, Rathcoole, Co. Dublin.		
6. Decision	O.C.M. No. 2293  Date 17/11/98	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0030  Date 08/01/99	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

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

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

B.G.D.A Architects,  
 Amberwood Studio,  
 Washington Lane,  
 Rathfarnham,  
 Dublin 14.

**NOTIFICATION OF GRANT OF Permission**

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

<b>Final Grant Order Number</b> 0030	<b>Date of Final Grant</b> 08/01/99
<b>Decision Order Number</b> 2293	<b>Date of Decision</b> 17/11/98
<b>Register Reference</b> S98B/0453	<b>Date</b> 6th October 1998

**Applicant** Mr. Brian Rogers,

**Development** Construct a swimming pool house extension complete with gym, steam room, shower and toilet facilities.

**Location** 'Dunard', Redgap, Rathcoole, Co. Dublin.

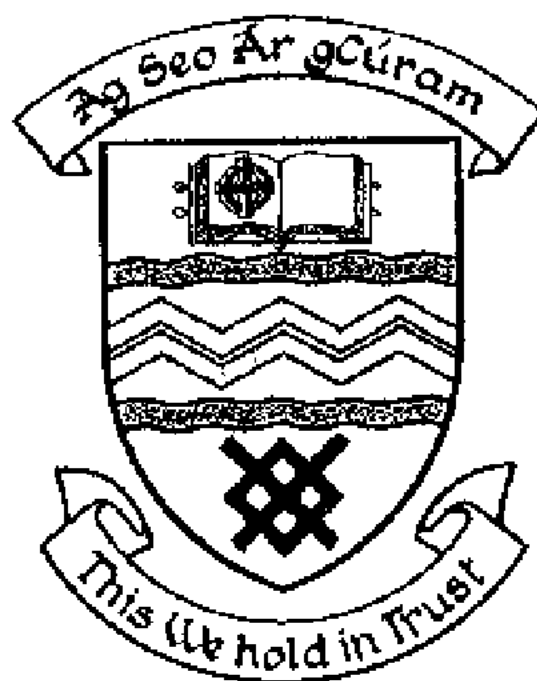
**Floor Area** 156.960 Sq Metres

**Time extension(s)** up to and including

**Additional Information Requested/Received** 24/09/98 /06/10/98

A Permission has been granted for the development described above,  
 subject to the following (5) 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 The proposed soakage area for discharge from the swimming pool shall be designed and constructed in accordance with BRE Digest 365 Guidelines. Tests shall be carried out by a suitably qualified engineer and results submitted to South Dublin County Council prior to the commencement of development on site.  
REASON:  
In the interest of public health.
  - 5 Foul waste - other than from the swimming pool shall be discharged to the existing septic tank. All surface water from the extension shall be discharged to soakways.  
REASON:  
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.

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- (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.

..... January 1999  
for SENIOR ADMINISTRATIVE OFFICER

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

<b>Decision Order Number</b> 2293	<b>Date of Decision</b> 17/11/98
<b>Register Reference</b> S98B/0453	<b>Date</b> 27th July 1998

**Applicant** Mr. Brian Rogers,

**Development** Construct a swimming pool house extension complete with gym, steam room, shower and toilet facilities.

**Location** 'Dunard', Redgap, Rathcoole, Co. Dublin.

**Floor Area** Sq Metres

**Time extension(s)** up to and including

**Additional Information Requested/Received** 24/09/98 /06/10/98

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

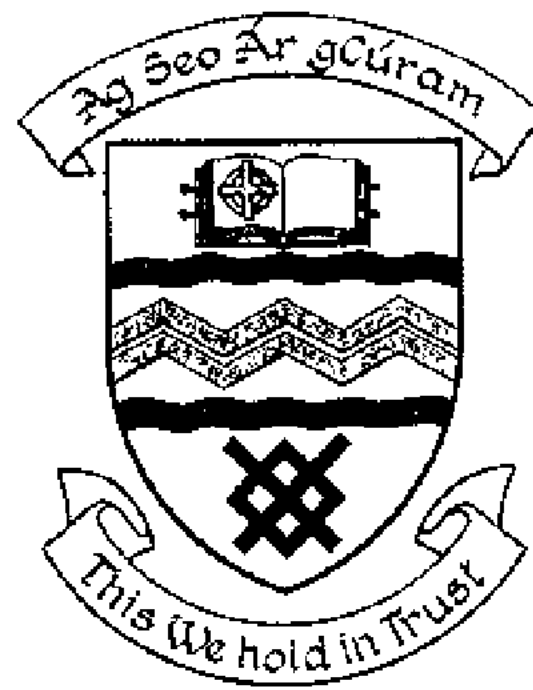
..... 17/11/98  
for SENIOR ADMINISTRATIVE OFFICER

B.G.D.A Architects,  
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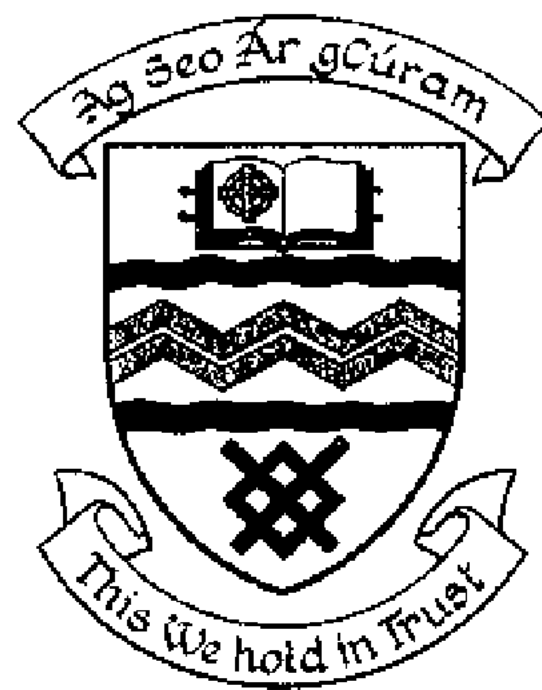
Telephone: 01-414 9000  
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REG REF. S98B/0453

**Conditions and Reasons**

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To ensure that the development shall be in accordance with the permission, and that effective control be maintained.
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REASON:  
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REASON:  
In the interest of public health.

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

Decision Order Number 1917	Date of Decision 24/09/98
Register Reference S98B/0453	Date 27th July 1998

**Applicant** Mr. Brian Rogers,  
**Development** Construct a swimming pool house extension complete with gym, steam room, shower and toilet facilities.

**Location** 'Dunard', Redgap, Rathcoole, Co. Dublin.

**App. Type** Permission

Dear Sir/Madam,

With reference to your planning application, received on 27/07/98 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:

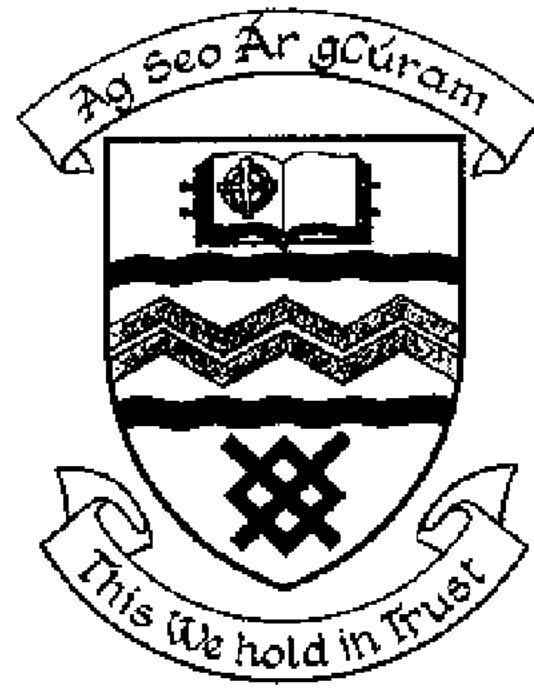
- 1 The applicant is requested to indicate the source of water supply for the proposed development.
- 2 The applicant is requested to indicate on a revised site layout plan to scale 1:500 the location of the septic tank and percolation area serving the dwelling house and also all existing surface water soakways.
- 3 The applicant is requested to submit full details of proposals for drainage of swimming pool. If soakways are being considered, then certified test results and design to BRE Digest 365 Guidelines are required.

B.G.D.A Architects,  
Amberwood Studio,  
Washington Lane,  
Rathfarnham,  
Dublin 14.

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REG REF. S98B/0453

Signed on behalf of South Dublin County Council

*RA*  
.....  
for Senior Administrative Officer

24/09/98