



Bloc 2, Ionad Bheatha na hEireann,
Bloc 2, Irish Life Centre,
Sraid na Mainistreach Iacht,
Lower Abbey Street,
Baile Atha Cliath 1,
Dublin 1.
Telephone (01) 724755
Fax (01) 724896

Register Reference : 91A/1996

Date : 13th February 1992

Dear Sir/Madam,

Development : Retain widened front entrance gates and 2 no. car parking spaces for private use

LOCATION : 160 Barton Road East.

Applicant : E. Cowhie

App. Type : PERMISSION

I wish to inform you that by Order dated 12.02.92 it was decided to GRANT PERMISSION for the above proposal.

This decision, together with the conditions/reasons attached thereto, is recorded in the Planning Register kept at this office in accordance with Section 8 of the Local Government (Planning and Development) Act 1963. This register may be inspected during office hours [9.00a.m. - 12.30p.m. 2.15p.m. - 4.30p.m.] and interested party may obtain a certified copy of an entry therein on payment of a fee of £5 in respect of each entry.

It should be noted that the proposer may appeal to An Bord Pleanala against the decision or any conditions attached to the Council's decision within one month beginning on the day of receipt by him of the Council's decision. Any other person may appeal to An Bord Pleanala within three weeks beginning on the date of decision. Interested parties are advised to consult the Planning Authority or An Bord Pleanala to ascertain if an appeal has been lodged by the applicant.

All appeals against decisions of the Planning Authority and all correspondence in relation to new and existing appeals should be addressed to The Secretary, An Bord Pleanala, Blocks 6 & 7 Irish Life Centre, Lower Abbey Street, Dublin 1. (Tel. 728011). Any appeal made to An Bord Pleanala will be invalid unless the correct fee is received by An Bord Pleanala within the statutory appeal period. The fee in respect of an appeal by an applicant for permission relating to commercial development is £100; any other appeal is £50.

Submissions or observations made to An Bord Pleanala by or on behalf of a person (other than the applicant) as regards an appeal made by another person must be accompanied by a fee of £15.

A. Ahearne,
162 Barton Road East,
Churchtown,
Dublin 14.



Bloc 2, Ionad Bheatha na hEireann,
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Telephone (01) 724755
Fax (01) 724896

Register Reference : 91A/1996

Date : 13th February 1992

Yours faithfully,

.....

for PRINCIPAL OFFICER

I62 Barton Road East,
Churchtown,
Dublin I4
18th Jan, 1992

21 JAN 92

1366

Handwritten signature and date: 20/11

Ref Your letter dated 15th January 1992, received on the 16th Jan
Your Ref: Enf 7847

Re I60 Barton Road East.

OBJEC

Dear Sir,

Thank you for your letter.

I must object in the strongest possible terms "to retain conversion of part of front area to accommodate 2no. car parking spaces for private cars at this location Reg. Ref. 91A1996". This will allow for the continuation of their business at this location.

- (I) They did not obey your warning notice dated 16/10/91.
- (a) requiring the owners and occupier of I60 Barton Road East to "discontinuance of the unauthorised use of the lands for the storage/repair/sale of motor vehicles forthwith".
- (b) "the re-instatement of the entrance to its original width and the removal of the concrete from the front garden." This notice expired on 21.11.91. To date there is no change. Your Enforcement Notice Has been ignored.

If they are able to retain part of area for car parking, they will be able to accommodate cars as follows:-

| | | |
|---------------------------------------|---|---|
| Driveway 3 cars can be parked on this | = | 3 |
| No2 parking spaces | = | 2 |
| Grass margin outside their house | = | 3 |
| Curtilage | = | 1 |
| Total no of cars accommodated | | 9 |

This does not take into account the grass outside my house, where they have had on occasion up to 5 cars parked.

They also park on Sweemount Drive, beside my back garden wall. The car currently being driven by Mr. Eugene Cowhie owner/occupier of I60, was parked near the E.S.B substation on Wednesday night 15.1.92 and also on the following night 16.1.92. Reg No 321 02C - full

What is the definition of a "private car"? Legitimate garages are full of "private cars" for sale.

- (2) There are 3 car drivers in that house, why do they require 6 to 8 cars for private use?
- (3) Cars are now being spread further, on the grass outside my house, also on Sweetmount Drive.
- (4) Last Saturday (II.I.92) I had to complain to the Garda that I could not get in or out of here with my car.
- (5) This business and eye sore is devaluing houses in this area particularly mine as it is the most affected.
- (5) They are driving cars across the grass margin in front of this house on to Sweetmount Drive.

I have seen cars being driven in both directions. This is at a corner. The roads department have recently had to repair the edge of the footpath/grass margin at Sweetmount Drive side.

- (6) They will continue to run their business from here, with possibly spreading their cars over a greater distance for awhile, if granted 2 no. parking.
- (7) It is impossible to drive a car out of here, with their storage of cars on the grass margin and curtilage (3 to 4 cars), when the cars windows are wet or frosty. Barton Road has very heavy traffic.
- (8) 3 cars will fit down my driveway, theirs is the same length.
- I object in the strongest possible terms to their application for further parking spaces.
- (9) It is interesting to note that the title of the architects drawing is "Retention of FRONT PARKING".
- The only difference is a drawing of 2 very large cars superimposed on the existing concrete, otherwise it is no different to what is there now, including the widened gateway. The only measurements given are in connection with the gateway.
- THIS CONVERSION IS NOT A CONVERSION FOR 2 NO PARKING SPACES.

Yours sincerely,

A. Ahearne
A. Ahearne.

PLANNING APPLICATION FEES

Reg. Ref. 91A/1996 Cert. No. 27462
 PROPOSAL Concrete front garden for car parking
 LOCATION 160 Barton Road East D14
 APPLICANT E. Cowie

| CLASS | DWELLINGS/AREA LENGTH/STRUCT. | RATE | AMT. OF FEE REQ. | AMOUNT LODGED | BALANCE DUE | BALANCE PAID |
|-------|-------------------------------|--|------------------|---------------|-------------|--------------|
| 1 | Dwellings | @£32 | | | | |
| 2 | Domestic | @£16 | <u>£16</u> | <u>£16</u> | <u>-</u> | |
| 3 | Agriculture | @50p per m2 in excess of 300m2. Min. £40 | | | | |
| 4 | Metres | @£1.75 per m2 or £40 | | | | |
| 5 | x .1 hect. | @£25 per .1 hect. or £250 | | | | |
| 6 | x .1 hect. | @£25 per .1 hect. or £40 | | | | |
| 7 | x .1 hect. | @£25 per .1 hect. or £100 | | | | |
| 8 | | @£100 | | | | |
| 9 | x metres | @£10 per m2 or £40 | | | | |
| 10 | x 1,000m | @£25 per £1000m or £40 | | | | |
| 11 | x .1 hect. | @£5 per .1 hect. or £40 | | | | |

Column 1 Certified: Signed: Grade: Date:
 Column 1 Endorsed: Signed: Grade: Date:
 Columns 2,3,4,5,6 & 7 Certified: Signed: [Signature] Grade: Date: S.P. 2/1/92
 Columns 2,3,4,5,6 & 7 Endorsed: Signed: Grade: Date:

P/528/92

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

BELGARD

Register Reference : 91A/1996

Date Received : 18th December 1991

Correspondence : Bacon Group Design Assoc. Arch.,
Name and : 51 Northumberland Road,
Address : Dublin 4.

Development : Retain widened front entrance gates and 2 no. car parking spaces for private use

Location : 160 Barton Road East.

Applicant : E. Cowhie

App. Type : Permission

Zoning : To protect and/or improve residential amenity.

Floor Area : — Sq.metres

MOS
(MOS/CM)

| |
|--------------------------|
| CONTRIBUTION: |
| Standard: U L |
| Roads: <i>no road</i> |
| S. S. S: <i>Driveway</i> |
| Open Space: |
| Other: |
| SECURITY: |
| Bond / C.I.F.: |
| Cash: |

Report of the Dublin Planning Officer, dated 5 February, 1992.

This application is for Permission. The proposed development consists of the retention of part of front area to accommodate 2 no. car parking spaces for private use at 160 Barton Road East.

The site has been the subject of enforcement proceedings (Enf. 7847). A Warning Notice dated 16th October, 1991, was served on the applicant in relation to the unauthorised use of the site for the storage/repair/sale of motor vehicles.

An Enforcement Notice (dated 16th October, 1991), was also served on the applicant in relation to the widening of the entrance and the laying of concrete in the front garden.

The advertisement submitted ^{did} does not refer to the widening of the vehicular entrance. The entrance has been widened by almost 2ft.

At the time of my site inspection, (15th January, 1991, at approximately 9.40am), there were 2 cars parked outside the house and 3 other cars parked immediately outside the site (i.e. on grass verge and concrete apron).

A revised advertisement was submitted to this Department on 17th January, 1992 and which is considered to adequately describe the proposed development.

A letter of objection to the proposed development has been received by an

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Reg.Ref: 91A/1996

Page No: 0002

Location: 160 Barton Road East.

adjoining neighbour. The objector maintains that the warning notice served on the applicant has not been complied with, and that a business is being carried out at the premises.

The proposed development is considered acceptable subject to a condition stating that no part of the house, garage or garden be used for the carrying on of any trade or business.

I recommend that a decision to Grant Permission be made under the Local Government (Planning and Development) Acts, 1963-1990, subject to the following (2) conditions:-

CONDITIONS / REASONS

01 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.

02 That no part of the house, garage or gardens at No. 160 Barton Road East be used for the carrying on of any trade or business.

REASON: To prevent unauthorised development.

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Reg.Ref: 91A/1996

Page No: 0003

Location: 160 Barton Road East.

Endorsed: *[Signature]*
for Principal officer

Richard Collins
for Dublin Planning Officer

SEP
7/2/92

Order: A decision pursuant to Section 26(1) of the Local Government (Planning and Development) Acts, 1963-1990 to GRANT PERMISSION for the above proposal subject to the (2) conditions set out above is hereby made.

Dated : *12* FEBRUARY 1992

[Signature]
ASSISTANT COUNTY MANAGER/APPROVED OFFICER

to whom the appropriate powers have been delegated by order of the Dublin City and County Manager dated *5th December* 1991.



Bloc 2, Ionad Bheatha na hEireann,
Bloc 2, Irish Life Centre,
Sraid na Mainistreach Iacht,
Lower Abbey Street,
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Dublin 1.
Telephone (01) 724755
Fax (01) 724896

NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS 1963-1990.

Decision Order Number : P/ 0528 /92 Date of Decision : 12th February 1992

Register Reference : 91A/1996 Date Received : 18th December 1991

Applicant : E. Cowhie

Development : Retain widened front entrance gates and 2 no. car
parking spaces for private use

Location : 160 Barton Road East.

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 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 on the attached Numbered Pages.

NUMBER OF CONDITIONS:- 2 ATTACHED.

Signed on behalf of the Dublin County Council.....
for Principal Officer

Date: 13/2/92

Bacon Group Design Assoc. Arch.,
51 Northumberland Road,
Dublin 4.

NOTES

1. An appeal against the decision may be made to an Bord Pleanala. The applicant may appeal within one month from the date of receipt by him of this notification. ANY OTHER PERSON may appeal within twenty one days beginning on the date of this decision.

2. An appeal shall be in writing and shall state the subject matter and grounds of appeal. It should be addressed to:—

An Bord Pleanala,
Blocks 6 and 7,
Irish Life Centre,
Lower Abbey Street,
Dublin 1.

3. An appeal lodged by an applicant or his agent with An Bord Pleanala will be invalid unless accompanied by the prescribed fee.

(a) An appeal against a decision relating to commercial development by the person by whom the application was made must be accompanied by a fee of £100 (one hundred Pounds).

"Commercial Development" means development for the purposes of any professional, commercial or industrial undertaking, development in connection with the provision for reward of services to persons or undertakings, or development consisting of the provision of two or more dwellings, but does not include development for the purposes of agriculture.

(b) An appeal other than an appeal mentioned at (a) above, including third party appeal must be accompanied by a fee of £50 (fifty pounds).

(c) A party to an appeal making a request to An Bord Pleanana for an Oral Hearing of an appeal must, in addition to the prescribed fee, pay to An Bord Pleanana a fee of £50 (fifty pounds).

(d) A person who is not a party to an appeal must pay a fee of £15 (fifteen pounds) to An Bord Pleanala when making submissions or observations to An Bord Pleanala in relation to an appeal.

4. If the Council makes a decision to grant permission / approval and there is no appeal to An Bord Pleanala against this decision, PERMISSION / APPROVAL will be granted by the Council as soon as may be after the expiration of the period for the taking of such an appeal. If every appeal made in accordance with the Acts has been withdrawn, the Council will grant the PERMISSION / APPROVAL after the withdrawal.

5. Approval of the Council under the Building Bye-Laws must be obtained for new work and the terms of the approval must be complied with in the carrying out of the work before any development which may be permitted is commenced. Approval under the Building Bye-Laws is not applicable to garden walls and entrances etc. Approval under the Building Bye-Laws cannot be obtained in cases involving retention of works previously carried out.

Reg.Ref. 91A/1996
Decision Order No. P/ 0528 /91
Page No: 0002



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Fax (01) 724896

C O N D I T I O N S / R E A S O N S

01 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.

02 That no part of the house, garage or gardens at No. 160 Barton Road East be used for the carrying on of any trade or business.

REASON: To prevent unauthorised development.

NOTES

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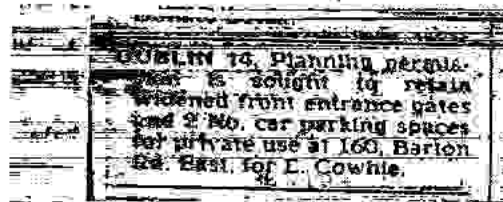


**Bacon Group Design Associates,
Architects**

51, Northumberland Road, Ballsbridge, Dublin 4, Ireland
Telephones: 01-605611 and 605647, Fax 01-605647

Registry Section
Dublin County Council,
Planning Section,
Block 2,
Irish Life Centre,
1r Abbey St.,
Dublin 1.

16th January 1992.



RE: Retain conversion of part of area to accommodate 2no car parking spaces for private use and to widen entrance gates.
Register Reference 91A/1996.

Dear Sirs,

Please find enclosed revised newspaper notice re the above as requested by Ms Margery O'Shey Planning Officer.

I trust same is to your satisfaction.

Yours sincerely,

P. MCGINN.

91A/1996
1. 0. 0 adv
MMP A.!

17. JAN 92

Building Control Department,
Liffey House,
Tara Street,
Dublin 1.
Telephone: 773066



Bloc 2, Ionad Bheatha na hEireann,
Bloc 2, Irish Life Centre,
Sraid na Mainistreach Iacht,
Lower Abbey Street,
Baile Atha Cliath 1.
Dublin 1.
Telephone (01) 724755
Fax (01) 724896

Register Reference : 91A/1996

Date : 19th December 1991

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1990

Dear Sir/Madam,

DEVELOPMENT : Retain conversion of part of front area to accommodate
2 no. car parking spaces for private use

LOCATION : 160 Barton Road East.

APPLICANT : E. Cowhie

APP. TYPE : PERMISSION

With reference to the above, I acknowledge receipt of your application
received on 18th December 1991.

Yours faithfully,

.....
for PRINCIPAL OFFICER.

Bacon Group Design Assoc. Arch.,
51 Northumberland Road,
Dublin 4.



PLEASE READ INSTRUCTIONS AT BACK BEFORE COMPLETING FORM. ALL QUESTIONS MUST BE ANSWERED.

1. Application for Permission Outline Permission Approval Place / in appropriate box.
Approval should be sought only where an outline permission was previously granted. Outline permission may not be sought for the retention of structures or continuances of uses.

2. Postal address of site or building 160 Barton Road East 16 18/12
(If none, give description sufficient to identify) Dublin 14

3. Name of applicant (Principal not Agent) Mr E. Cowie N 54136
Address 160 Barton Road East Dublin 14 Tel. No. _____

4. Name and address of Bacon Group Design Associates Architects
person or firm responsible for preparation of drawings 51 Northumberland Rd, Dublin 4 Tel. No. 605611/605647

5. Name and address to which Bacon Group Design Associates Architects
notifications should be sent 51 Northumberland Rd., Dublin 4

6. Brief description of to concrete in part of garden area at front
proposed development to provide two no car parking spaces.

7. Method of drainage Existing 8. Source of Water Supply EXISTING

9. In the case of any building or buildings to be retained on site, please state:-
(a) Present use of each floor or use when last used Domestic
(b) Proposed use of each floor Domestic

DUBLIN 14 Planning permission is sought to retain conversion of part of front area to accommodate 2 no. car parking spaces for private use at 160 Barton Rd East for E Cowie.

Just 10 Does the proposal involve demolition, partial demolition or change of use of any habitable house or part thereof? No

11/12/91 11. (a) Area of Site 389(c) Sq. m.
(b) Floor area of proposed development 33m2 of car parking Sq. m.
(c) Floor area of buildings proposed to be retained within site As per existing dwelling Sq. m.

12. State applicant's legal interest or estate in site (i.e. freehold, leasehold, etc.) Freehold

13. Are you now applying also for an approval under the Building Bye Laws?
Yes No Place in appropriate box. 18 DEC 91

14. Please state the extent to which the Draft Building Regulations have been taken in account in your proposal:
Taken in to account

15. List of documents enclosed with application. 4no copies plans elevations sections etc

16. Gross floor space of proposed development (See back) _____ Sq. m.
No of dwellings proposed (if any) 1 Class(es) of Development Domestic
Fee Payable E. 16.00 Basis of Calculation As per extension to dwelling
If a reduced fee is tendered details of previous relevant payment should be given.

Signature of Applicant (or his Agent) P McC...in Date 12-12-91

Application Type P FOR OFFICE USE ONLY
Register Reference 91A/1996
Amount Received E. 1,400
Receipt No. _____
Date 22-11

COMHAIRLE CHONTAE ATHA CLIATH

PAID BY CASH
 CHEQUE
 M.O.
 B.L.
 I.T.

DUBLIN COUNTY COUNCIL
46/49 UPPER O'CONNELL STREET
DUBLIN 1.

Issue of this receipt is not an acknowledgement that the fee tendered is the prescribed application fee. N-54136

£ 16.00

Received this 18th day of December 1991

from B.G. D.A.,
51 Northumberland Rd,
D.4

the sum of sixteen Pounds

planning application at 160 Barton Rd. East
Pence, being 700 for

Noelle Doane Cashier

S. CAREY
Principal Officer
Class 2