

COMHAIRLE CHONTAE ATHA CLIATH

Register Reference No.: 91A/314

Letter No.: 203

Planning Department,  
Block 2, Irish Life Centre,  
Lower Abbey St.,  
Dublin 1.

Mrs. N. Herlihy,  
"Knockaire",  
Knocklyon Road,  
Dublin 16.

Tel.: (01) 724755  
Fax.: (01) 724896

7 May 1991

RE: Retention sought for (1) New boundary wall at side; (2) bicycle shed and covered passage at side; (3) new front boundary wall with widened access; (4) Enclosing of existing porch at 66 Knockaire, Knocklyon Road, Templeogue for K. Doherty.

Date of decision to grant permission 6th May, 1991 subject to 3 conditions.

Dear Sir/Madam,

With reference to your representations/objections, I wish to inform you that a decision has been made on the above planning application. This decision has been entered in the Planning Register which is available for inspection at the Planning Department, Irish Life Centre, Lower Abbey Street, Dublin 1, during office hours (9 a.m. to 12.30 p.m. and 2.15 p.m. to 4.30 p.m.) A certified copy of the entry in the register may be purchased on payment of £5.00.

Yours faithfully,

  
\_\_\_\_\_  
for Principal Officer.

NOTE: An appeal against this decision by an aggrieved person must be made within the period of twenty one days beginning on the date of the decision to grant permission, indicated above. The appeal shall be in writing and shall state the subject matter of the appeal and the grounds of appeal and shall be addressed to An Bord Pleanala, Floor 3, Blocks 6 and 7, Irish Life Centre, Lower Abbey Street, Dublin 1.

1. An appeal by an aggrieved person to An Bord Pleanala will be invalid unless accompanied by a fee of £50.00
2. A party to an appeal making a request to An Bord Pleanala for an oral hearing of an appeal must, in addition to '1' above, pay to An Bord Pleanala, a fee of £50.00
3. A person who is not a party to an appeal must pay a fee of £15.00 to An Bord Pleanala when making submissions or observations to An Bord Pleanala in relation to an appeal.

Phone 945495

PK

"Knockaire"  
Knocklyon Road,  
Dublin

91A/0314

203

April 19th '91.

Dublin Co. Council.

**OBJECTOR**

Dear Sir,

Enclosed letters and map refering to the boundry between my property and site 66 Knockaire. As you can see my boundry is a straight line back to front. As a matter of fact my neighbour had already pushed in a few feet on front to widen entrance. They now have taken a few feet on side to suit their new project.

I. cannot see how Mr Carolan has any authority to define the boundry as he sold the property to us sixteen years ago.

I would appreciate your oppinion on the matter.

Yours Faithfully ,

Mrs N. Herlihy.

*Mrs Nancy Herlihy*

DEVELOPMENT  
CONTROL  
23 APR 1991

22 APR 91



COMHAIRLE CHONTAE ATHA CLIATH  
(DUBLIN COUNTY COUNCIL)

Your Ref. ....

Our Ref. ....

Personnel Department,  
P.O. BOX NO. 174,  
46/49 UPR. O'CONNELL STREET  
DUBLIN 1.

23rd February, 1981.

Mr. Herlihy,  
Knockaire,  
Knocklyon Road.

Dear Mr. Herlihy,

You may recall that last year I discussed with you the possibility of the Council removing the bank of clay and bushes between your entrance and No. 66 Knockaire. At that time you were agreeable to this proposal provided the Council constructed a new boundary wall. I enclose specification for the wall.

I would be obliged if you would let me know at your convenience, if you are still agreeable to this proposal and are satisfied with the wall specification.

If you wish to discuss any point with me I can be contacted at 515652.

Yours sincerely,

T. O'NEILL, A.C.E.  
Roads Maintenance.

Specification for wall at Knocklyon Road.



Construct wall of 9" solid block from existing pillar to a new pillar opposite boundary of No. 66 Knockaire. This wall and pillar to be similar to existing entrance.

Return wall from new pillar in line with side boundary wall of No. 66 and at same height as existing side boundary wall.

Pier cap and coping a new wall to match existing.

The roadside of new wall to receive two coats of plaster and to be painted to match existing entrance. Entire entrance to be painted also.

ROAD

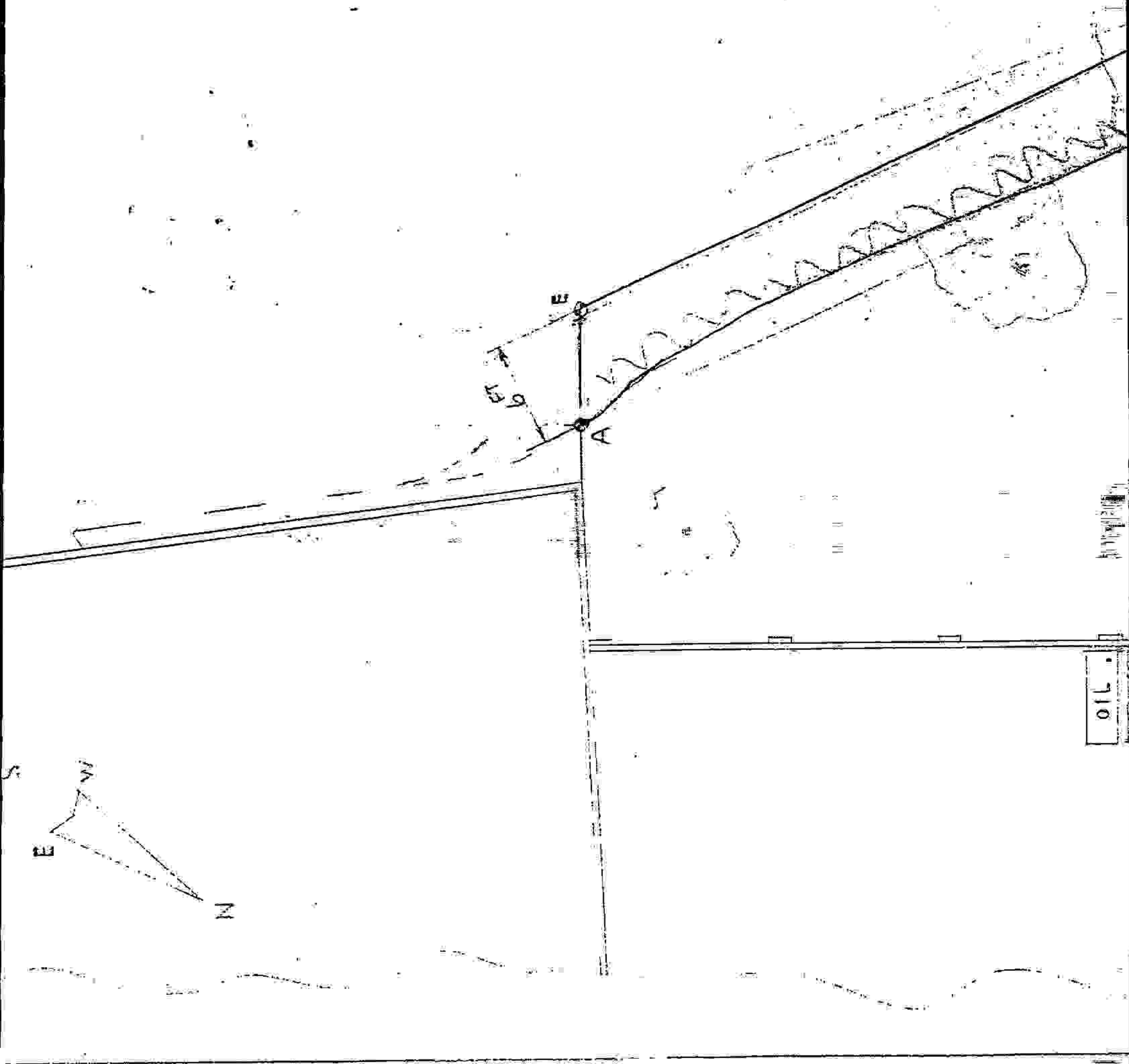
KLYON



SITE MAP 1:1250 -

EMPREINTE

166



OIL.



159

B

A



91A/0314

100 March 19<sup>th</sup> '91

Ref Enf 7817

Reg. Ref. No 91A/0314

**OBJECT**

Dear Sir

Further to your letter 14<sup>th</sup> March - I cannot agree that my neighbour Mr Doherty did not encroach on my property 1-3 ft. boundary wall at Side of Site 66 Knockaire.

I have consulted an architect to draw up measurements and am waiting a copy of deeds of my property to clarify the situation.

For this reason I think planning permission should not be granted until matter is resolved.

Yours faithfully,  
Mrs Nancy Doherty

DEVELOPMENT  
CONTROL  
21 MAR 1991

DUBLIN COUNTY COUNCIL  
PLANNING DEPT.  
RECEIVED  
20 MAR 1991



FILE DISCUSSED AT COUNCIL/COMMITTEE MEETING

FILE REF: 91A 314

MEETING	COMMENTS	NOTED IN DEV. CONTROL	NOTED BY
BELGARD H + P <u>26<sup>TH</sup> MAR 1991</u> =	Cllr Muldoon Recommended Permissing to Grant  Noted by Cllr Quinn		

REF.: 91A/0314

CERTIFICATE NO: 24506

PROPOSAL: Alteration of Boundary Wall, Stair, Covered Passages + lifts  
LOCATION: 66 Knockare Knocklyon Rd, Templeogue  
APPLICANT: Kevin Dolerty

1	2	3	4	5	6	7
Dwellings/AREA LENGTH/STRUCT	RATE	AMT. OF FEE REQ.	AMOUNT LODGED	BALANCE DUE	BALANCE DUE	DATE/ RECEIPT NO
Dwellings	€532					
	€16	16	16	—		
	€11.75 per sq ft of area					
x .1 feet	€11.75 per sq ft					
x .1 feet	€11.75 per sq ft					
x .1 feet	€11.75 per sq ft					
x 1,000sq ft	€11.75 per sq ft					
x .1 feet	€11.75 per sq ft					

Column 1 Certified: Signed: \_\_\_\_\_ Grade: \_\_\_\_\_ Date: \_\_\_\_\_  
 Column 1 Endorsed: Signed: Kevin Dolerty Grade: \_\_\_\_\_ Date: \_\_\_\_\_  
 Columns 2,3,4,5,6 & 7 Certified Signed: \_\_\_\_\_ Grade: S.O. Date: 15/3/91  
 Columns 2,3,4,5,6 & 7 Endorsed: Signed: \_\_\_\_\_ Grade: \_\_\_\_\_ Date: \_\_\_\_\_

LOCATION GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1982

ASSESSMENT OF FINANCIAL CONTRIBUTION

REG. REF.:

CONT. REG.:

SERVICES INVOLVED: WATER/FOUL SEWER/SURFACE WATER

AREA OF SITE:

FLOOR AREA OF PRESENT PROPOSAL:

MEASURED BY:

CHECKED BY:

METHOD OF ASSESSMENT:

TOTAL ASSESSMENT

MANAGER'S ORDERED NO: P/ /  
DATED

ENTERED IN CONTRIBUTIONS REGISTER:

DEVELOPMENT CONTROL ASSISTANT GRADE

# COMHAIRLE CHONTAE ÁTHA CLIATH

## Record of Executive Business and Manager's Orders

Proposed (1) New boundary wall at side (2) Bicycle shed and covered passage at side (3) New front boundary wall with widened access (4) enclosing of existing porch at 66 Knockair, Knocklyon Road, Templeogue for K. Doherty. By Order P/1778/91 dated 6th May, 1991 the Council made a decision to grant permission for this proposal. On appeal An Bord Pleanála made the following order on 12th August, 1991:-  
6/5/85804

P / 4 1 1 5 / 9 1

AN BORD PLEANÁLA

26 AUG 1991

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

County Dublin

Planning Register Reference Number: 91A/314

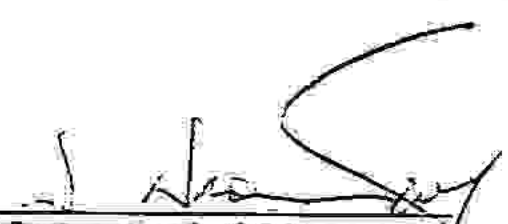
WHEREAS on the 16th day of May, 1991 Nancy Herlihy of "Knockaire", Knocklyon Road, County Dublin appealed to An Bord Pleanála against the decision made on the 6th day of May, 1991, by the Council of the County of Dublin to grant subject to conditions a permission to K. Doherty care of W.D.C. White and Associates of 8 Grove Park Avenue, Glasnevin, Dublin for the retention of a new boundary wall at side, bicycle shed and covered passage at side, new front boundary wall with widened access and enclosure of an existing court at 66 Knockaire, Knocklyon Road, Templeogue, County Dublin:

AND WHEREAS, having considered the grounds of appeal which relate to the question of title to land, the Board is of opinion that the appeal is without substance or foundation:

NOW THEREFORE An Bord Pleanála, in exercise of the powers conferred on it by subsection (1) of section 16 of the Local Government (Planning and Development) Act, 1983, hereby dismisses the said appeal.

I recommend that the Grant of Permission be issued in accordance with An Bord Pleanála's directive dated 12th August, 1991.

L.D

  
for Principal Officer

ORDER: NOTED. Grant of Permission to be issued in accordance with An Bord Pleanála's directive dated, 12th August, 1991, Ref: PL6/5/85804.

Dated: 26 August, 1991

  
ASSISTANT CITY & COUNTY MANAGER

to whom the appropriate powers have been delegated by order of the Dublin City and County

# COMHAIRLE CHONTAE ÁTHA CLIATH

Order No. P/1778/91

## Record of Executive Business and Manager's Orders

*Retention sought for*

(1) New boundary wall at side (2) Bicycle shed and covered passage at side (3) New front boundary wall with widened access (4) Enclosing of existing court at 66 Knockaire, Knocklyon Road, Templeogue for K. Doherty.

FINANCIAL CONTRIBUTION :-	
AMOUNT £NIL	
F	<i>no services</i>

W.D.C. White & Associates,  
8 Grove Park Avenue,  
Glasnevin,  
Dublin 11.

Reg. Ref. 91A/0314  
App. Recd: 08.03.1991  
Floor Area:  
Site Area:  
Zoning:

Report of the Dublin Planning Officer, dated 1 May 1991

This is an application for PERMISSION for (1) New boundary wall at side (2) Bicycle shed and covered passage at side (3) New front boundary wall with widened access (4) Enclosing of existing ~~court~~ *for*

*A letter of objection has been received relating to*  
There is a dispute over the boundary of the site where the site adjoins a house known as "Knockaire". The applicant maintains that the existing hedge defines the boundary. The owner of "Knockaire" maintains that trespass has occurred. The proposed development is considered acceptable from a planning point of view.

Trespass is a civil matter and one for the courts to decide.

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

(CONDITIONS ATTACHED)

*MOS*  
(MOS/BB)

Endorsed:- *[Signature]*  
for Principal Officer

*Richard Cronin*  
For Dublin Planning Officer

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 ( 3 ) conditions set out above is hereby made.

Dated: 6 May, 1991.

*[Signature]*  
ASSISTANT CITY & COUNTY MANAGER

to whom the appropriate powers have been delegated by Order of the Dublin City and County Manager, dated 26th April, 1990.

# COMHAIRLE CHONTAE ÁTHA CLIATH

Order No. P/1778/91

## Record of Executive Business and Manager's Orders

### CONDITIONS

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.

2. That all external finishes harmonise in colour and texture with the existing premises.

3. That the entire premises be used as a single dwelling unit.

### REASONS FOR CONDITIONS

1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.

2. In the interest of visual amenity.

3. To prevent unauthorised development.

NOTE: This permission does not imply any consent or approval for the structural stability and/or habitability of the works carried out.

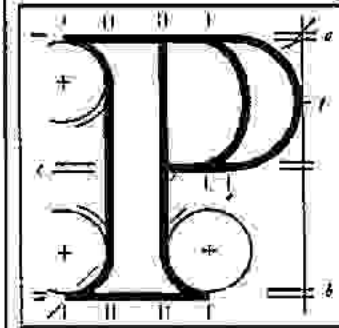
Note (2) The attention of the applicant is drawn to Section 26(II) of the Local Government (Planning and Development) Acts, 1963, which ~~relates~~ <sup>reads</sup> as follows:-  
A person shall <sup>not</sup> be entitled solely by reason of a permission or approval under this section to carry out any development.

Our Ref: PL 6/5/85804  
P.A. Reg. Ref: 91A/314

212

*PA*

An Bord Pleanála



*12/8*

Floor 3 Blocks 6 & 7  
Irish Life Centre  
Lower Abbey Street  
Dublin 1  
tel (01) 728011

The Secretary,  
Dublin County Council,  
Planning Department,  
Block 2,  
Irish Life Centre.

Date: 12 AUG 1991

Appeal re: Retention of (1) new boundary wall at side (2) bicycle shed and covered passage at side (3) new front boundary with widened access (4) enclosing of existing porch at 66 Knockaire, Knocklyon Road, Templeogue, County Dublin.

Dear Sir/Madam,

An order has been made by An Bord Pleanála dismissing the above mentioned appeal under section 16(1) of the Local Government (Planning and Development) Act, 1983. A copy of the order is enclosed.

Yours faithfully,

*Suzanne Lacey*  
Suzanne Lacey



13 AUG 91

Encl.

BP 402

AN BORD PLEANÁLA

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

County Dublin

Planning Register Reference Number: 91A/314

WHEREAS on the 16th day of May, 1991 Nancy Herlihy of "Knockaire", Knocklyon Road, County Dublin appealed to An Bord Pleanála against the decision made on the 6th day of May, 1991, by the Council of the County of Dublin to grant subject to conditions a permission to K. Doherty care of W.D.C. White and Associates of 8 Grove Park Avenue, Glasnevin, Dublin for the retention of a new boundary wall at side, bicycle shed and covered passage at side, new front boundary wall with widened access and enclosure of an existing court at 66 Knockaire, Knocklyon Road, Templeogue, County Dublin:

AND WHEREAS, having considered the grounds of appeal which relate to the question of title to land, the Board is of opinion that the appeal is without substance or foundation:

NOW THEREFORE An Bord Pleanála, in exercise of the powers conferred on it by subsection (1) of section 16 of the Local Government (Planning and Development) Act, 1983, hereby dismisses the said appeal.



*Ann Con. Quinn*

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

Dated this 12<sup>th</sup> day of August, 1991.



An Bord Pleanála,  
Floor 3,  
Blocks 6 & 7,  
Irish Life Centre,  
Lower Abbey St.,  
Dublin 1.

Our Ref: 91A/314

Your Ref.: PL6/5/85804

2 July 1991

Re: Proposed (1) new boundary wall at side; (2) bicycle shed and covered passage at side; (3) New front boundary wall with widened access; (4) enclosing of existing porch at 66 Knockair, Knocklyon Road, Templeogue for K. Doherty.

Dear Sir/Madam,

I refer to your letter of 10th June, 1991 and should be obliged if you would forward a copy of the map referred to which we do not appear to have received.

Yours faithfully,

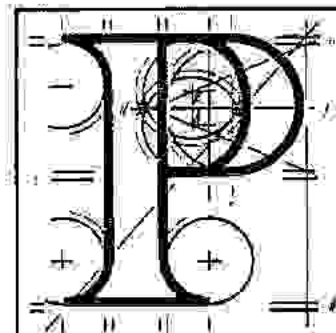
  
\_\_\_\_\_  
for Principal Officer.

Our Ref: PL 6/5/85804  
P.A. Reg. Ref: 91A/314

*Handwritten initials and date:*  
14/6

*Handwritten initials:*  
JK

An Bord Pleanála



Floor 3 Blocks 6&7  
Irish Life Centre  
Lower Abbey Street  
Dublin 1  
tel (01) 728011

The Secretary,  
Dublin County Council,  
Planning Department,  
Block 2,  
Irish Life Centre.

Date: 10th June 1991.

Appeal re: Retention of (1) new boundary wall at side (2) bicycle shed and covered passage at side (3) new front boundary with widened access (4) enclosing of existing porch at 66 Knockaire, Knocklyon Road, Templeogue, County Dublin.

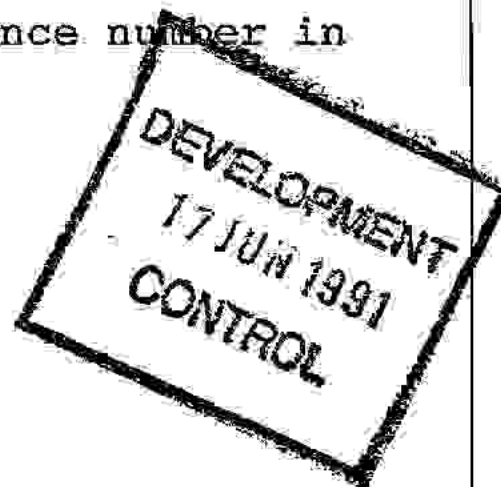
*Handwritten notes:*  
A Doyle  
Please ask for maps  
referred to  
6/7/91

Dear Sir/Madam,

Enclosed for your information is a copy of a letter received by the Board in relation to the above-mentioned appeal.

Please quote the above appeal reference number in any further correspondence.

Yours faithfully,



*Signature of Suzanne Lacey*  
Suzanne Lacey

12 JUN 91

Encl.

BP 555

Phone 945495

"Knockaire"  
Knockiyon Road,  
Dublin 16

June 6th '9 .

An Bord Pleanála.

Copy of letter sent to Dublin Co Council April 9th '9 .

Dear Sir,

Enclosed letters and map referring to the boundary between my property and site 66 Knockaire. As you can see, my boundary line is a straight line back to front . As a matter of fact my neighbours had already pushed in a few feet on the front to widen entrance. They now have taken a few feet on the side to suit their new project.

I cannot see how Mr Carclan has any authority to define the boundary as he sold the property to us sixteen years ago.

This is the basis of my appeal against planning. The new boundary was put up without any consultation between me and residents of no.66.

Yours Faithfully ,

Mrs N. Herlihy.



Phone 945495

"Knockaire"  
Knocklyon Road,  
Dublin 16.

J. No. 6th '9..

An Bord Pleanála

Dear Sir

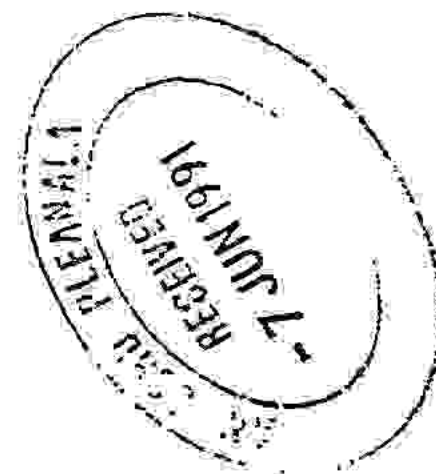
One of the maps that I have suggest to me that the boundary of my property is any other than the continuation of the existing wall, before you undertook to build inside that line recently. I would like to know how Mr Carolan came up with his decision. I am making further inquiries to see if I can clarify the matter as soon as possible.

Yours Faithfully,

Mrs M. Herlihy.

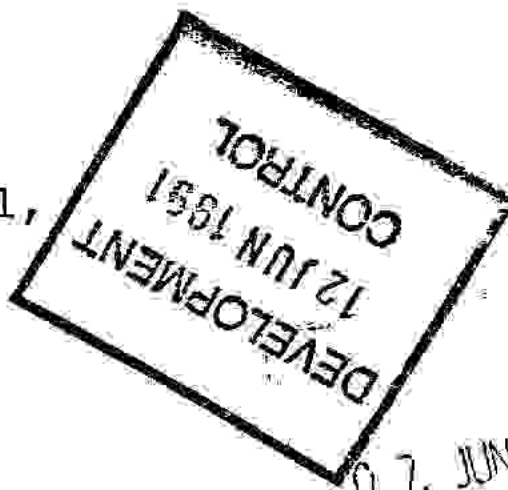
Copy of letter sent to Mr & Mrs Doherty

Feb. 26th '9..



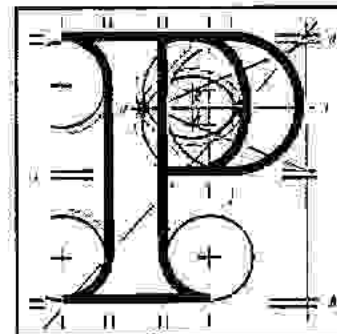
Our Ref: PL 6/5/85804  
P.A. Reg. Ref: 91A/314

The Secretary,  
Dublin County Council,  
Planning Department,  
Block 2,  
Irish Life Centre.



*As*  
*11/6*

*PK*  
An Bord Pleanála



Floor 3 Blocks 6&7  
Irish Life Centre  
Lower Abbey Street  
Dublin 1  
tel (01) 728011

Date: 4th June 1991.

**Appeal re:** Retention of (1) new boundary wall at side (2) bicycle shed and covered passage at side (3) new front boundary with widened access (4) enclosing of existing porch at 66 Knockaire, Knocklyon Road, Templeogue, County Dublin.

Dear Sir/Madam,

Enclosed for your information is a copy of correspondence received in relation to the above-mentioned appeal. While it is not necessary for you to furnish any comments on the correspondence, you may do so if you wish. Any such comments should be forwarded within twenty-one days of the date of this letter to ensure that they will be taken into consideration in the determination of the appeal.

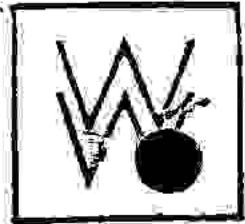
Please quote the above appeal reference number in any further correspondence.

Yours faithfully,

*Suzanne Lacey*  
Suzanne Lacey

Encl.

BP 553



# W.D.C. WHITE & ASSOCIATES

F.I.Arch.S.

Telephone

343692

Fax

342227

**BUILDING AND PLANNING CONSULTANT**

**8 GROVE PARK AVENUE . GLASNEVIN . DUBLIN 11**

your ref:

PL 6/5/85804

P.A. Ref: 91a/314

our ref:

WW/NL

date:

21st May 1991

For the attention of  
Ms Miriam Baxter  
An Bord Pleanála  
Irish Life Centre  
Dublin 1



Re:

- Retention of (1) New Boundary Wall at side  
(2) Bicycle shed and covered passage at side  
(3) New front boundary with widened access  
(4) Enclosing of existing porch

at 66 Knockaire Knocklyon Road Templeogue  
Mr & Mrs Kevin Doherty

A Chara

Replying to your letter of the 20th inst I herewith enclose copy of letter from Mr Brendan Carolan Building Contractor who built all of the houses surrounding "Knockaire" bungalow;

We trust that this information may be of assistance to you in this matter

Yours faithfully

William D.C. White F.I.ARCH.S.

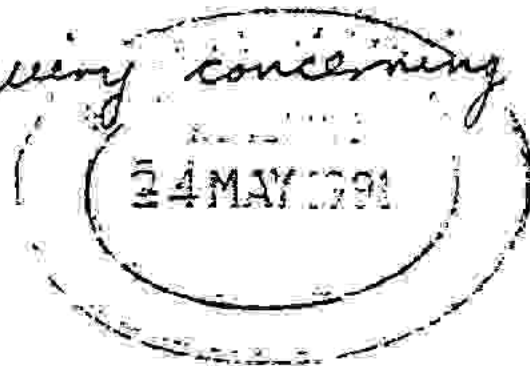
Phone 071 609 7410 Fax 700 4863

227 Holloway Road  
LONDON N7 8HG

Nov. 19/90

Dear Mr. + Mrs. Doherty.

In regard to your inquiry concerning  
the Boundary of your Property.



This is as follows:—

To whomsoever it concerns.

- 1 The hedge is the boundary point, in fact.
- 2 Your property no. 66 extends to the edge of the hedge - discounting any minor irregularities of the planted hedge - It was deemed as the natural boundary.
- 3 Therefore viewed from the front the land directly to the right of the hedge between no. 66. and the Knockaire Bungalow belongs to no. 66. as a matter of record.

I do hope this clears up the matter.

Yours Sincerely

Brendan Leary

COMHAIRLE CHONTAE ATHA CLIATH

Tel.: 724755  
Ext. 268/269

Planning Department,  
Irish Life Centre,  
Lr. Abbey Street,  
Dublin 1.

Your Ref.: PL6/5/85804  
Our Ref.: 91A/314

29 May 1991

An Bord Pleanála,  
Blocks 6 and 7,  
Irish Life Centre,  
Lr. Abbey Street,  
Dublin 1.

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1983

Proposal: Proposed (1) New boundary wall at side; (2) bicycle shed and covered passage at side; (3) New front boundary wall with widened access; (4) enclosing of existing porch at 66 Knockair, Knocklyon Road, Templeogue

Applicant: K. Doherty

Dear Sir,

With reference to your letter dated 20th May, 1991 I enclose herewith:-

- (1) & (2) A copy of the application which indicated the applicant's interest in the land or structure.
- (3) A copy of the public notice given, i.e. Evening Herald, 7th March, 1991.
- (4) The plan(s) received from the applicant on 8th March, 1991.
- (6) & (7) A certified copy of Manager's Order P/1778/91, dated 6th May, 1991 together with technical reports in connection with the application.

Yours faithfully,

M. Murtagh  
for Principal Officer.

Encls.

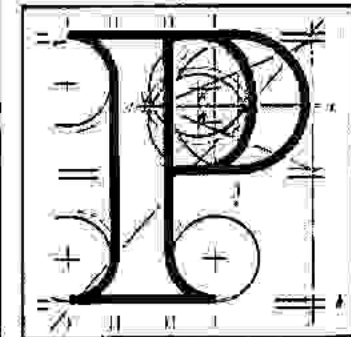


Our Ref: PL 6/5/85804  
our Ref: 91a/314

*pk*

*He  
up*

An Bord Pleanála



Floor 3 Blocks 6 & 7  
Irish Life Centre  
Lower Abbey Street  
Dublin 1  
tel (01) 728011

Dublin County Council,  
Planning Department,  
Block 2,  
Irish Life Centre.

22 MAY 91

Date: 20th May 1991

**Planning authority decision re:** Retention of (1) new boundary wall at side (2) bicycle shed & covered passage at side (3) new front boundary with widened access and (4) enclosing of existing porch at 66 Knockaire, Knocklyon Road, Templeogue, County Dublin.

Dear Sir/Madam,

Enclosed is a copy of an appeal under the Local Government (Planning and Development) Acts, 1963 to 1990, in relation to the above-mentioned decision. So that consideration of the appeal may proceed, you are requested to forward to the Board within two weeks:

- (1) The application made to the planning authority.
- (2) Particulars of the applicant's interest in the land or structure, as supplied to the planning authority.
- (3) A copy of the public notice, whether published in a newspaper or on the site.
- (4) Any drawings, maps, particulars, information, evidence or written study received or obtained from the applicant, including the ordnance survey number.
- (5) Copies of requests (if any) to the applicant for further information relating to the application under appeal and copies of reply and documents (if any) submitted in response to such requests.
- (6) A certified copy of the relevant Manager's Order.
- (7) Copies of any technical or other reports relevant to the decision on the application.
- (8) Particulars and relevant documents relating to previous decisions affecting the same site or relating to applications for similar development close by.

Please note that the other party/parties to the appeal are being notified that copies of the planning authority documents relevant to the decision which gave rise to the above-mentioned appeal will be available for inspection at your offices after the expiration of a period of fourteen days from the date of this letter. It would be appreciated if parties could be facilitated in this regard.

Copies of the representations or observations made to the planning authority in relation to the application should not be sent to the Board. It is assumed that the planning authority has notified observers of the decision made and of the right of appeal.

The planning authority may make to the Board, in writing, such observations on the appeal as it thinks fit. Where practicable, any such observations should be submitted with the documents listed above but the furnishing of the documents should not be held up until observations are available. In any event, to ensure that they will be taken into account in the determination of the appeal, any such observations should be furnished within one month of the date of this letter.

Please quote the above appeal reference number in any further correspondence.

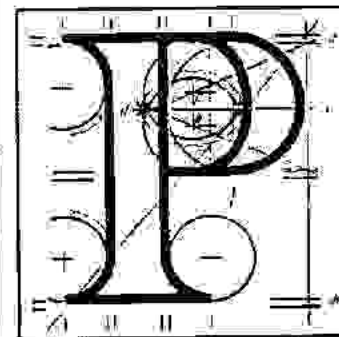
Yours faithfully,

  
Miriam Baxter.

Encl.

BP 005

## An Bord Pleanála



Floors 6 & 7  
Irish Life Centre  
Lower Abbey Street  
Dublin 1  
tel (01) 728011

Phone 945495

"Knockaire"  
Knocklyon Road,  
Dublin 16.

15/5/91

Dear Sir

I wish to appeal this planning permission as I am sure the person in question has encroached on my property approx 2m ft. (1) New boundary wall at side - I am waiting clarification of my site boundary from architect - solicitor and until such time as it is agreed I think you should withhold planning permission. Enclosed cheque to cover fee £50.

Yours faithfully  
Mrs A. Holby

AN DDPD RECEIPT
Received <u>16/5/91</u>
<u>£50</u> cheq
Receipt No. <u>823135</u>

# DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

PLANNING DEPARTMENT,  
BLOCK 2,  
IRISH LIFE CENTRE,  
LR. ABBEY STREET,  
DUBLIN 1.

## Notification of Decision to Grant Permission/Approval

### Local Government (Planning and Development) Acts, 1963-1983

To ..... W.D.C. White & Associates, .....  
..... 8 Grove Park Avenue, .....  
..... Glasnevin, .....  
..... Dublin 11, .....  
Applicant: ..... K. Doherty, .....

Decision Order P/1778/91 - 6.5.1991  
Number and Date .....  
Register Reference No. 91A/0314  
Planning Control No. ....  
Application Received on .....

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/Approval for:-

- (1) New boundary wall at side (2) Bicycle shed and covered passage at side (3) New front boundary wall with widened access (4) Enclosing of existing porch at 66 Knockair, Knocklyon Road, Templeogue.

#### SUBJECT TO THE FOLLOWING CONDITIONS

CONDITIONS	REASONS FOR CONDITIONS
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.	1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.
2. That all external finishes harmonise in colour and texture with the existing premises.	2. In the interest of visual amenity.
3. That the entire premises be used as a single dwelling unit.	3. To prevent unauthorised development.

NOTE: (1) This permission does not imply any consent or approval for the structural stability and/or habitability of the works carried out.  
NOTE: (2) The attention of the applicant is drawn to Section 26(II) of the Local Government (Planning and Development) Acts, 1963, which states as follows:- A person shall not be entitled solely by reason of a permission or approval under this section to carry out any development.

Signed on behalf of the Dublin County Council .....

*[Signature]*  
For Principal Officer

Date ..... 6th May, 1991.

**IMPORTANT: Turn overleaf for further information**

CONDITIONS	REASONS FOR CONDITIONS

**NOTE:**

If there is no appeal to An Bord Pleanála 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 appeal. If every appeal made in accordance with the Acts has been withdrawn, the Council will grant the PERMISSION/APPROVAL after the withdrawal.

An appeal against the decision may be made to An Bord Pleanála. 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 the decision.

An appeal shall be in writing and shall state the subject matter and grounds of the appeal. It should be addressed to:—  
An Bord Pleanála, Blocks 6 and 7, Irish Life Centre, Lower Abbey Street, Dublin 1.

(1) An appeal lodged by an applicant or his agent with An Bord Pleanála will be invalid unless accompanied by a fee of £36 (Thirty-six Pounds). (2) A party to an appeal making a request to An Bord Pleanála for an Oral Hearing of an appeal must, *in addition* to (1) above, pay to An Bord Pleanála a fee of £36 (Thirty-six Pounds). (3) A person who is not a party to an appeal must pay a fee of £10 (Ten Pounds) to An Bord Pleanála when making submissions or observations to An Bord Pleanála in relation to an appeal.

Approval of the Council under Building Bye-Laws must be obtained 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.

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



Bloc 2, Ionad Bheatha na hEireann,  
Block 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/0314

Date : 11th March 1991

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

Dear Sir/Madam,

DEVELOPMENT : (1) New boundary wall at side (2) Bicycle shed and covered passage at side (3) New front boundary wall with widened access (4) Enclosing of existing court

LOCATION : 66 Knockaire, Knocklyon Road, Templeogue

APPLICANT : K. Doherty

APP. TYPE : PERMISSION

With reference to above, I acknowledge receipt of your application received on 8th March 1991.

Yours faithfully,

.....

PRINCIPAL OFFICER

W.D.C. White & Associates,  
8 Grove Park Avenue,  
Glasnevin,  
Dublin 11.



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 ..... 66 KNOCKAIRE KNOCKLYON ROAD TEMPLEGUE Co.DUBLIN  
(If none, give description sufficient to identify).....

3. Name of applicant (Principal not Agent)..... KEVIN DOHERTY  
Address..... 66 KNOCKAIRE KNOCKLYON ROAD TEMPLEGUE Co.DUBLIN..... Tel. No. 944399

4. Name and address of ..... W.D.C.WHITE & ASSOCIATES F.LArch.S. 8 GROVE PARK AVENUE GLASNEVIN DUBLIN 11  
person or firm responsible for preparation of drawings ..... Tel. No. 343692 OR 342227

5. Name and address to which ..... W.D.C.WHITE & ASSOCIATES 8 GROVE PARK AVENUE GLASNEVIN DUBLIN 11  
notifications should be sent

6. Brief description of ..... RETENTION OF (1) NEW BOUNDARY WALL AT SIDE (2) BICYCLE SHED & COVERED PASSAGE AT  
proposed development ..... SIDE (3) new front boundary wall with widened access (4) enclosing of existing porch.....

7. Method of drainage ..... MAINS ..... 8. Source of Water Supply ..... MAINS

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

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

11.(a) Area of Site ..... 416 ..... Sq. m.  
(b) Floor area of proposed development ..... N 34131 ..... Sq. m.  
(c) Floor area of buildings proposed to be retained within site ..... Sq. m.

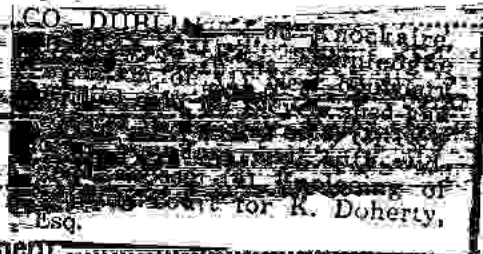
12.State applicant's legal interest or estate in site ..... LEASEHOLD  
(i.e. freehold, leasehold, etc.)

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

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

15.List of documents enclosed with ..... PLANNING ADVERTISEMENT "EVENING HERALD" THUR. 2th MARCH 1991  
application. .... PLANS IN QUADRUPPLICATE

PLANNING APPLICATION FEE



16.Gross floor space of proposed development (See back) ..... Sq. m.

No of dwellings proposed (if any) ..... 1 ..... Class(es) of Development ..... DOMESTIC IMPROVEMENTS  
Fee Payable £..... 26 ..... Basis of Calculation .....  
If a reduced fee is tendered details of previous relevant payment should be given

Signature of Applicant (or his Agent) ..... William D. White ..... Date ..... 8th, MARCH 1991.

Application Type ..... P ..... FOR OFFICE USE ONLY  
Register Reference ..... 91A/0314  
Amount Received £..... 22-10 ..... 2.8.0  
Receipt No .....  
Date .....



Er  
Herald  
7/3/91

**LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) REGULATIONS 1977 to 1984.**

Outline of requirements for applications for permission or Approval under the Local Government (Planning & Development) Acts 1963 to 1983. The Planning Acts and Regulations made thereunder may be purchased from the Government Publications Office, Sun Alliance House, Molesworth Street, Dublin 2.

1. Name and Address of applicant.
2. Particulars of the interest held in the land or structure, i.e. whether freehold, leasehold, etc.
3. The page of a newspaper, circulating in the area in which the land or structure is situate, containing the required statutory notice. The newspaper advertisement should state after the heading Co. Dublin.
  - (a) The address of the structure or the location of the land.
  - (b) The nature and extent of the development proposed. If retention of development is involved, the notice should be worded accordingly. Any demolition of habitable accommodation should be indicated.
  - (c) The name of the applicant.

**NB. Applications must be received within 2 weeks from date of publication of the notice.**
4. Four (4) sets of drawings to a stated scale must be submitted. Each set to include a layout or block plan, proposed and existing services to be shown on this drawing, location map, and drawings of relevant floor plans, elevations, sections, details of type and location of septic tank (if applicable) and such other particulars as are necessary to identify the land and to describe the works or structure to which the application relates (new work to be coloured or otherwise distinguished from any retained structures). Buildings, roads, boundaries and other features bounding the structure or other land to which the application relates shall be shown on site plans or layout plans. The location map should be of scale not less than 1: 2500 and should indicate the north point. The site of the proposed development must be outlined in red. Plans and drawings should indicate the name and address of the person by whom they were prepared. Any adjoining lands in which the applicant has an interest must be outlined in blue.
5. In the case of a proposed change of use of any structure or land, requirements in addition to 1, 2, & 3 are:
  - (a) a statement of the existing use and the proposed use, or, where appropriate, the former use and the use proposed.
  - (b) (i) Four (4) sets of the drawings to a stated scale must be submitted. Each set to consist of a plan or location map (marked or coloured in red so as to identify the structure or land to which the application relates) to a scale of not less than 1:2500 and to indicate the North point. Any adjoining lands in which the application has an interest must be outlined in blue.
    - (ii) A layout and a survey plan of each floor of any structure to which the application relates.
  - (c) Plans and drawings should indicate the name and address of the person by whom they were prepared.
6. Applications should be addressed to: Dublin County Council, Planning Department, Irish Life Centre, Lr. Abbey Street, Dublin 1, Tel. 724755.

**SEPTIC TANK DRAINAGE:** Where drainage by means of a septic tank is proposed, before a planning application is considered, the applicant may be required to arrange for a trial hole to be inspected and declared suitable for the satisfactory percolation of septic tank effluent. The trial hole to be dug seven feet deep at or about the site of the septic tank. Septic tanks are to be in accordance with I.I.R.S. S.R. 6:75.

**INDUSTRIAL DEVELOPMENT:**

The proposed use of an industrial premises should, where possible, be stated together with the estimated number of employees, (male and female). Details of trade effluents, if any, should be submitted.

Applicants to comply in full with the requirements of the Local Government (Water Pollution) Act, 1977 in particular the licencing provisions of Sections 4 and 16.

PLANNING APPLICATIONS

CLASS NO.	DESCRIPTION	FEE
1.	Provision of dwelling — House/Flat.	£32.00 each.
2.	Domestic extensions/other improvements;	£16.00
3.	Provision of agricultural buildings (See Regs.)	£40.00 minimum
4.	Other buildings (i.e. offices, commercial, etc.)	£1.75 per sq. metre (Min. £40.00)
5.	Use of land (Mining, deposit or waste)	£25.00 per 0.1 ha (Min £250.00)
6.	Use of land (Camping, parking, storage)	£25.00 per 0.1 ha (Min. £40.00)
7.	Provision of plant/machinery/tank or other structure for storage purposes	£25.00 per 0.1 ha (Min. £100.00)
8.	Petrol Filling Station.	£100.00
9.	Advertising Structures.	£10.00 per m <sup>2</sup> (min £40.00)
10.	Electricity transmission lines.	£25.00 per 1,000m (Min. £40.00)
11.	Any other development.	£5.00 per 0.1 ha (Min. £40.00)

BUILDING BYE-LAW APPLICATIONS

CLASS NO.	DESCRIPTION	FEE
A.	Dwelling (House/Flat)	£55.00 each
B.	Domestic Extension (improvement/alteration)	£30.00 each
C.	Building — Office/Commercial Purposes	£3.50 per m <sup>2</sup> (min. £70.00)
D.	Agricultural Buildings/Structures	£1.00 per m <sup>2</sup> in excess of 300 sq. metres (min. - £70.00) (Max. - £300.00)
E.	Petrol Filling Station	£200.00
F.	Development or Proposals not coming within any of the foregoing classes.	£9.00 per 0.1 ha (£70.00 min.)
		Min. Fee £30.00 Max. Fee £20,000

Cheques etc. should be made payable to: Dublin County Council.

Gross Floor space is to be taken as the total floor space on each floor measured from the inside of the external walls.

For full details of Fees and Exemptions see Local Government (Planning and Development) (Fees) Regulations 1984.



COMHAIRLE CHONTAE ATHA CLIATH

DUBLIN COUNTY COUNCIL

46/49 UPPER O'CONNELL STREET  
DUBLIN 1.

Issue of this receipt is not an  
acknowledgment that the fee  
tendered is the prescribed application  
fee. N 34131

PAID BY  
CASH  
CHECK  
W.O.  
B.L.  
I.T.

£ 10.00

Received this

11

day of

March

19 91

from

Mr & Mrs White

2200 Park Ave

Glasgow

the sum of

ten

Pounds

Pence, being

100 ten

plus application at 66 increased

Robert White

Cashier

S. CAREY  
Principal Officer

Phone 071 609 7410 Fax 700 4863  
227 Holloway Road  
LONDON N7 8HG

Nov. 19/90

Dear Mr. & Mrs. Ooherty.

In regard to your inquiry concerning  
the Boundary of your Property.

This is as follows.

To whomsoever it concerns.

DUBLIN COUNTY COUNCIL  
PLANNING, LANDS & REVENUE SECTION

08 MAR 1991

91A/0314

MB

1. The hedge is the boundary point, in fact.
2. Your property no. 66 extends to the edge of the hedge - discounting any minor irregularities of the planted hedge - It was deemed as the natural boundary.
3. Therefore viewed from the front the land directly to the right of the hedge between no. 66. and the Knockaire Bungalow belongs to no. 66. as a matter of record.

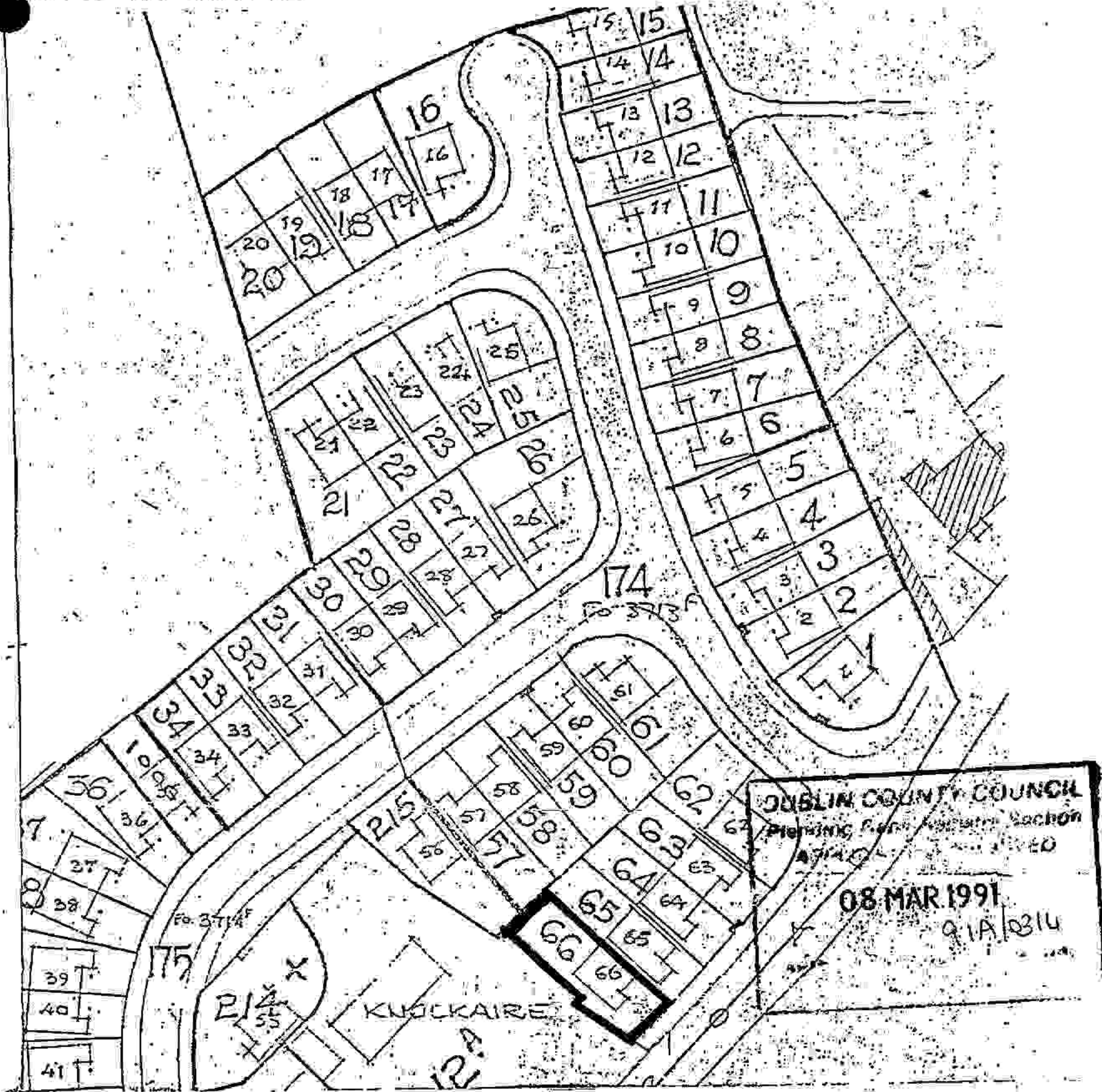
I do hope this clears up the matter.

Yours sincerely

Brendan Conboy

This drawing is copyright.

PART OF O.S. SHEET No.



SITE LOCATION MAP.

SCALE: 1/1250.

W.D.C. WHITE, F. I. Arch. S.,  
8 GROVE PARK AVENUE,  
GLASNEVIN,  
DUBLIN 11.

Telephone: 342227.

NOTE: All dimensions to be checked on site.

T.V. LOUNGE.

PORCH

9" C.P.I. CLONDALKIN OR OTHER APPROVED CONCRETE BLOCKWORK SCUDDED AND RENDERED WOOD FLOAT FINISH WITH RED BRICK CAPPING.

A.J.

R.W.P.A. & G.T.

RED FACING BRICK PIER.

HARDWOOD WINDOW SO ON PRECAST CONCRETE ON BIT. FELT D.P.C. TURN UP AT BACK AND SIDES

9" C.P.I. CLONDALKIN OR OTHER APPROVED CONCRETE BLOCKWORK ON PROPER FOUNDATIONS SCUDDED AND RENDERED AND FINISHED IN ROUGH CAST DASHING WITH RED BRICK CAPPING 6" HIGH.

NOTE : EXISTING SHRUBS TO BE RETAINED AND GARDEN SURFACE COVERED IN CONCRETE PAVIORS TO PROVIDE ADEQUATE OFF-STREET CAR PARKING

RED BRICK PIER.

RED BRICK PIERS  
RED BRICK CAPPING

PLAN.

NOTE: PUBLIC PAVEMENT TO BE DISHED BY LOCAL AUTHORITY PAVING DEPARTMENT AT PROPOSERS EXPENSE.