

EYE LAW APPLICATION FEES

REF. NO.: 91A/857

CERTIFICATE NO.: 17632 B

PROPOSAL: Garage

LOCATION: 1 Kilmashoyne Grove, Walkinstown

APPLICANT: James O'Beirne

	1	2	3	4	5	6	7
CLASS	DWELLINGS/AREA LENGTH/STRUCTURE	RATE	AMT. OF FEE REQUIRED	AMT. LODGED	BALANCE DUE	RED. FEE APPL.	AMT. OF RED. FEE
A	Dwelling (Houses/Flats)	@ £55					
B	Domestic Ext. (Improvement/Alts.)	@ £30	<u>£30</u>	<u>£30</u>	<u>-</u>		
C	Building for office or other comm. purpose	@ £3.50 per M ² or £70					
D	Building or other structure for purposes of agriculture	@ £1.00 per M ² in excess of 300 M ² Min. £70					
E	Petrol Filling Station	@ £200					
F	Dev. of prop. not coming within any of the forgoing classes	£70 or £9 per .1 hect. whichever is the greater					

Column 1 Certified: Signed: _____ Grade: _____ Date: _____

Column 1 Endorsed: Signed: _____ Grade: _____ Date: _____

Columns 2,3,4,5,6 & 7 Certified: Signed: N. Deane Grade: III Date: 5/3/92

Columns 2,3,4,5,6 & 7 Endorsed: Signed: _____ Grade: _____ Date: _____



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

Date : 21st October 1991

Register Reference : 91A/0857

Dear Sir/Madam,

Development : Detached garage and drive

LOCATION : 1 Kilmashogue Grove, Green Park, Walkinstown.

Applicant : J. O'Beirne

App. Type : Additional Information

I wish to inform you that by order dated 17.10.91 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.

Yours faithfully,

John Walsh,
33 Kilmashogue Drive,
Green Park,
Walkinstown.

.....
for PRINCIPAL OFFICER



Bloc 2, Ionad Bheatha na nEireann,
Block 2, Irish Life Centre,
Sraid na Mainistreach Iacht,
Lower Abbey Street,
Baile Atha Cliath 1.
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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.

Anne & Thomas Casey,
5 Kilmashogue Grove,
Greenpark,
Greenhills.

Yours faithfully,

.....
for PRINCIPAL OFFICER



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/0857

Date : 10th July 1991

Dear Sir/Madam,

Development : Detached garage and drive

LOCATION : 1 Kilmashogue Grove, Green Park, Walkinstown.

Applicant : J. O'Beirne

App. Type : PERMISSION/BUILDING BYE-LAW APPROVAL

With reference to the above, additional information was requested in relation to this application on 10.07.91 and particulars of this request have been entered in the Planning Register. The Register is available for inspection at the Planning Department, Irish Life Centre, Dublin 1, during office hours (9 a.m.-12.30 p.m. and 2.15 p.m.-4.30 p.m.)

A certified copy of an entry in the Register may be purchased on request at the public counter at a cost of £5 per entry.

Yours faithfully,

.....L. D.....

FOR PRINCIPAL OFFICER

Anne & Thomas Casey,
5 Kilmashogue Grove,
Greenpark,
Greenhills.



Bloc 2, Ionad Bheatha n-^ohEireann,
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/0857

Date : 10th July 1991

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LOCATION : 1 Kilmashogue Grove, Green Park, Walkinstown.

Applicant : J. O'Beirne

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Yours faithfully,

..........

for PRINCIPAL OFFICER

John Walsh,
33 Kilmashogue Drive,
Green Park,
Walkinstown.

PA

91A/0857
(515)

WLSH

2 July 1991

Dublin Co. Council
Planning Section
Irish Life Center
Lower Abbey st
Dublin 1

5 Kilmashogue Grove
Greenpark
Greenhills
D1

OBJECT

Dear Sir or Madam,

I am writing to object to the proposed building of a detached garage and drive at No 1 Kilmashogue Grove (reference 91A857).

Having viewed the plans, I am of the opinion that the garage is too large a construction to be required purely for domestic purposes. The effects of any business like activity in this area would take away from the residential atmosphere, and make it an unsafe environment for children.

I also feel that the proposed construction interferes with the original layout and open plan outline of the area and hence would only result in devaluation of neighbouring properties.

Yours Sincerely,

Anne & Thomas Casey
Anne and Thomas Casey.

04 JUL 91

91A/0857

498

RECEIVED
-1 JUL 1991
PLANNING DEPT.

PK

33 Kilmashogue Drive,
Green Park,
Walkinstown,
Dublin 12.

01 JUL 91

26th June 1991.

RS
2/7

OBJEC

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

Re : 91A/0857, 1 Kilmashogue Grove, Green Park, Walkinstown /
detached garage and drive / J. O'Beirne.


Dear Sirs,

I wish to object to the planning application at the above named address.

As there is already an existing garage attached to the house, the permission for a new garage and drive, I feel will be used for commercial use as a means of storage space for car repairs.

The entrance to my residence is currently restricted from over parking and this proposed garage will contribute to a totally unacceptable problem to surrounding residents.

I look forward to hearing from you, thanking you in anticipation.

Yours faithfully,

John Walsh.

BYE LAW APPLICATION FEES

REF. NO.: 91A/0857

CERTIFICATE NO.: 15131^B

PROPOSAL: Grass

LOCATION: 1 Kilmashogue Grove, Greenhark Warrinstown

APPLICANT: J O'Brien

	1	2	3	4	5	6	7
CLASS	DWELLINGS/AREA LENGTH/STRUCTURE	RATE	AMT. OF FEE REQUIRED	AMT. LODGED	BALANCE DUE	RED. FEE APPL.	AMT. OF RED. FEE
A	Dwelling (Houses/Flats)	@ £55					
B	Domestic Ext. (Improvement/Alvs.)	@ £30	<u>£30</u>	<u>£30</u>	<u>-</u>		
C	Building for office or other comm. purpose	@ £3.50 per M ² or £70					
D	Building or other structure for purposes of agriculture	@ £1.00 per M ² in excess of 300 M ² Min. £70					
E	Petrol Filling Station	@ £200					
F	Dev. of prop. not coming within any of the foregoing classes	£70 or £9 per .1 hect. whichever is the greater					

Column 1 Certified: Signed: _____ Grade: _____ Date: _____

Column 1 Endorsed: Signed: _____ Grade: _____ Date: _____

Columns 2,3,4,5,6 & 7 Certified: Signed: RUB Grade: S.O Date: 29/5/91

Columns 2,3,4,5,6 & 7 Endorsed: Signed: _____ Grade: _____ Date: _____

91A/0857

CERTIFICATE NO:

25449

PROPOSAL: Garage
 LOCATION: 1 Kilmashogue Grove, Green Park WICKINOWEN
 APPLICANT: J. O. Brien

1	2	3	4	5	6	7
DWELLINGS/AREA LENGTH/STRUCT	RATE	AMT. OF FEE REC.	AMOUNT LOANED	BALANCE DUE	BALANCE DUE	DATE RECEIPT
Dwellings	2252					
	2216	2/16	2/16	—		

Ann 1 Certified: Signed: _____ Date: _____
 Ann 1 Endorsed: Signed: _____ Date: _____
 Items 2, 3, 4, 5, 6 & 7 Certified: Signed:  Date: 29/5/91
 Items 2, 3, 4, 5, 6 & 7 Endorsed: Signed: _____ 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 CHECKED NO: BY
DATED

ENTERED IN CONTRIBUTIONS REGISTER:-

DEVELOPMENT CONTROL ASSISTANT GRADE

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Register Reference : 91A/0857

Date Received : 30th August 1991

Correspondence : Joseph O'Brien,
Name and : 10 Three Rock Close,
Address : Greenpark,
Walkinstown,
Dublin 12.

Development : Detached garage and drive

Location : 1 Kilmashogue Grove, Green Park, Walkinstown.

Applicant : J. O'Beirne

App. Type : Permission

Zoning :

Floor Area : 360 Sq. metres ft

NOB
(NOB/BB)

CONTRIBUTION	
Standard:	<i>Domestic</i>
Ads:	<i>Grange</i>
Serv:	<i>None</i>
John Smith:	<i>None</i>
Other:	<i>ml</i>

Report of the Dublin Planning Officer, dated 2nd October, 1991.

This is an application for permission for a detached garage and drive at 1 Kilmashogue Grove, Green Park, Walkinstown, for J. O'Beirne.

The area in which the site is located is zoned with the objective 'A' - i.e. "to protect and/or improve residential amenity."

The proposal is for a detached domestic garage in the rear garden of 1 Kilmashogue Grove, Greenpark, Walkinstown. The side boundary of the garden joins the cul-de-sac hammer head of Kilmashogue Drive. The wall is built of good quality, dark coloured brick. It is proposed to break this wall to give access to the garage from the hammerhead. There is an existing domestic garage at the front of the property, but to extend it to the size required by the applicant would involve the demolition of an attractive screen wall and the removal of mature plants and shrubs. The niche in the garden where the garage is proposed is awkward and would be well used as a garage.

The hammerhead is fairly small, and confined but would be adequate to take this proposal.

There is an existing pedestrian access onto Limekiln Road, and there is a house facing onto the proposed access, i.e. 37 Kilmashogue Drive. However, that house is quite secluded, with a well screened garden. The additional movement in the cul-de-sac caused by the proposal would be minimal. There is only a narrow kerb at the point of proposed access, not suitable for walking.

I spoke to the applicant on site and was assured that the garage is for domestic purposes only, as he is employed in the Fire Service.

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Reg. Ref: 91A/0857

Page No: 0002

Location: 1 Kilmashogue Grove, Green Park, Walkinstown.

There is no objection in principle to the proposal, but no information had been supplied with regard to the finish of the existing wall, height and elevation to the street, nor material of gates, piers etc.

Additional Information was requested from the applicant on the 10/7/1991 with regard to the following:-

1. The applicant is requested to submit details of elevation to street, including height, materials, roof finish, construction and materials of piers and gates. Applicant is advised that only high quality materials and finish will be acceptable to the Planning Authority.
2. As there is an existing domestic scale garage serving the premises, 1 Kilmashogue Grove, applicant is requested to indicate the reason for requiring a second garage and the use to which it is to be put.

In reply the applicant has submitted an additional plan providing:-

1. The height of the proposed garage to be 10 ft. approx. with a flat felt roof finish. External walls are proposed to be of brick to match the existing screen walls. The entrance gate piers are also proposed to be of brick with gates being hardwood on a metal sub-frame.
2. The need for the proposed garage arises because it is intended that the existing garage will be converted to a downstairs toilet and playroom.

The proposed development is acceptable.

I recommend that a decision to GRANT PERMISSION be made under the Local Government (Planning and Development) Acts, 1963-1990 subject to the following (4) 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. *as amended by additional information lodged 30/2/91*
REASON: To ensure that the development shall be in accordance with the permission and that effective control be maintained.

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Reg. Ref: 91A/0857

Page No: 0003

Location: 1 Kilmashogue Grove, Green Park, Walkinstown.

02 That before development commences, approval under the Building Bye-Laws be obtained and all conditions of that approval be observed in the development.

REASON: In order to comply with the Sanitary Services Acts, 1878-1964.

03 That the external finish of the elevation to the street shall be of brick of a colour which harmonises with that of the existing screen wall.

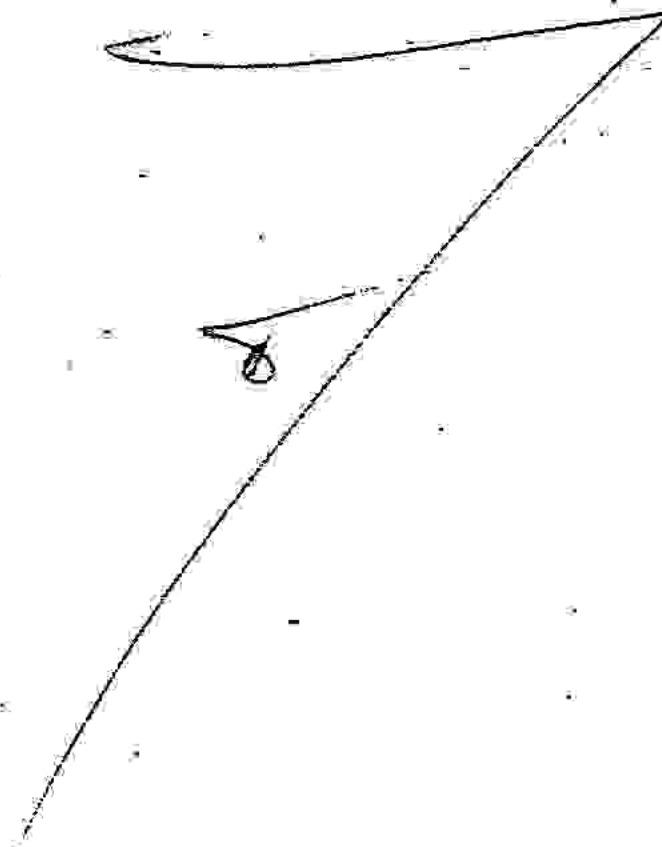
03 REASON: In the interest of the proper planning and development of the area.

04 That the proposed garage shall be used solely for use incidental to the enjoyment of the dwelling house and shall not be used for the carrying on of any trade or business.

REASON: To prevent unauthorised development.

05. That the proposed connection to the public road be carried out as accordance with the requirements of the Area Engineer, Roads Section of the Applicants' reports.
~~Proposed in the report to the~~

05 Reason. In the interest of safety




COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Reg.Ref: 91A/0857

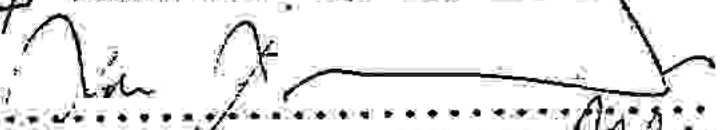
Page No: 0004

Location: 1 Kilmashogue Grove, Green Park, Walkinstown.


.....
for Principal Officer


.....
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 (4) conditions set out above is hereby made.

Dated : 17th October 1991 
.....
ASSISTANT CITY & COUNTY MANAGER. *Approved Officer*

to whom the appropriate powers have been delegated by order of the Dublin City and County Manager dated 4 September, 1991.

16th October

SS only,

DUBLIN COUNTY COUNCIL
PLANNING AND BUILDING CONTROL DEPARTMENT

Senior Engineer,
Sanitary Services Dept.

Register Reference : 91A/0857

Date : 27th May 1991

Development : Detached garage and drive

LOCATION : 1 Kilmashogue Grove, Green Park, Walkinstown.

Applicant : J. O'Beirne

App. Type : PERMISSION/BUILDING BYE-LAW APPROVAL

Planning Officer :

Date Recd. : 24th May 1991

Attached is a copy of the application for the above development. Your report would be appreciated within the next 28 days.

Date received in Sanitary Services .27.JUN.1991..

DUBLIN COUNTY COUNCIL
27 JUN 1991
SAN SERVICES

DUBLIN COUNTY COUNCIL
18 JUL 1991
Returned *[Signature]*

FOUL SEWER

Additional Information Required

- ① Applicant is requested to indicate accurately the line of the Foul Sewer which exists in the vicinity of the proposed garage
- ② Applicant is requested to indicate the distance from this sewer to the nearest part of the proposed garage
- ③ Applicant is requested to supply a site plan on which is indicated the proposed garage and lines of the existing roadways and the outline of the applicants site in red.

SURFACE WATER

NOTE: any land not in the applicants ownership will require the necessary permissions

Additional Information Required

See ①, ②, ③ above — these points also apply to the Surface Water Section.

J. Rice
15/7/91

PLANNING DEPT.
DEVELOPMENT CONTROL SECT
Date .. 19.07.91
Time .. 11.35

Register Reference : 91A/0857

Date : 27th May 1991

ENDORSED _____ DATE _____

WATER SUPPLY *no objection*

J. Hanly N/EEB
28/6/91

ENDORSED *[Signature]* DATE *16/7/91*

PLANNING DEPT.
DEVELOPMENT CONTROL SECT
Date *19.07.91*
Time *12.15*

P/3074/91

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Register Reference : 91A/0857 Date Received : 24th May 1991

Correspondence : Joseph O'Brien,
Name and : 10 Three Rock Close,
Address : Greenpark,
 Walkinstown,
 Dublin 12.

Development : Detached garage and drive

Location : 1 Kilmashogue Grove, Green Park, Walkinstown.

Applicant : J. O'Beirne

App. Type : Permission

Zoning : 'A'

(GB/CM)

Report of the Dublin Planning Officer, dated 28th June, 1991.

This is an application for permission for a detached garage and drive at 1 Kilmashogue Grove, Green Park, Walkinstown, for J. O'Beirne.

The area in which the site is located is zoned with the objective 'A' - i.e. "to protect and/or improve residential amenity."

The proposal is for a detached domestic garage in the rear garden of 1 Kilmashogue Grove, Greenpark, Walkinstown. The side boundary of the garden joins the cul-de-sac hammer head of Kilmashogue Drive. The wall is built of good quality, dark coloured brick. It is proposed to break this wall to give access to the garage from the hammerhead. There is an existing domestic garage at the front of the property, but to extend it to the size required by the applicant would involve the demolition of an attractive screen wall and the removal of mature plants and shrubs. The niche in the garden where the garage is proposed is awkward and would be well used as a garage.

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There is an existing pedestrian access onto Limekiln Road, and there is a house facing onto the proposed access, i.e. 37 Kilmashogue Drive. However, that house is quite secluded, with a well screened garden. The additional movement in the cul-de-sac caused by the proposal would be minimal. There is only a narrow kerb at the point of proposed access, not suitable for walking.

I spoke to the applicant on site and was assured that the garage is for domestic purposes only, as he is employed in the Fire Service.

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

There is no objection in principle to the proposal, but no information has been supplied with regard to the finish of the existing wall, height and elevation to the street, nor material of gates, piers etc.

I recommend that Additional Information be requested from the applicant with regard to the following:-

01 The applicant is requested to submit details of elevation to street, including height, materials, roof finish, construction and materials of piers and gates. Applicant is advised that only the highest quality materials and finish ^{is to} be acceptable to the Planning Authority.

02 As there is a existing domestic scale garage existing the premises 1 Kilmashogue Lane applicant is requested to indicate the reasons for requiring a second garage and the use to which it is to be put.

Richard Carmine SEP

for Dublin Planning Officer 4.7.91

Endorsed:  for Principal Officer

Order: I direct that ADDITIONAL INFORMATION be requested from the applicant for Permission as set out in the above report and that notice thereof be served on the applicant.

Dated: 10 July 1991


APPROVED OFFICER

to whom the appropriate powers have been delegated by order of the Dublin City and County Manager dated ~~19 June 1991~~

B.R. July 1991



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 retention of structures or continuances of uses.

2. Postal address of site or building 1, KILMASHOGUE GROVE, GREENPARK, WALKINSTOWN, D.
(If none, give description sufficient to identify)

3. Name of applicant (Principal not Agent) JAMES OBEIRNE.
Address 1 KILMASHOGUE GROVE, GREENPARK, WALKINSTOWN, D. 12. Tel. No.

4. Name and address of JOSEPH O'BRIEN, 10, THREE ROCK CLOSE, GREENPARK, WALKINSTOWN
person or firm responsible for preparation of drawings DUBLIN 12. Tel. No. 524 300.

5. Name and address to which AS IN 4 ABOVE.
notifications should be sent

6. Brief description of proposed development DETACHED GARAGE.

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.

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

(b) Floor area of proposed development 238 SQ. FT.

(c) Floor area of buildings proposed to be retained within site

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

BYE LAW APPLICATION

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

REC. No. N57484

14. Please state the extent to which the Draft Building Regulations have been taken in account in your proposal: £30.00

15. List of documents enclosed with application. 2 No. COPIES OF DRGS. (SITE LOCATION & SPECS ETC.)

SEE B.B.L. No. 91A.857.

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

No of dwellings proposed (if any) Class(es) of Development

Fee Payable £30.00 Basis of Calculation BYE LAW FEE.

If a reduced fee is tendered details of previous relevant payment should be given

Signature of Applicant (or his Agent) J. O'Brien Date 7th Nov. '91

Application Type B/L

Register Reference 91A/857

Amount Received £

Receipt No

Date

FOR OFFICE USE ONLY

2-20



COMHARLE CHONTAE ÁTHA CLIATH

DUBLIN COUNTY COUNCIL

46/49 UPPER O'CONNELL STREET,
DUBLIN 1.

BYE LAW APPLICATION

REC. No. N 57484

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

£30.00

24th

day of February 19⁹²

Received this from J. & H. O'Beirne

the sum of Thirty Pounds

Pence, being 00 for
by-law application at 1 Kilmeshogue Grove

Maeleen O'Connell Cashier

S. CAREY
Principal Officer Class B

COMHAIRLE CHONTAE ÁTHA CLIATH

PAID BY — DUBLIN COUNTY COUNCIL

46/49 UPPER O'CONNELL STREET,
DUBLIN 1.

BYE LAW APPLICATION

REC. No. N- 57484

- CASH
- CHEQUE
- M.O.
- B.L.
- L.T.

£ 30.00

Received this 24th day of February 1992
 from J. & H. O'Beirne,

the sum of thirty Pounds

by-law application at 1 Kilmashogue Grove

Maeleen Deane Cashier

S. CAREY
Principal Officer Class B

Your Ref: 91A 857.

10, Three Rock Close,
Greenpark,
Walkinstown,

Dublin 12.

7 Nov. '91.

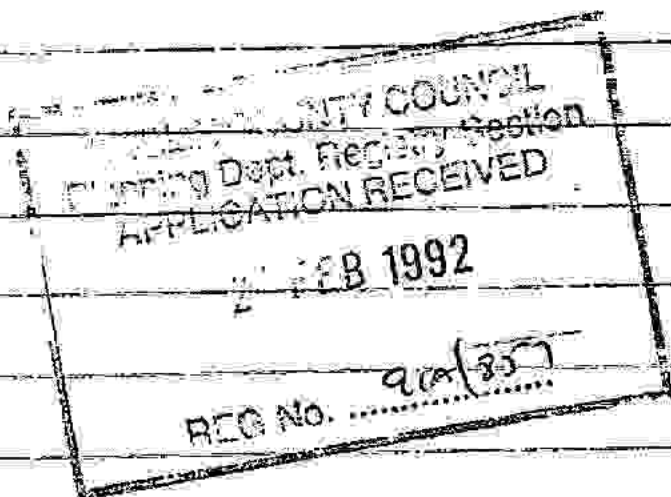
Dear Mr. Carney,

Please find enclosed revised drgs. and
Bye-law application for detached garage at 1, Kilmashogue
grove, Greenpark, Walkinstown, Dublin 12.

You may recall our meeting some weeks
ago, the changes to the location of the proposed garage are
in line with our conversation.

Please refer to your file B.B.L. No.
91A 857, for copies of site location map, specs and
Engineers calculations. I hope this will meet with your
approval,

Yours faithfully,
J. O'Brien.





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

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

Decision Order Number : P/ 4644 /91 Date of Decision : 17th October 1991

Register Reference : 91A/0857

Date Received : 30th August 1991

Applicant : J. O'Beirne

Development : Detached garage and drive

Location : 1 Kilmashogue Grove, Green Park, Walkinstown.

Floor Area : Sq.Metres

Time Extension(s) up to and including :

Additional Information Requested/Received :100791//300891

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:- ...⁴...ATTACHED.

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


for Principal Officer

Date: ...18/10/91...

Joseph O'Brien,
10 Three Rock Close,
Greenpark,
Walkinstown,
Dublin 12.

NOTES

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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.

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5. Approval of the Council under the 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.

Reg.Ref. 91A/0857
Decision Order No. P/ 4644 /91
Page No: 0002



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

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, as amended by additional information received on 30.08.91 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 before development commences, approval under the Building Bye-Laws be obtained and all conditions of that approval be observed in the development.

REASON: In order to comply with the Sanitary Services Acts, 1878-1964.

03 That the external finish of the elevation to the street shall be of brick of a colour which harmonises with that of the existing screen wall.

03 REASON: In the interest of the proper planning and development of the area.

04 That the proposed garage shall be used solely for use incidental to the enjoyment of the dwelling house and shall not be used for the carrying on of any trade or business.

REASON: To prevent unauthorised development.

05 That the proposed connection to the public road be carried out in accordance with the requirements of the Area Engineer, Roads Section, at the applicants expense.

REASON: In the interest of safety.

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5. Approval of the Council under the 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/0857

Date : 3rd September 1991

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

Dear Sir/Madam,

DEVELOPMENT : Detached garage and drive

LOCATION : 1 Kilmashogue Grove, Green Park, Walkinstown.

APPLICANT : J. O'Beirne

APP. TYPE : Additional Information

With reference to the above, I acknowledge receipt of additional information received on 30th August 1991.

Yours faithfully,

.....
for PRINCIPAL OFFICER

Joseph O'Brien,
10 Three Rock Close,
Greenpark,
Walkinstown,
Dublin 12.

91A/0857

1.4.0

A.1.

10, Three Rock Close,

Greenpark,

Walkeinstown

Dublin 12.

29 Aug '91.

ADDITIONAL INFORMATION.

RE DUBLIN COUNTY COUNCIL
Planning Dept. Registry Section
APPLICATION RECEIVED

30 AUG 1991

RECEIVED

30 AUG 91

DUBLIN COUNTY COUNCIL
PLANNING

REG No. 91A/0857.

Dear Sir, Madam,

Please find enclosed additional

information requested by you regarding your reg. ref.

no. 91A/0857. Hoping this meets with your

approval, if you require any further information

and a phone call would suffice, I can be

contacted at 524300. The proposed garage is

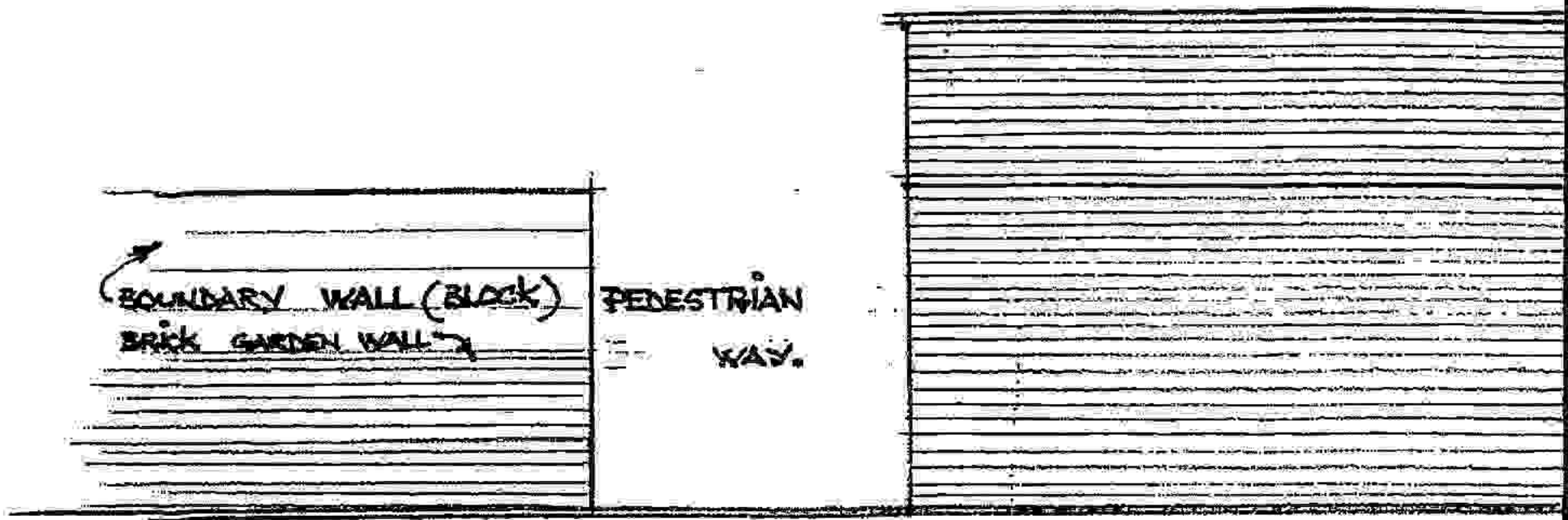
for private, - domestic purposes as the existing

garage will in the near future be the subject

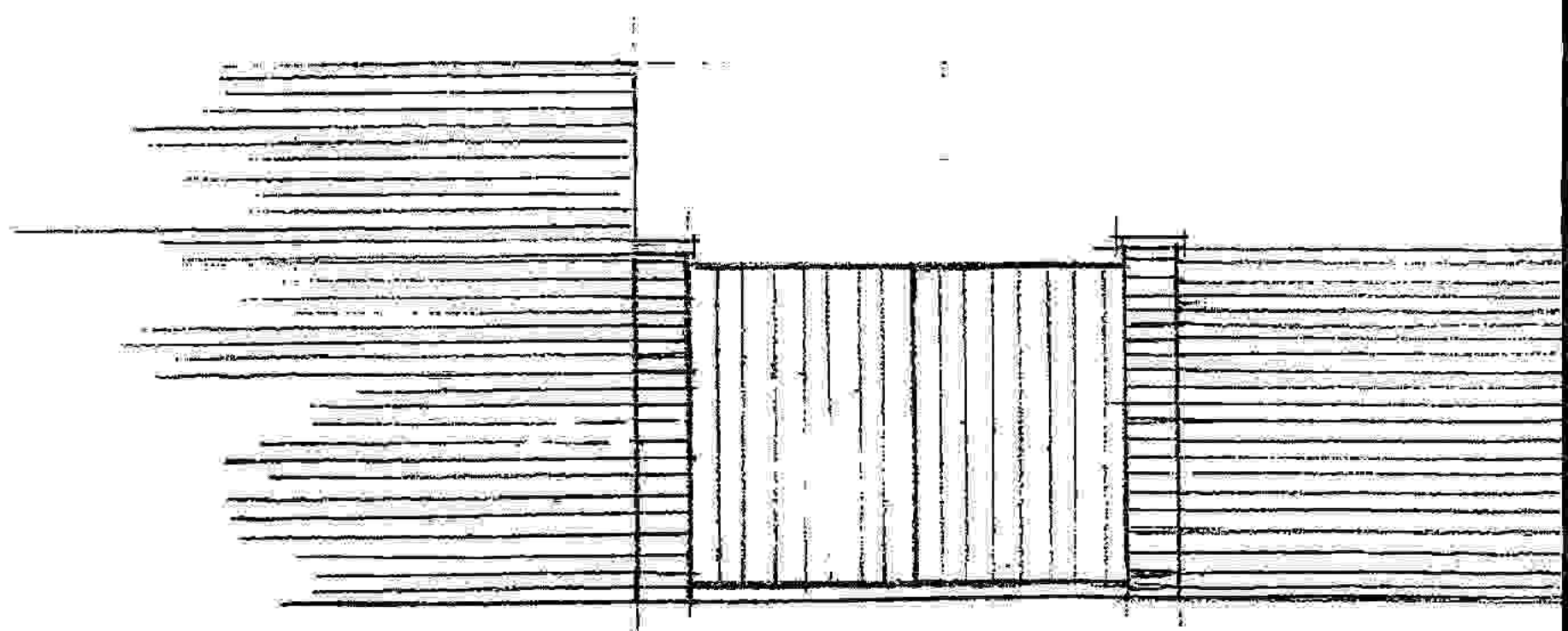
of a change of use application, to downstairs

toilet and playroom,

Yours faithfully,
J. O'Brien.



ELEVATION TO GARAGE WALL.



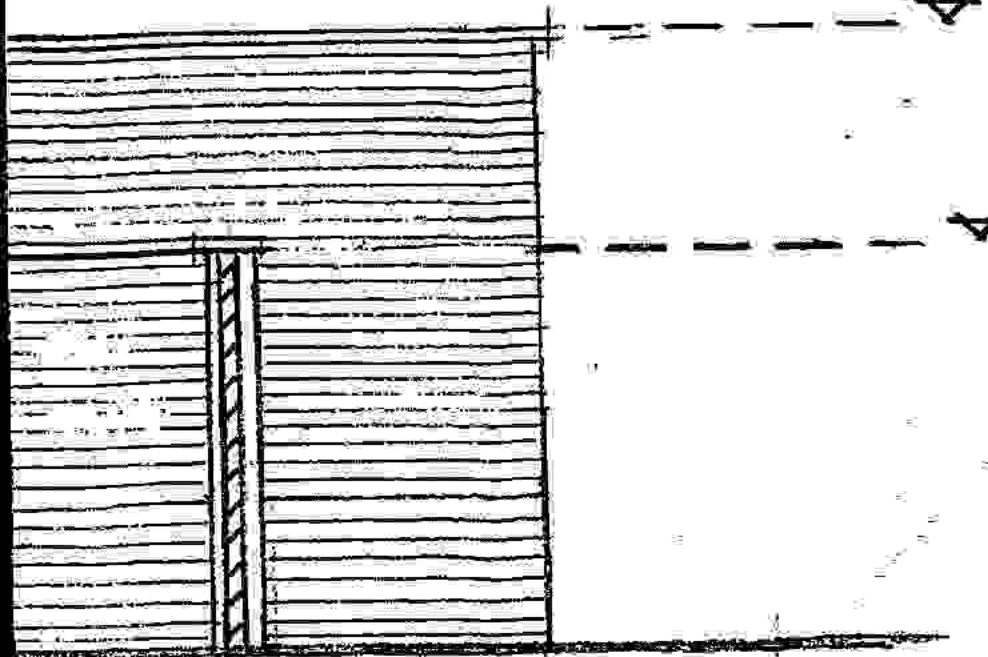
ELEVATION TO ENTRANCE.

PROPOSED ROOF TO BE FINISHED IN FELT &
WITH STONE CHIPPINGS MIN 3/4" THICK.

PROPOSED GARAGE HEIGHT
TO BE 10' 0" (APPROX.)

EXISTING BOUNDARY WALL (BRICK.)
6' 4" HIGH.

GARAGE WALL ADJOINING EXIST
BRICK WALL TO BE OF BRICK
TO MATCH EXISTING



DUBLIN COUNTY COUNCIL
Planning Dept. Registry Section
APPLICATION RECEIVED

30 AUG 1991

REG No. 9/A/0857.

PROPOSED PIERS TO BE BRICK AS
EXISTING

ENTRANCE GATES TO CONSTRUCTED OF
HARDWOOD SHEETING ON METAL SUB-FRAME
WITH VARNISH FINISH.

ELEVATIONS OF PROPOSED GARAGE
AT KILMASHOGUE GROVE, GREENPARK,
WALKINSTOWN, DUBLIN 12.

1/4" TO 1 FT.



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

Decision Order Number : P/ 3074 /91 Date of Decision : 10th July 1991

Register Reference : 91A/0857 Date Received : 24th May 1991

Applicant : J. O'Beirne

Development : Detached garage and drive

Location : 1 Kilmashogue Grove, Green Park, Walkinstown.

Dear Sir/Madam,

With reference to your planning application, received here on 24.05.91 in connection with the above, I wish to inform you, that before the application can be considered under the Local Government (Planning and Development) Acts 1963 - 1990, the following additional information must be submitted in quadruplicate:-

01 The applicant is requested to submit details of elevation to street, including height, materials, roof finish, construction and materials of piers and gates. Applicant is advised that only high quality materials and finish will be acceptable to the Planning Authority.

02 As there is an existing domestic scale garage serving the premises, 1 Kilmashogue Grove, applicant is requested to indicate the reason for requiring a second garage and the use to which it is to be put.

Please mark your reply "ADDITIONAL INFORMATION" and quote the Reg. Ref. No. given above.

Yours faithfully,


.....
PRINCIPAL OFFICER

Date : 10/7/91

Joseph O'Brien,
10 Three Rock Close,
Greenpark,
Walkinstown,
Dublin 12.

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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/0857

Date : 27th May 1991

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

Dear Sir/Madam,

DEVELOPMENT : Detached garage and drive

LOCATION : 1 Kilmashogue Grove, Green Park, Walkinstown.

APPLICANT : J. O'Beirne

APP. TYPE : PERMISSION/BUILDING BYE-LAW APPROVAL

With reference to above, I acknowledge receipt of your application received on 24th May 1991.

Yours faithfully,

.....
PRINCIPAL OFFICER

Joseph O'Brien,
10 Three Rock Close,
Greenpark,
Walkinstown,
Dublin 12.



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 1 KILMASHOGUE GROVE, GREENPARK, WALKINSTOWN,
(If none, give description sufficient to identify)..... DUBLIN 12.

3. Name of applicant (Principal not Agent)..... JAMES OBEIRNE
Address..... AS 2 ABOVE..... Tel. No.....

4. Name and address of JOSEPH O'BRIEN, 10 THREE ROCK CLOSE, GREENPARK, WALKINSTOWN,
person or firm responsible for preparation of drawings DUBLIN 12..... Tel. No 524300.

5. Name and address to which AS IN 4 ABOVE.....
notifications should be sent BYE-LAW APPLICATION

6. Brief description of
proposed development DETACHED GARAGE.....

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 DOMESTIC.....
or use when last used..... 24 MAY 91

(b) Proposed use of each floor DOMESTIC.....

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

Irish Press
14/5/91

11. (a) Area of Site 5,320 SQ. FT. APPROX. Sq. m.

(b) Floor area of proposed development 360 SQ. FT APPROX. Sq. m.

(c) Floor area of buildings proposed to be retained within site 1,660 SQ. FT APPROX. Sq. m.

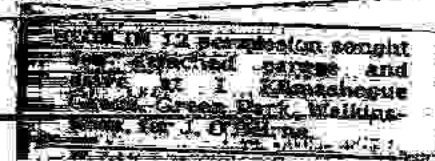
12. State applicant's legal interest or estate in site (i.e. freehold, leasehold, etc.) FREEHOLD.....

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

FREE PAID £16 27/5
RECEIPT NO. N 39754

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 application.



4 No. COPIES OF DRS & 4 No. SITE LOCATION MAPS, 4 No. COPIES OF SPECS. NOTICE IN IRISH PRESS. CHEQUE FOR

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

No of dwellings proposed (if any) Class(es) of Development

Fee Payable £ 46.00 Basis of Calculation £16.00 PLANNING & £30 BYE-LAW.

If a reduced fee is tendered details of previous relevant payment should be given

Signature of Applicant (or his Agent) J. O'Brien Date May '91.

Application Type PIP FOR OFFICE USE ONLY

Register Reference 91A 0857

Amount Received £ 1.8-4

Receipt No 22/5

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 Sales 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.

SUMMARY OF CLASSES OF DEVELOPMENT/ FEES

CLASS NO.	DESCRIPTION	FEE
1.	Provision of dwelling - House/Flat.	£32.00 each.
2.	Domestic extensions/other improvements.	£16.00 each.
3.	Provision of agricultural buildings (See Regs.)	£40.00 minimum.
4.	Other buildings (i.e. office, 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 sq. m. (Min. £40.00).
10.	Electricity transmission lines.	£ 25.00 per 1,000m. (Min. £40.00).
11.	Any other development.	£ 5.00 per 0.1ha. (Min. £40.00).

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 ÁTHA CLIATH

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-39754

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

£16.00

Received this 27th day of May 1991

from James O'Beirne

1 Kilmashogue Road

Waltonstown

the sum of 16 Pounds

Pence, being for the planning application at 1 Kilmashogue Road

Medley Deane Cashier S. CAREY Principal Officer

COMHAIRLE CHONTAE ÁTHA CLIATH

PAID BY DUBLIN COUNTY COUNCIL

46/49 UPPER O'CONNELL STREET,
DUBLIN 1.

BYE LAW APPLICATION.

REC. No. N 39449

CASH
CHEQUE
B.L.
I.T.

£ 30.00

Received this 24th day of May 1991

from James P. Ryan
1 Edmondstone Grove
Walthamstow

the sum of Thirty Pounds

being for bye-law applications at 1 Edmondstone Grove

Noel Ryan Cashier

S. CAREY
Principal Officer

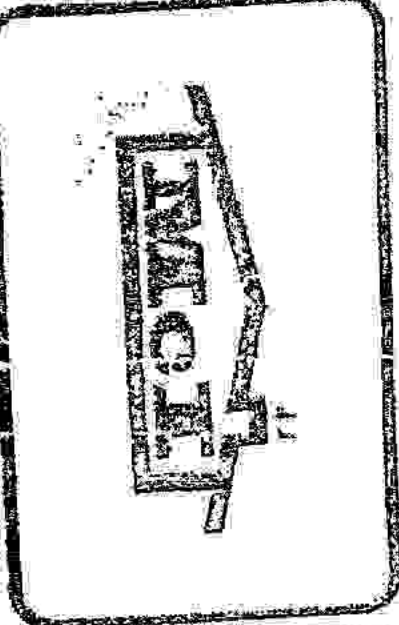
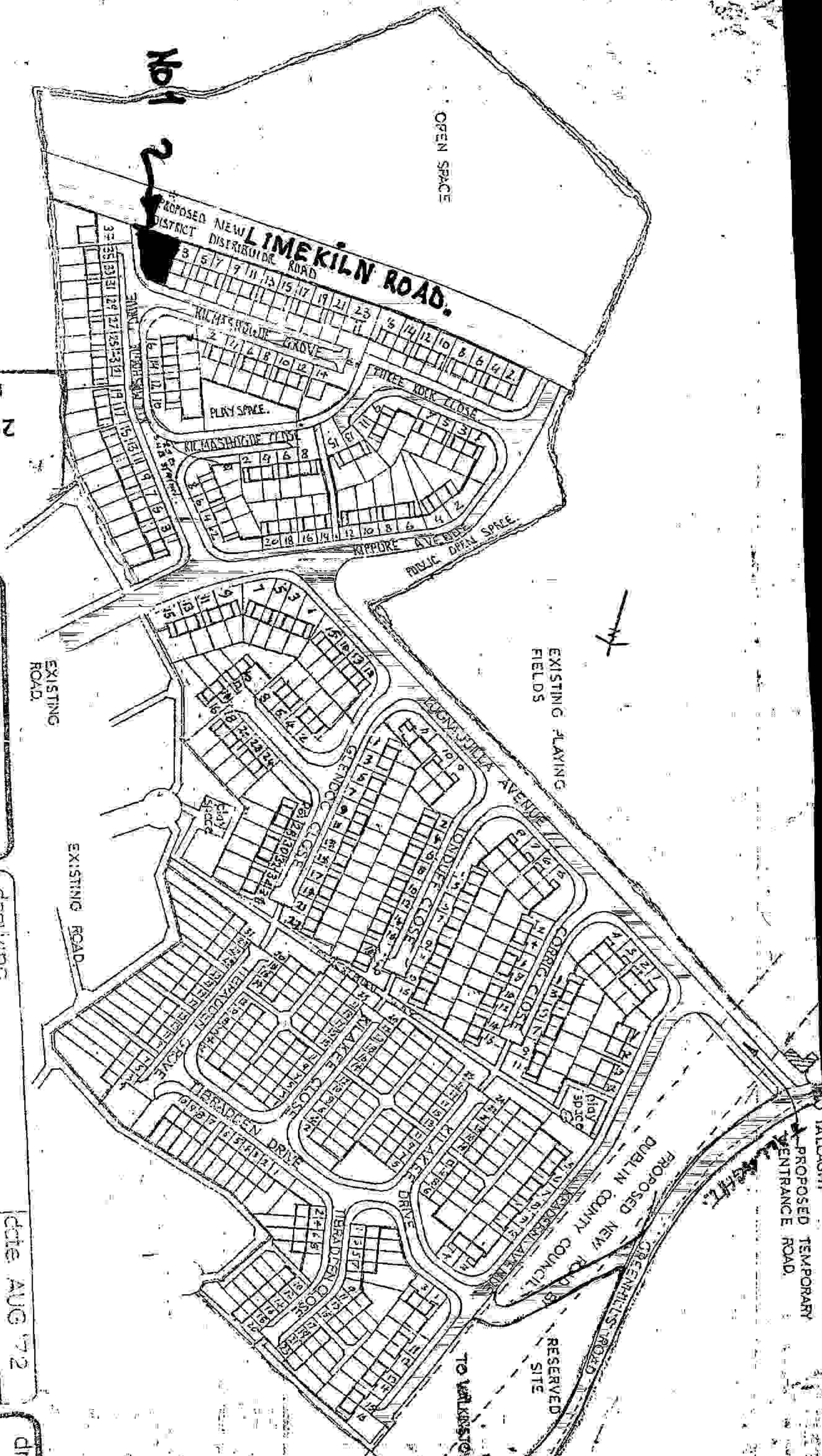
11892

NO 1

OPEN SPACE

PROPOSED NEW DISTRICT
DISTRIBUTOR ROAD
LIMEKILN ROAD

M D
24 MAY 1991
9/1/0857
RFA 883



drawing
HOUSING DEVELOPMENT
AT GREEN PARK
WALKINSTOWN

scale 1/2500

date AUG 72
drawn
check
revd
date issued 1992

dr S4 M

PROPOSED TEMPORARY
ENTRANCE ROAD

EXISTING PLAYING
FIELDS

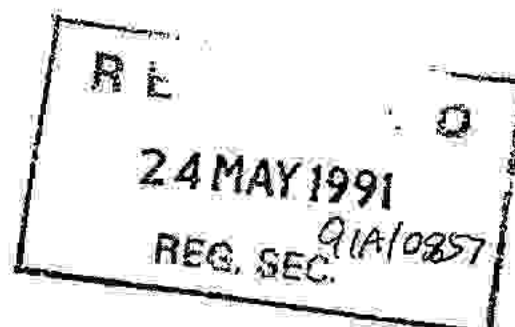
RESERVED
SITE

TO WALKINSTOWN

SPECIFICATION
FOR
DETACHED GARAGE
AT

1. KILMASHOGUE GROVE,
GREENPARK,
WALKINSTOWN,
DUBLIN 12.

FOR
MR. J. O'BEIRNE



MATERIALS

1. All materials to be of the best of their kinds and as specified, and all things being equal to be of Irish Standard.
2. All sand to be clean washed sand.
3. All cement to be first grade Irish Standard, properly cooled and used as specified.
4. All broken stone or gravel to be clean and free from loam or other dirt.
5. All concrete not otherwise specified to be mixed 8 parts broken stone or gravel $\frac{3}{4}$ " to $1\frac{1}{2}$ " dia. Clean sharp sand to be one part of cement and to be thoroughly mixed and incorporated and to be wetted with only sufficient water, laid in trenches or castings, and to be well rammed. Manufacturer's ready-mixed to recommended strengths may also be used.
6. All concrete blocks to be Irish Standard Specification.
7. All cement mortar to be mixed 5 parts washed sand to 1 part of cement.
8. All split block where shown to be split concrete blocks, pigmented fully vibrated, steam cured and hydraulically split after air hardening.
9. All lime mortar to be first mixed 4/6 parts sand to 1 part of lime putty and 1 part portland cement, or manufacturers ready mixed.
10. All putty to be best oil putty.
11. All glass to be first grade standard glass.

CONCRETOR AND BRICKLAYER

12. Foundation width and depth shall be to the satisfaction of the Local Authority. Min 2'3" below finished ground level.
13. Foundations and sub-floors to be not less than 9 to 1 fine aggregate and cement or manufacturers ready-mixed to recommended strengths. Sub-floors to be 6" thick of concrete and 6" thick of hardcore.
14. Lay a layer of first quality D.P.C. felt or approved plastic D.P.C. over all walls 6" to 9" over ground level full width of walls with 6" lap at all joints and a full lap at quions. D.P.C. shall be inserted:-

(a) Under all window cills turned up at back ends.
15. Concrete blocks for superstructure shall be 9" hollow, and 9" solids steam cured, to Irish Standard Specification.

16. All opes to be formed as shown, the jambs carried up plumb and to have reveals formed where required. The heads reinforced with mild steel bars having adequate bearing each end, or pre-stressed concrete lintels may be used.
17. Form plinth around building as shown.
18. Neatly secure all doors and window frames to patent plaster reveals.
19. Form concrete paving in driveways of concrete as before specified, laid to falls to carry surface drainage towards gulleys, road gutters, grass margins or garden.
20. Window cills shall be weathered, throated with raised seat pre-cast and reinforced.

DRAINS

21. Drains of concrete spigot and socket pipes to Irish Standard Specification or of stoneware socket jointed pipes to Irish Standard Specification laid on a concrete bed and jointed in gaskin (if required) and cement or rubber rings. Laid to adequate falls and approved by the Local Authority. After passing tests drains to be benched in concrete. The drains may also be constructed in pipes of pitch fibre, asbestos or P.V.C.
22. Provide all necessary Armstrong bends and junctions, sealed gulley traps, dis-connection traps, etc. as shown to be of concrete or stoneware or other approved materials, properly set in concrete and connected to the drain.
23. The Armstrong bends and junctions to be finished top with black cast iron or galvanised iron cover and frame set in concrete to the requirements of the Local Authority.
24. The gulleys to be finished on top with gratings.
25. Construct proper manholes as shown on plans having concrete walls and concrete floor and to have glazed or concrete channel running through same and concrete benches down the inside of manholes plastered in cement and sand and finished in top with black cast iron manhole cover and frame set in concrete.

CARPENTER AND JOINER

26. All timber to be good grade timber free from sap, large shakes, large or loose knots or other imperfections.
27. All joinery to be in selected deal.
28. Roof to consist of 3 no. layers of torch or felt on $\frac{3}{4}$ " plywood on 7" X 2" timber joists at 14" centres laid to fall and fitted into web of 8" x 4" R.S.V. at mid-point of span. R.S.V. to be built-in using mix of c/mortar. Roof to incorporate 2 no. 3' x 3' Cox's roof domes as shown fitted properly to Manufacturer's instructions.
29. Fascia board to be 11" white deal.
30. Soffit to be T.B. & V. boarding in white deal.
31. All built in timbers to be coated with approved wood preservative.
32. Average spacing to joists etc to be 14" c. to c. and not to extend 16".
33. External door to have 4" x 2" frames and Henderson up and over type fitted to manufacturer's instructions.

GLAZIER

34. Glazing to large panes in windows shall be 32 oz. glass. To small panes in windows in 24 oz. glass.

PLASTERER

35. The external face of concrete walls to be scudded and plastered in sand and cement 5:1 rough cast finish to be used where indicated on drawings.

PAINTER

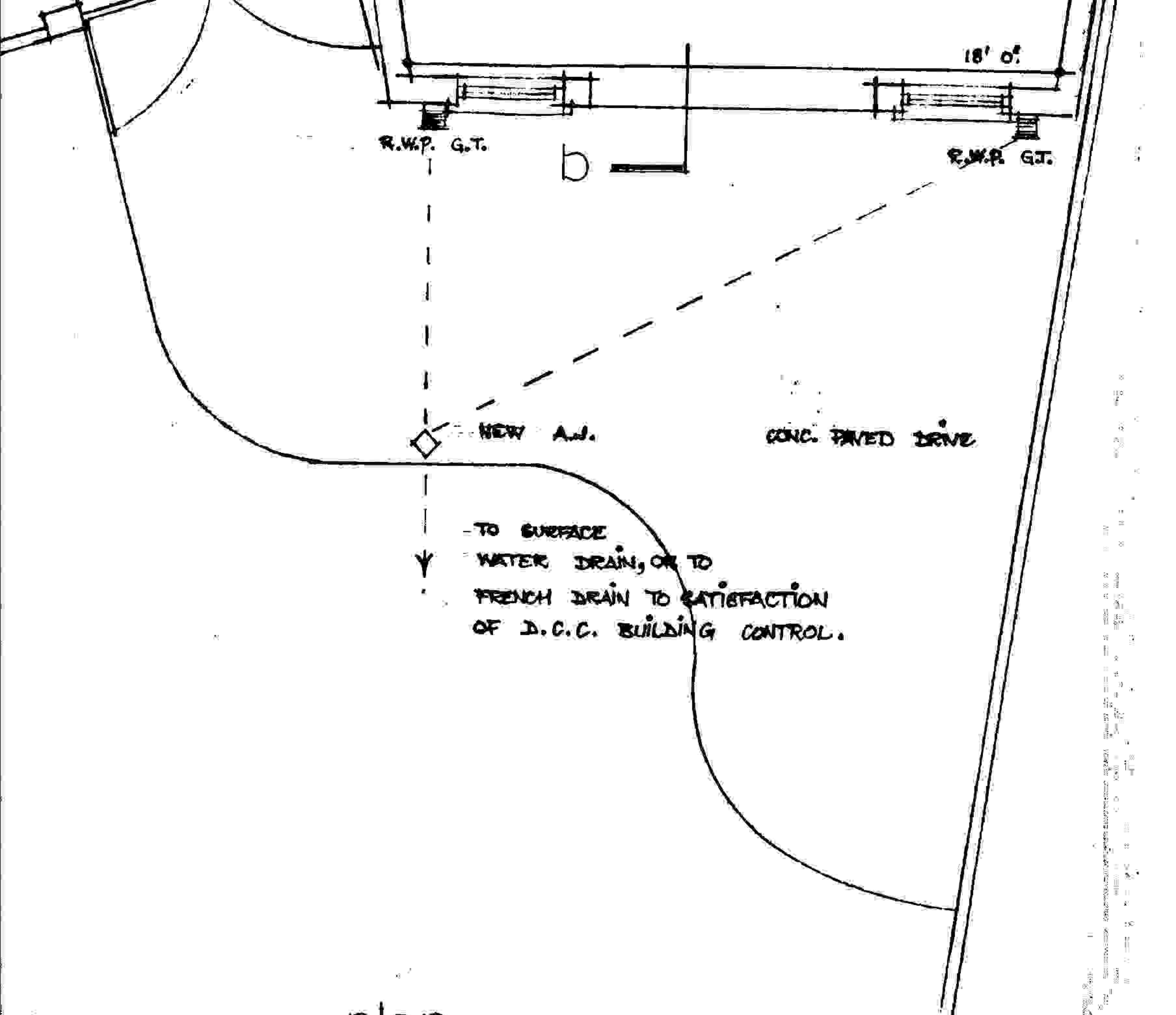
36. All external and internal woodwork to be prepared, primed and painted two coats good selected oil paint.

ELECTRICIAN

37. Contractor to fit complete electrical installation, having one light centre of garage. Power plug to be provided.

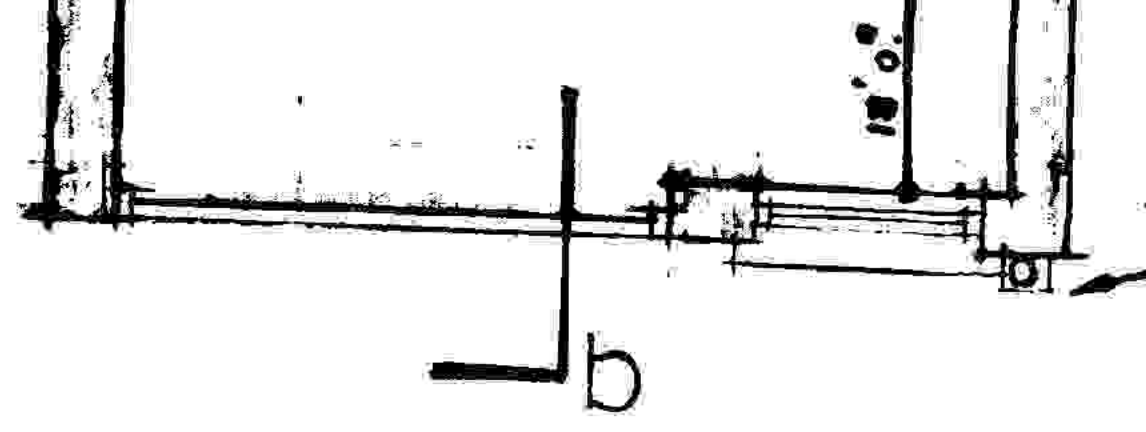
CLEANER

38. All rubbish to be removed from the site and the work completed in a proper and workmanlike manner.



plan.

18' 0"
R.W.P. G.T.
R.W.P. G.T.
NEW A.D.
CONC. PAVED DRIVE
TO SURFACE WATER DRAIN, OR TO FRENCH DRAIN TO SATISFACTION OF D.C.C. BUILDING CONTROL.



plan

LOS ANGELES COUNTY
 PLANNING & DEVELOPMENT DEPARTMENT
 APPLICATION RECEIVED
 24 FEB 1992
 REG NO. 91A/857