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Date : 1st July 1991

Development : Convert existing garage into a two storey residence

LOCATION

: 10A Cypress Grove Road, Templeogue

Applicant

: Mr P. Burns

App. Type

: OUTLINE PERMISSION

Planning Officer : G.BOOTHMAN

Date Recd. : 26th June 1991

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

DUBLIN Co. COUNCIL

-3 JUL 1991

Date received in Sanitary Services SAN SERVICES

PRINCIPAL OFFICER

Returned, S

FOUL SEWER

Available - withing 191 ter.

SURFACE WATER

Available - winting 131th.

(July)

SENIOR ENGINEER, SANITARY SERVICES DEPARTMENT, 46/49 UPPER O'CONNELL STREET, DUBLIN 1

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Date : 1st July 1991

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Date : 1st July 1991

(2)

Development : Convert existing garage into a two storey residence

: 10A Cypress Grove Road, Templeogue LOCATION

: Mr P. Burns Applicant

: OUTLINE PERMISSION App. Type

Planning officer : G.BOOTHMAN

: 26th June 1991 Date Recd.

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

> Yours faithfully, DUBLIN Co. COUNCIL

-3 JUL 1991

Date received in Sanitary Services SAN SEF.

FOUL SEWER

Available - existing 191ter.

PLANNING DEPT. DEVELOPMENT CONTROL SECT

Date 20.08.9/

SURFACE WATER

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SENIOR ENGINEER, SANITARY SERVICES DEPARTMENT, 46/49 UPPER O'CONNELL STREET, DUBLIN 1

ENDORSED DATE

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Register Reference : 91A/1060

Date : 1st July 1991

COMHAIRLE CHONTAE ATHA CLIATH

Record of Executive Business and Manager's Orders

OUTLINE permission proposed to convert existing garage into a two-storey residence at 10A Cypress Grove Road, Templeoque, Dublin 6W for Mr. P. Burns Esq.

Ben Duignan Architect, 245 Elm Mount Avenue, Beaumont, Dublin 9.

91A/1060 Reg. Ref. App. Recd: 26.06.91 Floor Area: 115 sq.m. Site Area: 620 sq.m.

Zoning:

Report of the Dublin Planning Officer, dated 22 August 1991

This is an application for OUTLINE PERMISSION is for the conversion of an existing domestic garage into a two-storey dwelling in the side garden of No. 10 Cypress Grove Road.

If the development were to necessitate the demolition of this garage in order to construct the proposed two-storey dwelling, then the wording of the advertisement: "Outline permission sought to convert existing garage into a two-storey residence " would be inadequate.

REPORTS

Sanitary Services Department report dated 31.07.91 raises no objection.

PLANNING COMMENT

This is a settled residential area of medium sized houses with relatively large gardens. Copper plot such as this have not been sub-divided to provide infill housing. The entire dwelling would be forward of the established building line on Templeville Drive, and as such, I consider that it would interfere with the existing residential amenities. It would also set an undesirable precedence for further such developments in the locality.

Although somewhat different in circumstances, the proposed dormer bungalow was refused by the Planning Authority in the side garden of No. 102 Templeville Road, about 50m. north of the present site (Reg. Ref. 90A/2141).

I recommend that a decision to REFUSE OUTLINE PERMISSION be made under the Local Government (Planning and Development) Acts, 1963-1990, for the following () reason:-

1. The proposed two-storey house would infringe the existing building line of Templeville Drive and it would seriously injure the emenities of residential proporty in the Vicinity.

over divilopment of the area.

COMHAIRLE CHONTAE ATHA CLIATH

Record of Executive Business and Manager's Orders

OUTLINE permission proposed to convert existing garage into a two-storey residence at 10A Cypress Grove Road, Templeoque, Dublin 6W for Mr. P. Burns Esq.

2. The development proposed to be sited forward of the restley trulding him would securify upied the amentics of possell in the vicinity and septen underrated product of further such developments in the locality

(RC/AC)

Endorsed: for Principal Office

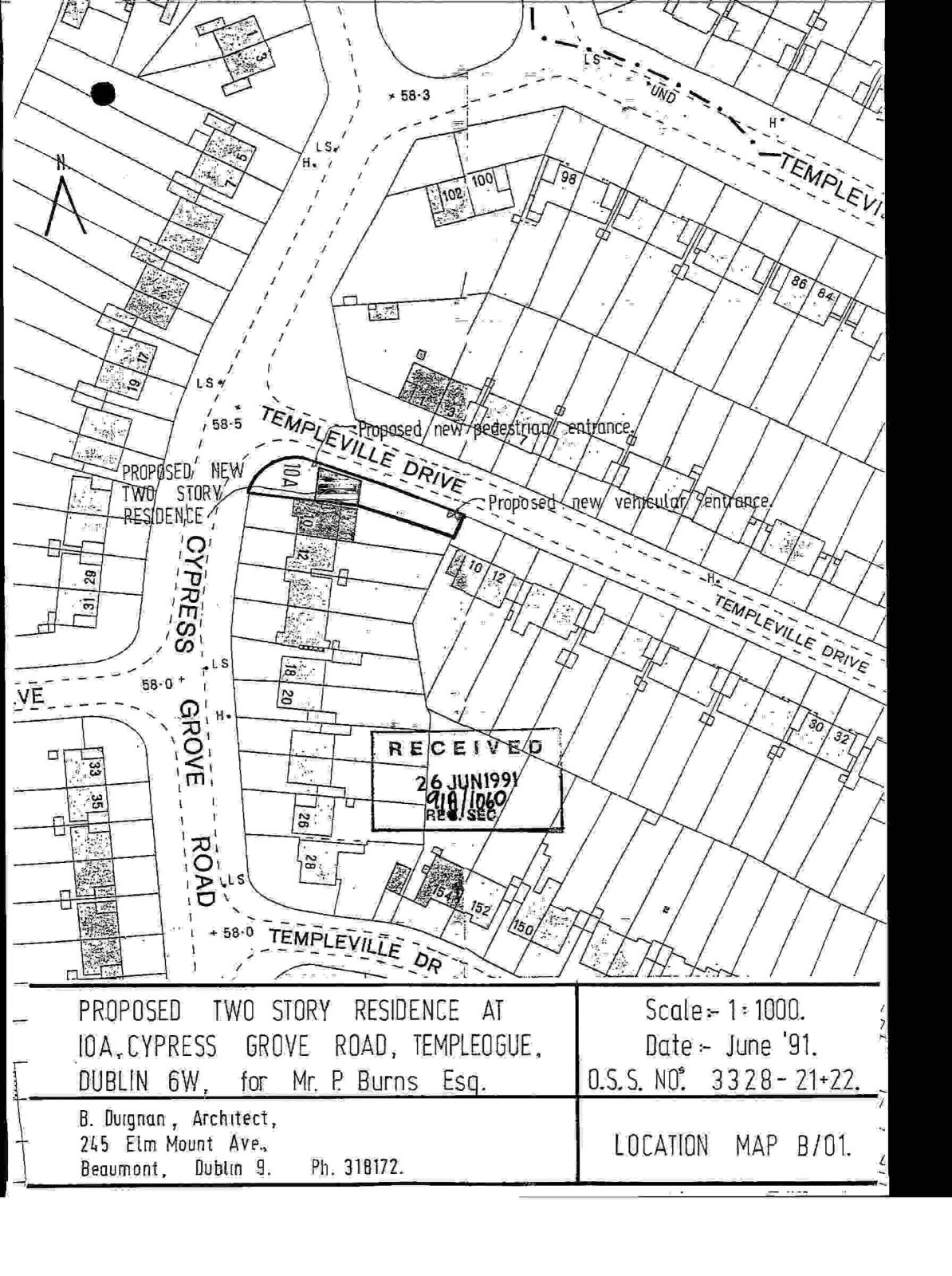
Order:-

Pursuant to Section 26(1) to the Local Government (Planning and Development) Acts, 1963-1990 a decision to REFUSE OUTLINE PERMISSION for the above proposal is hereby made by the Council for the () reasons set above and OUTLINE PERMISSION out accordingly.

Dated:

 γN August, 1991.

to whom the appropriate powers have been delegated by Order of the Dublin City and County Manager, dated 6 August, 1991.



Date: 1st July 1991

(P)

Development : Convert existing garage into a two storey residence

LOCATION : 10A Cypress Grove Road, Templeogue

Applicant : Mr P. Burns

App. Type : OUTLINE PERMISSION

Planning Officer : G.BOOTHMAN

Date Recd. : 26th June 1991

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

DUBLIN Co. COUNCIL

-3 JUL 1991

Date received in Sanitary Services SAN SERVICES

FOUL SEWER

Available - existing 131 tex.

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SENIOR ENGINEER, SANITARY SERVICES DEPARTMENT, 46/49 UPPER O'CONNELL STREET, DUBLIN 1

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Date : 1st July 1991

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ENDORSED 7900	DATE 1/R/41

DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/264)

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

NOTIFICATION OF A DECISION TO REFUSE:

	OUTLINE PERMISSION:		APPENDANCE.	
	LOCAL GOVERNMENT (PLANNING A	ND DEVELOPME	NT) ACTS, 196	3-1983
Ben	Dulgnan Architect.	- Danleyay F	Dolorowan Na	-91A

To Ben Dulgnan Architect,	Register Reference No91A/1060
245 Elm Mount Avenue,	Planning Control No.
Beaumont,	Application Received 26.06.91
Dublin 9.	_Additional Information Received
ApplicantMr. P. Burns	ER ER SE SESERBER ER SYSKER ER ER SYSKYRER ER SKRIPSFERKE VIL PORKER ER KRIPKE KR
In pursuance of its functions under the above-mentioned the County Health District of Dublin, did by order, $P/\dots P/$ decided to refuse:	Acts, the Bublin County Council, being the Planning Authority for 3987/91
OUTLINE PERMISSION	Parameter N
For conversion of existing garage Cypress Grove Road, Templeogue,	into a two-storey residence at 10A Dublin 6W.
for the following reasons:	అంతుంగాల ఈ గళాగాలుకుండా గలపుకుండుకుండా 12 వర్గులు 81 గం అంటుండా 13 గ్రామంలో గ్రామంలో గ్రామంలో గ్రామంలో స్టో నేడి -
 The proposed two-storey house wou line of Templeville Drive and wou proper planning and development of 	ld, therefore, be contrary to the
 The development proposed to be site line would seriously injure the ame and set an undesirable precedent for locality. 	enities of property in the vicinity
*	
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Signed on behalf of the Dublin County Council	PRINCIPAL OFFICER
	22 August 1991

IMPORTANT:

NOTE: (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. The appeal shall be in writing and shall state the subject matter of the appeal and grounds of appeal and should be addressed to An Bord Pleanala, Irish Life Centre, Lower Abbey Street, Dublin 1. An appeal lodged by an applicant or his agent with An Bord Pleanala 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 Pleanala for an oral hearing of an appeal must, in addition to (1) above, pay to An Bord Pleanala 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 Pleanala in relation to an appeal. When an appeal has been duly made and has not been withdrawn, An Bord Pleanala will determine the application for permission as if it had been made to them in the first instance.

FORM G - FUTURE PRINT LTD.

Dublin County Council Comhairle Chontae Atha Cliath

Planning Department

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/1060

Date : 27th June 1991

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

Dear Sir/Madam,

DEVELOPMENT : Convert existing garage into a two storey residence

LOCATION : 10A Cypress Grove Road, Templeogue

APPLICANT : Mr P. Burns

APP. TYPE : OUTLINE PERMISSION

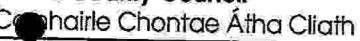
With reference to above, I acknowledge receipt of your application received on 26th June 1991.

Yours faithfully,

for PRINCIPAL OFFICER

Ben Duignan, Architect, 245 Elm Mount Avenue, Beaumont, Dublin 9.

Dublin County Council





Planning Application Form/ Bye - Law Application Form

1. Application for Permission Outline Permission Programme (Pines) in September 1981. Approval in September 1982. In September 1982, In September 1982. Approval in September 1982, In S	71	PLEASE READ INSTRUCTIONS AT BACK BEFORE COMPLETING FORM. ALL QUESTIONS MUST BE ANSWERED.
3. Name of applicant (Principal not Agent). MR. PATACK BURING. Address IQ, OPRESS. CRIE. Ch. STAPPERSON. DORIGN. SIN. Tel. No. 92.39.55 4. Name and address of SEN. DORIGN. HEALTERSON. DORIGN. SIN. Tel. No. 92.39.55 5. Name and address to which more proposed for preparation of drawings. BRAUHOUT. DUBLIN 9. Tel. No. 31.31.12 5. Name and address to which more proposed development. AS. NO. A. BROW. SIN. SIN. SIN. SIN. SIN. SIN. SIN. SIN	ī	Approval should be sought only where an outline permission was previously granted. Qualing permission was previously granted. Qualing permission was previously granted.
Address. I.Q. CAPREGS. CREWE D. CALLEGRAD. DOLLSTAND. DECEMBER. DECEM	2,	
Address. I.O. CUPRESS. GRAVE. C. CELIPLES BUE. DELLA D. Tel. No. 90 39 50 4. Name and address of SR.N. DULSTARN ACCRUTECT, 245 ELM HOW RVE, person of firm responsible for proparation of drawings. DRAINHOUM, DUBLAN 9. Tel. No. 31 81 72 5. Name and address to which notifications should be sent. 6. Brief description of COMMERT, DUSTAINS IS NOT A BROW. 6. Brief description of COMMERT, DUSTAINS IS NOT OF Water Supply WILLIAMS OF PROPERTY. 7. Method of drainage MAN. SERS. A. S.N. MANNS 8. Source of Water Supply WILLIAMS GUERNY. 8. In the case of any building or buildings to be retained on site, please state? (b) Proposed use of each floor or use when last used or sent floor or used the floor of the proposal involve demallition, partial demolition or change of use of any habitable house or part thereof? (b) Proposed use of seath floor or the proposal involve demallition, partial demolition or change of use of any habitable house or part thereof? (c) Floor area of buildings proposed development. (c) Floor area of proposed development is partial demolition or the proposal involve demallition partial demolition or the proposed development. (c) Floor area of proposed development in site in the proposed to buildings proposed development in the partial demolition or the proposed development in the partial demolition in th	3.	Name of applicant (Principal not Agent) MR. PATRICK BURNS
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5. Name and address to which notifications should be sent 6. Birlef description of	4.	Name and address of BEN DOLE WAN , ARCHITECT, 245 ELH HOWN AVE.
7. Method of drainage MAN. SEARC. 4. S.N. MONUS. 8. Source of Water Supply MidNAS. SUPPLIT. 8. 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. (a) Present use of each floor or use when last used. (b) Proposed use of each floor. (c) SUBLIMEN. 10 Does the proposed involve demolition, partial demolition or change of use of any habitable house or part thereof? 10 Floor area of proposed development. (c) Floor area of buildings proposed to be retained within site. (d) Floor area of buildings proposed to be retained within site. 12 State applicant's legal interest or estate in site (i.e. freshold, leasehold, etc.) 13 Are you now applying also for an approval under the Building Bye Laws? Yes \(\) No Place \(\) in appropriate box. 4. Please state the extent to which the Draft Building Regulations have been taken in \$650 km/gr your proposal. 5. List of documents enclosed with \$440 \(\) \$PELTS SIF (both \$100 \) \$100 \(\)	5.	Name and address to which
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No of dwellings proposed (if any)	6.G	5, 10;
Signature of Applicant (or his Agent) By Dugue Date 21st June 191. Application Type OUTLINE FOR OFFICE USE ONLY Register Reference 918 1060 Amount Received E 22-6 24,0 26/6	N	o of dwellings proposed (if any)Class(es) of Development Peousion of Dwelling Ho. 1.
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Date		

	RECEIPT CODE
COMHAIRLE CHONTAE ÁTHA CLIA	
PAID BY ' - DUBLIN COUNTY COUNCIL	Calling Coordinate to the
46/49 UPPER O'CONNELL' STREET	
DUBLIN 1. TOTALTO	d is the presentable contraction. "
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	S. CAREY
Cashier	Principal Officer (40.50)

245 Elm Mount Avenue, Beaumont,

Dublin 9.

Dublin Co. Council,

Planning Dept.,

Block I,

Irish Life Centre.

Re: Proposed Two Storey Residence at IOA, Cypress Grove Rd., Templeogue, Dublin 6W.

Dear Sir/Madam,

We wish to apply for outline planning permission for the conversion of an existing garage into two storey residence at the above. In so doing we will be sub-dividing the existing site as shown on Location Map B/OI. We are proposing a new pedestrian and vehicular access off Templeville Drive to the new residence.

If you require any further information we can be contacted at Phone 318172.

Yours faithfully,

Mn Ywqucu Ben Duignan Architect.

Ast June '91.

2 6 JUN 91

anti e <u>----</u>