

REF. NO.: 91A/0542

CERTIFICATE NO.: 14614B

PROPOSAL: Extension of new garage

LOCATION: Adling, Allonwood, Lucan

APPLICANT: Mrs Mrs G. Langton

	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)	£ 255	-	-	-	-	-
B	Domestic Etn. (Improvement/Alts.)	£ 230	30	30	-	-	-
C	Building for office or other comm. purpose	£ 23.50 per sq. ft. or 270	-	-	-	-	-
D	Building or other structure for purposes of agriculture	£ 21.00 per sq. ft. or 270	-	-	-	-	-
E	Petrol Filling Station	£ 2200	-	-	-	-	-
F	Dev. of prop. not coming within any of the foregoing classes	£70 or £9 per sq. ft. 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: [Signature] Grade: _____ Date: 1/4/91

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

91A/0542

CERTIFICATE NO: 24898

PROPOSAL: Alterations, 1st Floor, internal qlts, garage + saltic tank

LOCATION: Billing, 600 Wood, Lucan

APPLICANT: Langton

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	£332					
	£316	4/16	4/16	-		
	£500 per M ² in excess of 300M ² min. £500					
retreat	£21.75 per M ² of area					
x .1 area	£225 per M ² of area					
x .1 area	£225 per M ² of area					
x .1 area	£225 per M ² of area					
	£100					
x 10000	£10 per M ² of area					
x 1,000	£100 per M ² of area					
x .1 area	£225 per M ² of area					

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

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

Columns 2,3,4,5,6 & 7 Certified Signed: R. Langton Grade: S.O Date: 11/4/91

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

LOCATION GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1962

ASSESSMENT OF FINANCIAL CONTRIBUTION

REG. REF.:

CONT. REG.:

SERVICES INVOLVED: WATER/FOUL SEWER/SURFACE WATER

AREA OF SITE:

FLOOR AREA OF PRESENT PROPOSAL:

MEASURED EQ:

CHECKED BY:

METHOD OF ASSESSMENT:

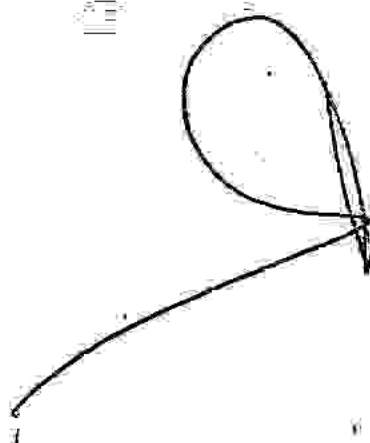
TOTAL ASSESSMENT

MANAGER'S ORDERED NO: P/ /
DATED

ENTERED IN CONTRIBUTIONS REGISTER:

Full Domestic

DEVELOPMENT CONTROL ASSISTANT GRADE



11/9/91

PLANNING DEPT.
DEVELOPMENT CONTROL SECT
Date: 17.09.91
Time: 10.00
P.C.

EASTERN HEALTH BOARD

Reg. Ref: 91A/0542
Proposed: Part demolition of existing bungalow, new first floor internal alterations, garage & septic tank
At: Ashling, Allerswood, Lucan
For: Mr & Mrs J. Langton
Plans lodged: 13/8/91
Architect: _____

Observations and recommendations of Env. Health Officers and/or Supervising Env. Health Officer.

The enclosed additional information refers:
See previous report of 2/5/91 in particular the last paragraph of same.

The attached proposal for a Puraflo System is acceptable in this case subject to:

- 1) The treated effluent from the Puraflo Modules should discharge through percolation pipes located within the curtilage of the site to the subsoil and the ground water table and not to discharge into land drain as shown on plan.
- 2) All surface water from the garage and house is to be directed away from the module and septic tank area.

Barbara Stalgeny
EHO
10/9/91

Endorsed
Donal Cooney
for
John O'Killy S/EHO
11/9/91

1826

Register Reference : 91A/0542

Date :

Development : PART DEMOLITION OF EXISTING BUNGALOW, NEW FIRST FLOOR,
INTERNAL ALTERATIONS, GARAGE AND SEPTIC TANK.

LOCATION : ASHLING, ALLENSWOOD, LUCAN

Applicant : MR & MRS J. LANGTON

App. Type : PERMISSION

Planning Officer : N. O'Bryne

Date Recd. : 13. AUGUST.

DUBLIN COUNTY COUNCIL
27 AUG 1991
ENVIRONMENTAL HEALTH
OFFICERS

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

PLANNING DEPT.
DEVELOPMENT CONTROL SECT
Date 14.09.91
Time 10.00

Yours faithfully,

PRINCIPAL OFFICER

Date received in ~~Sanitary Services~~

FOUL SEWER

SURFACE WATER

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

8/4284/91

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Register Reference : 91A/0542

Date Received : 13th August 1991

Correspondence : Mr & Mrs G. Langton,
Name and : Ashling,
Address : Allenswood,
Lucan,
Co. Dublin.

(i) T.B. Construction
9 Ballymore Rd,
Lucan,
Co. Dublin

Development : Part demolition of existing bungalow, new first floor,
internal alterations, garage and septic tank

Location : Ashling, Allenswood, Lucan

Applicant : Mr & Mrs J. Langton

App. Type : Permission

Zoning :

Floor Area : 213 Sq. metres

(NOB/CM)

Report of Dublin Planning Officer dated 5th September, 1991.

This is an application for permission to demolish part of an existing bungalow, provide for a new first floor, internal alterations, a detached garage and septic tank.

Reg. Ref. 85B/857 refers to a permission for an extension and alterations to the dwelling. The site is located in an area subject to the zoning objective to provide for the further development in agriculture. The dwelling is a private residence and is well screened from the public road.

The proposed alterations are acceptable
A large double garage is also proposed.

Drainage is proposed to a new septic tank due to problems with the existing septic tank.

Chief Medical Officer dated 2nd May, 1991, indicates that the proposal is not acceptable as it appears that the site is not suitable for septic tank drainage.

Additional Information was requested by letter dated 6th June, 1991, as follows:

1. The proposal as submitted for drainage via a septic tank is not acceptable as there is evidence that the site is not suitable for septic tank drainage. The applicant is requested to submit revised drainage proposals which would comply with the requirements of the Supervising Environmental Health Officer in respect of conditions on this site.

CONTRIBUTION:	
Standard:	Low
Roads:	Special
S. S.W.	Part
Open Space:	
Green:	
SECURITY:	
Encl. O.I.F.:	
Cash:	

COMHAIRLE CHONTAE ÁTHA CLIATH

Reg. Ref: 51A/0342 Record of Executive Business and Manager's Orders

Page No: 0002

Location: Ashling, Allenswood, Lucan

In reply to this request for Additional Information, the applicant has submitted revised proposals for drainage using Bord Na Mona's "Puraflo" filtration system.

Supervising Environmental Health officers report not available. I have discussed the proposal with Mr. Cooney of the Supervising Environmental Health Officers office and he indicated that the proposed drainage system would be the most practical in the circumstances, and would therefore have no objection.

I recommend that a decision to Grant Permission be made under the Local Government (Planning and Development) Acts, 1963-1990, subject to the following (7) conditions:-

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 13th August 1991 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 proposed house be used as a single dwelling unit.
REASON: To prevent unauthorised development.
- 04 That all external finishes harmonise in colour and texture with the existing premises.
REASON: In the interest of visual amenity.
- 05 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.
- 06 That the requirements of the Supervising Environmental Health Officer be ascertained and strictly adhered to in the development.
REASON: In the interest of health.

COMHAIRLE CHONTAE ÁTHA CLIATH


Record of Executive Business and Manager's Orders

Page No: 0003

Location: Ashling, Allenswood, Lucan

07 Heating to be provided by the use of either oil, gas, electricity or by smokeless fuels in fireplaces or appliances suitable only for burning solid smokeless fuels.

REASON: In the interest of reducing air pollution.


Endorsed:
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 (7) conditions set out above is hereby made.

Dated : 19 September 1991
K. O'Sullivan
ASSISTANT CITY & COUNTY MANAGER

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

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Register Reference : 91A/0542

Date Received : 9th April 1991

Correspondence : Mr & Mrs G. Langton,
Name and : Ashling,
Address : Allenswood,
Lucan,
Co. Dublin.

Development : Part demolition of existing bungalow, new first floor,
internal alterations, garage and septic tank

Location : Ashling, Allenswood, Lucan

Applicant : Mr & Mrs J. Langton

App. Type : Permission

Zoning :

AS
(NOB/BB)

Report of Dublin Planning Officer dated 30th May, 1991.

This is an application for permission to demolish part of an existing bungalow, provide for a new first floor, internal alterations, a detached garage and septic tank.

Reg. Ref. 85B/857 refers to a permission for an extension and alterations to the dwelling. The site is located in an area subject to the zoning objective to provide for the further development in agriculture. The dwelling is a private residence and is well ~~separated~~ separated from the public road.

The proposed alterations are acceptable
A large double garage is also proposed.

Drainage is proposed to a new septic tank due to problems with the existing septic tank.

Chief Medical Officer dated 2nd May, 1991, indicates that the proposal is not acceptable as it appears that the site is not suitable for septic tank drainage.

I recommend that ADDITIONAL INFORMATION be requested from the applicant with regard to the following:-

- 01 The proposal as submitted for drainage via a septic tank is not acceptable as there is evidence that the site is not suitable for septic tank drainage. The applicant is requested to submit revised drainage proposals which would comply with the requirements of the Supervising Environmental Health Officer in respect of conditions on this site.

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

M. Hendegast
.....
for Dublin Planning Officer

Endorsed:- *M. Hendegast*
.....
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 : *6 June 1991* *6/a*
ASSISTANT CITY AND COUNTY MANAGER *Approved Officer*
to whom the appropriate powers have been delegated by order of the Dublin City and County Manager dated 26th April 1991.

mg

DUBLIN COUNTY COUNCIL

PLANNING AND BUILDING CONTROL DEPARTMENT

Senior Environmental Health Officer,
33 Gardiner Place.

Register Reference : 91A/0542

Date : 10th April 1991

Development : Part demolition of existing bungalow, new first floor,
internal alterations, garage and septic tank

LOCATION : Ashling, Allenswood, Lucan

Applicant : Mr & Mrs J. Langton

App. Type : PERMISSION/BUILDING BYE-LAW

Planning officer :

Date Recd. : 9th April 1991

DUBLIN COUNTY COUNCIL
19 APR 1991
ENVIRONMENTAL HEALTH
APPROVAL

PLANNING DEPT.
DEVELOPMENT CONTROL SECT
Date 08/05/91
Time 4 P.M.

Attached is a copy of the application for the above development. Please ensure that your report is received within 5 weeks from 9th April 1991.

Yours faithfully,

PRINCIPAL OFFICER

Endorsed
for boony
John O'Keilly S/EHO
3/5/91

Proposal as submitted is not acceptable

A trial hole 5 1/2 ft deep was opened on 23/4/91 on site and inspected on 30/4/91. There was 2 1/2 ft clearance over water table level and the soil appeared of very poor percolative quality.

The existing septic tank malfunctioned and sewage matter backed up according to Mr. Langton. In an effort to rectify this situation he purchased a septic tank unit from a building supplier and installed it at the revised location as indicated on plan. He then opened trenches and lined them with stone chippings. However in two of these surface water was visible. In carrying out this work he inserted a French Drain which caused water to enter the percolation area under construction. He has started and intends to carry out further land drainage to divert this surface water away from the percolation area a ditch on the eastern boundary of the site is water logged as is the road ditch. During the inspection it was evident that water was ponding in machinery tracks and in a hollow in the cultivated field to the rear.

If this were a virgin site and due to the conditions pertaining it would not be considered in any way suitable for septic tank drainage. However, as the dwelling exists for some considerable years we are left with the situation of endeavouring to find the "best practicable means" of treating and disposal of sewage matter. To this end we discussed a range of modern treatment plants on the market at present. Mr. Langton intends to investigate these and select the most suitable in respect of his site. When this is done he will submit his revised proposal.

Barbara Halpenny
E.H.O. 2/5/91