

Comhairle Chontae Atha Cliath Theas

PR/0240/23

Record of Executive Business and Chief Executive's Order

Reg. Reference: SD22B/0399 **Application Date:** 07-Sept-2022
Submission Type: New Application **Registration Date:** 07-Sept-2022

Correspondence Name and Address: John Murray 2, Nellstown Cottages, Ninth Lock Road, Clondalkin, Dublin 22

Proposed Development: Planning Permission sought for 28.5 sqm single story side extension with pitched roofs, 3 no. velux roof lights, internal alterations to ground floor and all associated site works.

Location: 1, Rowlagh Green, Clondalkin, Dublin 22.

Applicant Name: Jennifer Keating

Application Type: Permission

Planning permission was granted for the above development by Order no. PR/1360/22 dated 28/10/2022.

The calculation for the financial contribution was included as follows:

Planning Reference Number	SD22B/0399
Summary of permission granted & relevant notes:	Proposal for Residential Extension – 28.5sqm. Previous extensions: Porch 1.86sqm, Gym 31sqm.
Are any exemptions applicable?	Yes
If yes, please specify:	The first 40 square metres of an extension to a house (including garages and conversion of attic to habitable areas) shall be exempt (subsequent extensions or extensions above 40 square metres to be charged at the residential rate per square metre). This exemption will not apply to development for which retention permission is sought.
Is development commercial or residential?	Residential
Standard rate applicable to development:	104.49

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% reduction to rate, if applicable (0% if N/A)	0
Rate applicable	€104.49
Area of Development (m2)	28.5
Amount of Floor area, if any, exempt (m2)	7.14
Total area to which development contribution applies (m2)	21.36
Total development contribution due	€2,231.91

However, the following condition relating to this Financial Contribution was omitted from the grant of permission in error.

Financial Contribution.

The developer shall pay to the Planning Authority a financial contribution of €2231.91 (Two Thousand Two Hundred and Thirty-One euro and Ninety One cent), in respect of public infrastructure and facilities benefiting development within the area of the Planning Authority, that is provided, or intended to be provided by or on behalf of the authority, in accordance with the terms of the Development Contribution Scheme 2021 - 2025, made under Section 48 of the Planning and Development Acts 2000-2011 (as amended).

The contributions under the Scheme shall be payable prior to commencement of development or as otherwise agreed in writing by the Council. Contributions due in respect of permission for retention will become payable immediately on issue of the final grant of permission.

Contributions shall be payable at the index adjusted rate pertaining to the year in which implementation of the planning permission is commenced.

REASON: The provision of such facilities will facilitate the proposed development. It is considered reasonable that the payment of a contribution be required, in respect of public infrastructure and facilities benefiting development in the area of the Planning Authority and that is provided, or that is intended will be provided, by or on behalf of the Local Authority.

NOTE RE: CONDITION - Please note that with effect from 1st January 2014, Irish Water is now the statutory body responsible for water services. Further details/clarification can be obtained from Irish Water at Tel. 01 6021000 or by emailing customerservice@water.ie.

Therefore, I recommend that, in accordance with Article 146(A) of the Planning and Development Act 2000, as amended, which states, inter alia, that a 'planning authority or the Board, as may be appropriate, may amend a planning permission granted by it, for the purposes of— (i) correcting any clerical error therein, (ii) facilitating the doing of anything pursuant to the permission or decision where the doing of that thing may reasonably be regarded as having been contemplated by a particular provision of the permission or decision or the terms of the permission or decision taken as a whole but which was not expressly provided for in the

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permission or decision' Chief Executive's Order No. PR/1360/22 be amended accordingly and that a revised Notification of Grant be issued to the applicant.

Fiona Campbell

**Fiona Campbell,
Administrative Officer**

ORDER: That, in accordance with the provisions of Section 146A of the Planning and Development Act, 2000 (as amended), Chief Executive Order no. PR/1360/22 be amended as per the above recommendation.

Date: 28/02/23



**Gormla O'Corrain
Senior Planner**