

Comhairle Contae Átha Cliath Theas

PR/0341/23

Record of Executive Business and Chief Executive's Orders

Amendment under Section 146A of the Planning and Development Act 2000 (as amended) – Register Reference SD22B/0521

SD22B/0521 sought to widen pedestrian access to create a vehicular access and hard standing parking area to the front; Retention of single storey extensions to rear; Retention of garage to the rear and permission for the Change of Use to quiet room, wet room and play room.at 70, St. Joseph's Road, Greenhills, Dublin 12

Condition no. 8 of planning permission sought payment of a financial contribution amount of €95.28 in respect of this development.

The Development Contribution Scheme, 2020-2025 refers as follows:

'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'

As SD22B/0521 was a retention permission the 40sq m exemption was not applicable. Therefore, the financial contribution for SD22B/0521 should be amended to €4,863.36 as per table below:

Development Contributions	
Planning Reference Number	SD22B/0521
Summary of permission granted & relevant notes:	Retention for Residential Extension – 40.8 sqm.
Are any exemptions applicable?	No 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.

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Is development commercial or residential?	Residential
Standard rate applicable to development:	119.10
% reduction to rate, if applicable (0% if N/A)	0
Rate applicable	€119.10
Area of Development (m2)	40.8 sq.m.
Amount of Floor area, if any, exempt (m2)	0 sq.m.
Total area to which development contribution applies (m2)	40.8 sq.m.
Total development contribution due	€4,863.36

Under Section 146A of the Planning & Development Act, 2000 (as amended), a planning authority 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 permission or decision, or (iii) otherwise facilitating the operation of the permission or decision.’

Accordingly, I recommend the amending of financial condition no. 8 of planning permission SD22B/0521 from €95.28 to €4,863.36

Fiona Campbell

**Fiona Campbell,
Administrative Officer**

ORDER:

The amendment of financial condition no.8 of permission SD22B/0521 from €95.28 to €4,863.36 as recommended by the Administrative Officer is hereby approved.

DATE: 31/03/23

Gormla O'Corrain

Gormla O'Corrain, Senior Planner