


**KILDARE COUNTY COUNCIL**  
**ÁRAS CHILL DARA, DEVOY PARK, NAAS, CO. KILDARE.**

**REMITTANCE ADVICE / FAISNÉIS ÍOCAÍOCHTA**

AN BORD PLEANALA  
 64 MARLBOROUGH STREET  
 DUBLIN 1  
 CO DUBLIN  
 Ireland

<b>Cheque No.</b>	951095
<b>Supp ID / Uimh. Aitheantais</b>	128137
<b>Date / Dáta</b>	20/09/2018
<b>Page / Leathanach</b>	1/1

Your Ref/ Bhur dTagairt	Inv Date/ Dáta Sonraisc	Our Ref/ Ár dTagairt	AMOUNT/ SUIM EUR	Payable Iníoctha EUR
ED624	14/09/2018	30633613	110.00	110.00
			<p><b>AN BORD PLEANÁLA</b></p> <p><b>15 OCT 2018</b></p> <p>LTR DATED _____ FROM _____</p> <p>LDG- _____</p> <p>ABP- _____</p>	
			<p><b>PAGE TOTAL / IOMLÁN AN LEATHANAIGH      EUR      110.00      110.00</b></p> <p><b>GRAND TOTAL / MÓRIOMLÁN                      EUR      110.00      110.00</b></p>	

WH = Withholding Tax    CT = Subcontractors Tax    RA = Non Resident Landlord  
 INT = Late Payment Interest, Rate = 8%    CMP = Late Payment Compensation



Comhairle Contae Chill Dara  
Kildare County Council



9 October 2018  
Our Ref: ED/00624

An Bord Pleanála  
64 Marlborough Street,  
Dublin 1.

<b>AN BORD PLEANÁLA</b>	
LDG- <u>60 9079-18</u>	
ABP- _____	
15 OCT 2018 LC	
Fee: € <u>110</u>	Type: <u>Cheque</u>
Time: _____	By: <u>Post</u>

Re: **Application for a Declaration of Exempted Development under Section 5**

**NAME:** Derek Whyte on behalf of Aine Mangan  
**ADDRESS:** \_\_\_\_\_

Dear Sirs,

Enclosed please find Section 5(4) relating to ED00624 &

As requested, the following information:

- |  |            |
|--|------------|
| - Application  | 02/05/2017 |
| - Copy of  | 11/05/2017 |
| - Memo   | 03/05/2017 |
| - Further Information Request                                  | 30/05/2018 |
| on behalf of Aine Mangan                                       |            |
| - Further Information Request letter to Brian & Natasha Murphy | 30/05/2018 |
| - Planner's Report   | 30/05/2018 |
| - FI Request Response letter from Derek Whyte                  | 19/06/2018 |
| - Planner's Report   | 07/07/2018 |
| - Letter of Acknowledgement for FI to Derek Whyte              | 10/07/2018 |
| - Further FI Request Letter to Brian & Natasha Murphy          | 10/07/2018 |

Attached please find Cheque no. 951095 in payment of this referral.

Yours faithfully

  
\_\_\_\_\_  
Senior Executive Officer,  
Planning Department



Fee credit card - 21/11

Declaration of Exempt Development under Section 5, of the Planning and Development Act 2000 as amended

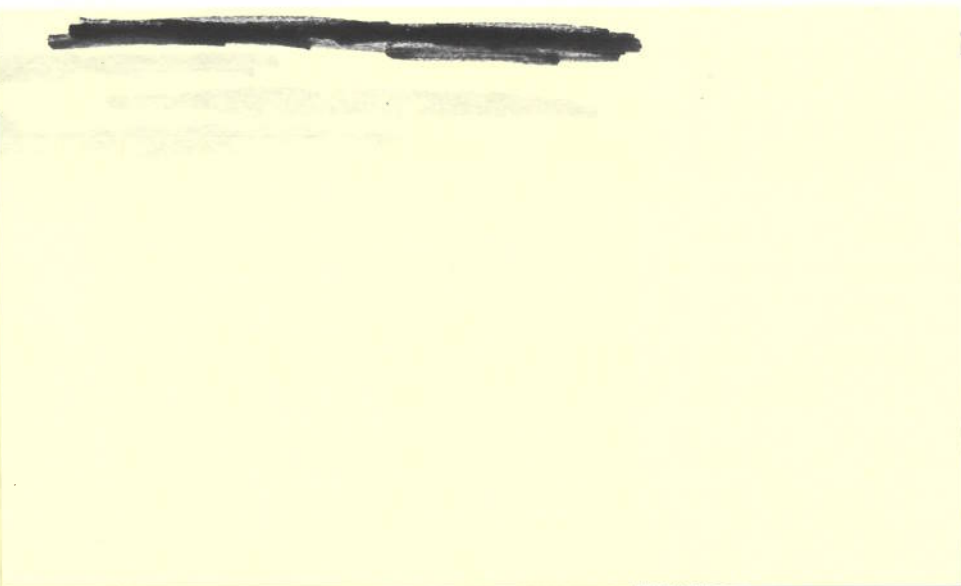
Incomplete application forms will be deemed invalid and returned



All responses must be in block letters

Section 1 Details of Applicants

1. Name of Applicant



ne Mangan. 17

2. Company Reg. No.....

3. Address.....

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ABP- \_\_\_\_\_

Section 4 Details of Site

1. Planning History of Site: No planning history traced on site of No. 18 Riverside Grove, Newbridge, Co. Kildare.
2. Location of Proposed Development: No. 18 Riverside Grove, Newbridge, Co. Kildare.
3. Ordnance Survey Sheet No: 3606-21
4. Please state the Applicants interest in the site : Owners/Occupiers of No. 18 Riverside Grove are Brian and Natasha Murphy.
5. Please state the extent of the proposed development:





permission, the construction of a domestic garage in the rear garden and the location of the rear ground floor extension built on a party wall is or is not exempt from planning permission.

6. Under what Section of the Planning and Development 2000 as amended and/or what provision of the Planning and Development Regulations 2001 as amended is exemption sought (*specific details required*)

It is submitted that it cannot be determined if the existing development is exempt from the requirements to attain planning permission as access to the property is not available to this consultant. However, we wish to ask the planning authority to access the development to decide on the planning status of the ground floor extension, attic conversion, domestic garage and large timber frame structure attached to the common boundary wall. We would also request the planning authority to determine whether the ground floor extension is encroaching on the common boundary wall and whether the overhang of surface water pipes is in compliance with exempt development works.

7. Please give a detailed description of the Proposed Development (*Use separate page if necessary*) – See Item 6 above.

<b>Section 5</b>	<b>The following must be submitted for a valid application</b>
------------------	--

		(Please Tick)
1.	Site Location Map (1:2500 Rural Areas) (1:1000 Urban Areas)	X
2.	A Site Layout Plan (Scale 1:500) in full compliance with Article 23 of Planning and Development Regulations 2001 as amended	n/a
3.	Drawings of the development (Scale 1:50) in full compliance with Article 23 of Planning and Development Regulations 2001 as amended	n/a
4.	All drawings to differentiate between the original building, all extensions and proposed development	n/a
5.	Fee of 80 Euro	X

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<b>Section 6</b>	<b>Declaration</b>
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I, Derek Whyte, Planning Consultant, Great Connell, Newbridge, Co. Kildare certify that all of the above information is correct and I have submitted all the required documents as outlined at Section 6 above.

Note: Items 2,3 and 4 are not relevant to this referral

Kildare County Council  
Planning Department

02 MAY 2017

RECEIVED

Signature: *Derek Whyte*

Date: 30<sup>th</sup> March 2017.









Comhairle Contae Chill Dara  
Kildare County Council



11/05/2017

Our Ref: ED/00624

Derek Whyte on behalf of Aine Mangan  
Great Connell,  
Newbridge,  
Co. Kildare

**RE: Application for a Declaration of Exempted Development under Section 5.  
18 Riverside Grove, Newbridge, Co. Kildare**

Dear Sir/Madam,

I refer to your correspondence received 02 May 2017 in connection with the above.  
Your application is now being considered and we will revert in due course.

Please find attached receipt no. 383693 in respect of the €80 fee, received with  
thanks.

Yours sincerely,

*Emma Perry*

Senior Executive Officer,  
Planning Department

**AN BORD PLEANÁLA**

**15 OCT 2018**

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# AN BORD PLEANÁLA

15 OCT 2018

LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_

LDG- \_\_\_\_\_

ABP- \_\_\_\_\_



FINANCE CASH OFFICE  
Kildare County Council  
Gras Hill Bára  
Quoy Park  
Naas  
Co. Kildare  
04/05/2017 14:30:48

Receipt No. : FIN1/0/363693  
\*\*\*\*\* REPRINT \*\*\*\*\*

DE-04 0471E

PLANNING EXEMPT DEVELOP. FEES	80.00
GOODS	80.00
VAT Exempt/non-vatable	

Total 80.00 EUR

Payment by :  
Credit Card 80.00  
00  
45694  
1118

Change : 0.00

Issued By : Eilgan Gray Finance Section  
From : Financial Management Area  
Date : 04/10/2018



ED/00624

DEVELOPER: Derek Whyte on behalf of Aine Mangan

SITE: 18 Riverside Grove, Newbridge, Co. Kildare

DEVELOPMENT: Referrer looking to ascertain if an attic conversion, the construction of a domestic garage & the location of rear ground floor extension at a neighbouring property is exempt from planning permission.

RE: Mapping of application for a Declaration of Exempted Development under Section 5.

DECISION:

DATE REFERRED: 3<sup>rd</sup> May 2017

TO: Technicians

**AN BORD PLEANÁLA**  
15 OCT 2018  
LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_  
LDG- \_\_\_\_\_  
ABP- \_\_\_\_\_

*Emma Perry*  
PP Senior Executive Officer  
Planning Department

REPORT:

*Mapped - 5/5/2017*

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DATE: *5/5/2017*

SIGNED: *Mark Kennedy*



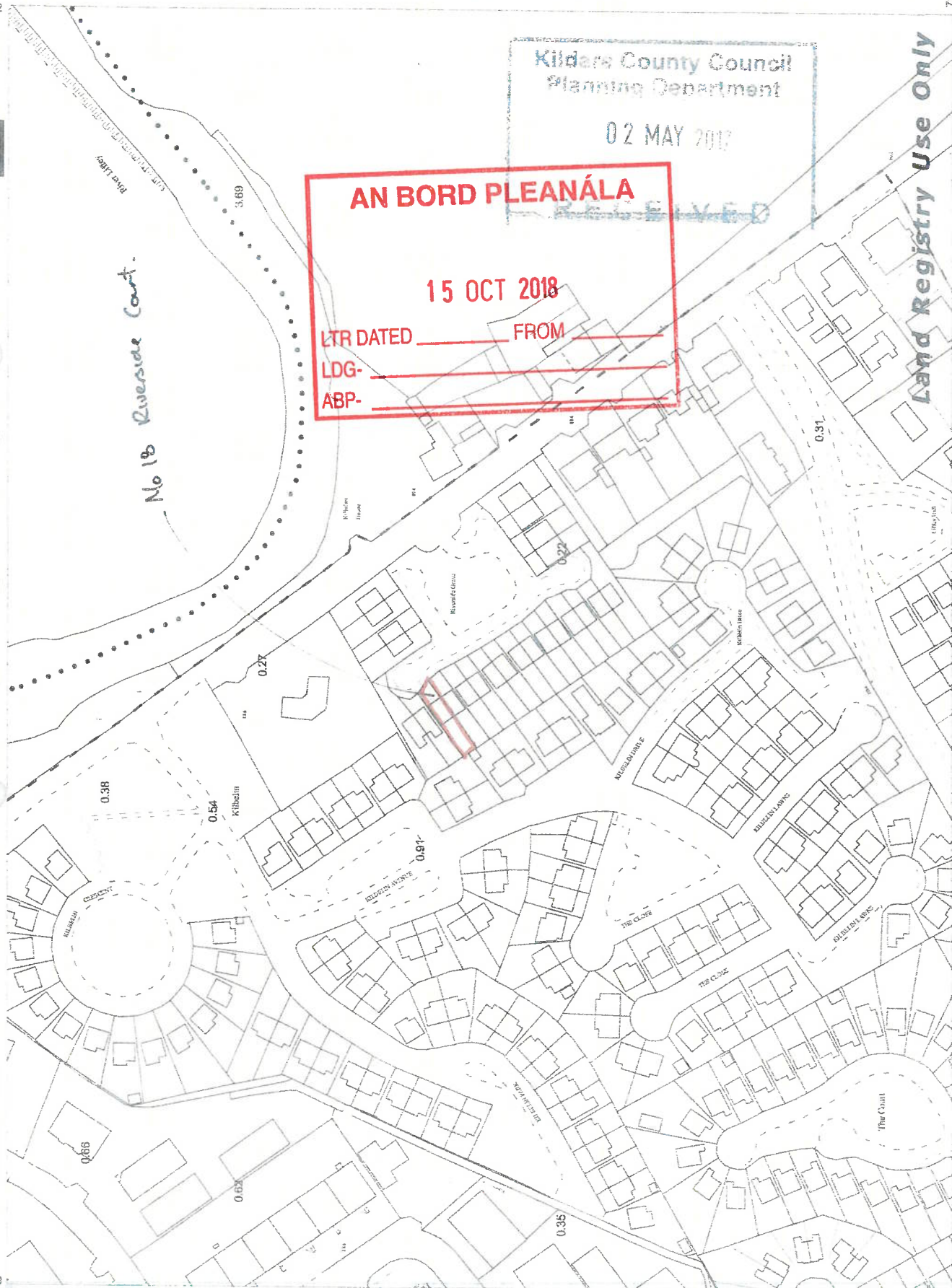


# Land Registry Compliant Map

Surveyed 1989-1997  
Revised 2016  
Levelled 1987



681062



Scale:- 1:2,500  
Scála:- 1:2,500

Plot Ref. No. 19743192\_2\_1  
Plot Date 02-MAY-2017

Land Registry Use Only

ITM CENT POINT COORD.  
680770,714229

DESCRIPTION

MAP SHEETS

1:2500 3662-A 3606-C  
1:1000 3606-21



OS  
Authorised  
Internet Map

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© Suirbhreacht Ordánais Éireann, 2017  
© Ordnance Survey Ireland, 2017



714444

681062

714444

680479



Comhairle Contae Chill Dara  
Kildare County Council



30/05/2017

Our Ref: ED/624

Derek Whyte on behalf of Aine Mangan  
Great Connell  
Newbridge  
Co. Kildare



**RE: Application for a Declaration of Exempted Development under Section 5.  
18 Riverside Grove, Newbridge, Co. Kildare.**

Dear Sir/Madam,

I refer to your request for a Declaration of Exempt Development under Section 5 of the Planning & Development Act 2000 - 2016 and wish to advise that in order to process this request the following Further Information is required:

1. In order for the Planning Authority to fully assess the subject development, the applicant is requested to submit relevant photos of the works in question and provide a timeline of when construction took place.

Yours sincerely,

*Emma Perry*

PP Senior Executive Officer,  
Planning Department

**AN BORD PLEANÁLA**

**15 OCT 2018**

LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_  
LDG- \_\_\_\_\_  
ABP- \_\_\_\_\_





30/05/2017

Our Ref: ED/624

Brian and Natasha Murphy  
18 Riverside Grove  
Newbridge  
Co. Kildare

**RE: Application for a Declaration of Exempted Development under Section 5.  
18 Riverside Grove, Newbridge, Co. Kildare.**

Dear Sir/Madam,

Please note that an application for a Declaration of Exempt Development under Section 5 of the Planning and Development Act 2000-2016 has been received in relation to development works at 18 Riverside Grove, Newbridge.

In order for the Planning Authority to assess if such works are exempt development (in accordance with Section 4 of the Planning and Development Act 2000-2016 and further under Schedule 2, Part 1 of the Planning and Development Regulations 2001, as amended) you are requested to provide details of development including a timeline of construction, locations on site, exact measurements (Gross Floor Areas, height etc) and any plans you may have in relation to the following:

- a) The existing attic conversion including any external alterations in relation to same and the nature of such use of this space
- b) The existing extension to the rear
- c) The domestic shed to the rear

Yours sincerely,

*Emma Perry*

PP Senior Executive Officer,  
Planning Department

**AN BORD PLEANÁLA**

**15 OCT 2018**

LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_

LDG- \_\_\_\_\_

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**KILDARE COUNTY COUNCIL**



**PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT**

**Section 5 declaration & referral on development & exempted development  
Planning & Development Act 2000 (as amended)**

**Reference No. ED/624 – Report No. 1**

<b>Name Of Applicant(s):</b>	Derek Whyte on behalf of Aine Mangan (Neighbour)
<b>Address Of Development:</b>	18 Riverside Grove, Newbridge
<b>Is Fee paid (€ 80)</b>	Yes
<b>Development Description:</b>	Attic conversion, domestic garage, extension
<b>Is Building Listed</b>	No

**1. Introduction**

This is a request for a **DECLARATION** under Section 5(1) of the Planning and Development Act 2000 (as amended) in relation to development at 18 Riverside Grove, Newbridge.

Under Section 5 of the Act if a question arises as to what, in any particular case, is or is not development or is or is not exempted development within the meaning of the Act, any person may, on payment of the prescribed fee, request in writing from the relevant planning authority a declaration on that question.

**AN BORD PLEANÁLA**

15 OCT 2018

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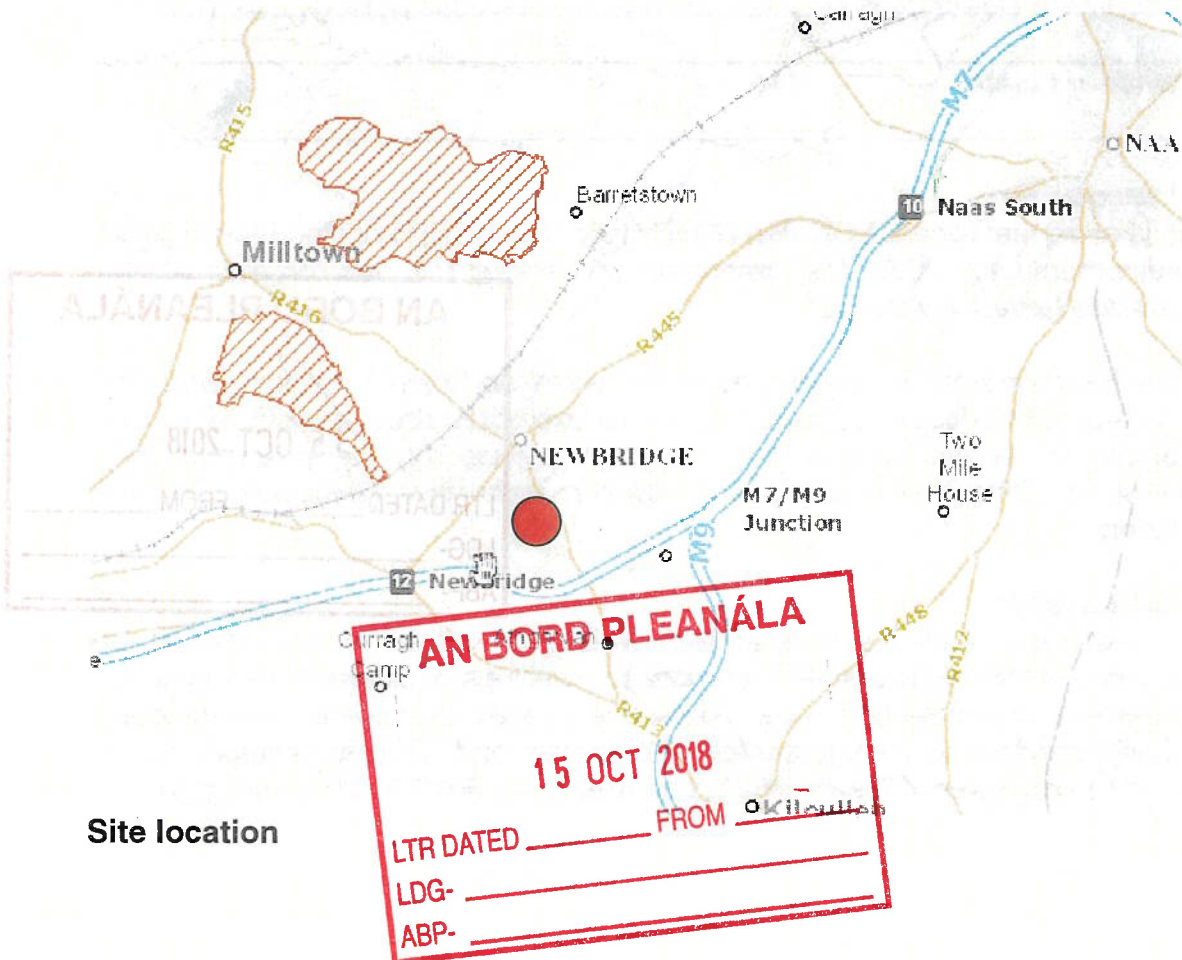
ABP- \_\_\_\_\_

**2. Site Location**

The existing 2 storey semi-detached dwelling is located in the established residential estate of Riverside Grove where dwellings of similar type and scale characterise the immediate area. The site is located approximately 1km south of Newbridge town centre, just off the Athgarvan road. The site is also located within the boundary of Newbridge Local Area Plan 2013 – 2019 and is zoned *B – Existing Residential and Infill*.



Aerial of site (Google Maps)



Site location



### 3. Description of Proposed Development

The applicant has requested if the following development associated with the neighbouring property at 18 Riverside Grove is exempt development:

- Attic conversion
- Extension to rear
- Domestic shed

### 4. Relevant Planning History

No recent planning history has been traced to the site.

### 5. Legislative Background – Planning and Development Act 2000 and Development Regulations 2001 (as amended)

The Planning and Development Act 2000 (as amended) Section 3(1) defines development:

*In this Act, “development” means, except where the context otherwise requires, the carrying out of any works on, in, over or under land or the making of any material change in the use of any structures or other land.*

The Planning and Development Act 2000 (as amended) Section 2(1) provides a definition of “works” in the Act:

*“works” includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal and, in relation to a protected structure or proposed protected structure, includes any act or operation involving the application or removal of plaster, paint, wallpaper, tiles or other material to or from the surfaces of the interior or exterior of a structure.*

Exempted Development is legislated for under Section 4 of the Planning and Development Act 2000 (as amended) and further under Schedule 2, Part 1 of the Planning and Development Regulations 2001 (as amended).

### 6. Appropriate Assessment

Article 6(3) of Council Directive 92/43/EEC (the Habitats Directive) compels competent authorities to undertake an appropriate assessment of any plan or project not directly connected with or necessary to the management of a Natura 2000 site but likely to have a significant effect thereon, either individually or in combination with other plans or projects.

‘Appropriate Assessment of Plans and Projects, Guidance for Planning Authorities’ (2009) provide advice to planning authorities on their obligations under the Habitats Directive. The document, “Appropriate Assessment of Plans and Projects in Ireland: Guidance for Planning Authorities”, states that where, from the nature, size and location of the development, it is unclear if

AN BORD PLEANÁLA  
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the proposal will have a significant effect on a Natura 2000 site(s), a Natura Impact Statement will be required.

The application site is not within or directly adjoining any Natura 2000 site. There are two Natura 2000 sites situated within a 15 distance of the application site as follows.

- Pollardstown Fen SAC
- Mouds Bog SAC

By virtue of the scale and nature of the proposed development and distance from the Natura 2000 sites in question, it is considered that the proposal would not give rise by itself or in combination with other developments to impacts on any Natura 2000 site. In light of the above, it is considered that a Stage 2 appropriate assessment is not required in this instance.

### 7. Assessment

Exempted Development is legislated for under Section 4 of the Planning and Development Act 2000 (as amended) and further under Schedule 2, Part 1 of the Planning and Development Regulations 2001 (as amended). The applicant, who resides in the neighbouring property, has requested whether an attic conversion, extension to the rear and domestic shed are exempt development in relation to 18 Riverside Grove. However, in the absence of drawings and further details, the Planning Authority cannot determine if the subject elements are exempt development in accordance with the aforementioned criteria. In this regard the applicant and the owners of the dwelling will be requested to submit same.

### 8. Recommendation

It is recommended that further information is sought in relation to the following items. Please note that further information should be issued to both the applicant and the owners of the dwelling.

#### Applicant (Derek Whyte on behalf of Aine Mangan)


1. In order for the Planning Authority to fully assess the subject development, the applicant is requested to submit relevant photos of the works in question and provide a timeline of when construction took place.

#### Owners (Brian and Natasha Murphy)

1. An application for a Declaration of Exempt Development under Section 5 of the Planning and Development Act 2000, as amended, has been received in relation to development works at 18 Riverside Grove, Newbridge. In order for the Planning Authority to assess if such works are exempt development (in accordance with Section 4 of the Planning and Development Act 2000, as amended, and further under Schedule 2, Part 1 of the Planning and Development Regulations 2001, as amended) you are requested to provide details of development

including a timeline of construction, locations on site, exact measurements (Gross Floor Areas, height etc) and any plans you may have in relation to the following:

- a) The existing attic conversion including any external alterations in relation to same and the nature of such use of this space
- b) The existing extension to the rear
- c) The domestic shed to the rear



Assistant Planner

29/5/17

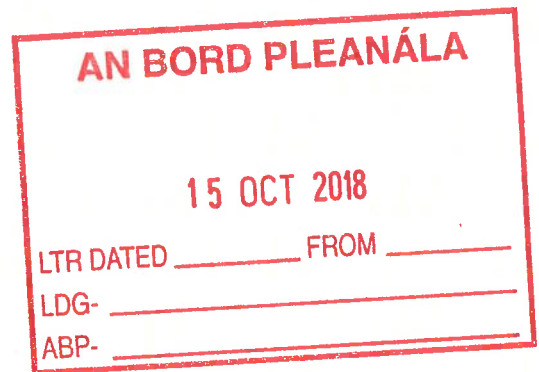
Date



Senior Executive Planner

30.5.17.

Date





ED/624

**Re: Application for Declaration of Exempted Development under Section 5 at 18  
Riverside Grove, Newbridge, Co. Kildare.**

**Date: 19<sup>th</sup> June 2017.**

Dear Sir/Madam,

The relevant works have taken place over an extremely protracted period impacting on my clients' residential amenity. It is suggested, though not evidenced, that the works have been on-going for nearly 2 years. Please find 2 photographs, which are the only available photographs which indicate the impact of the development on my client's property.

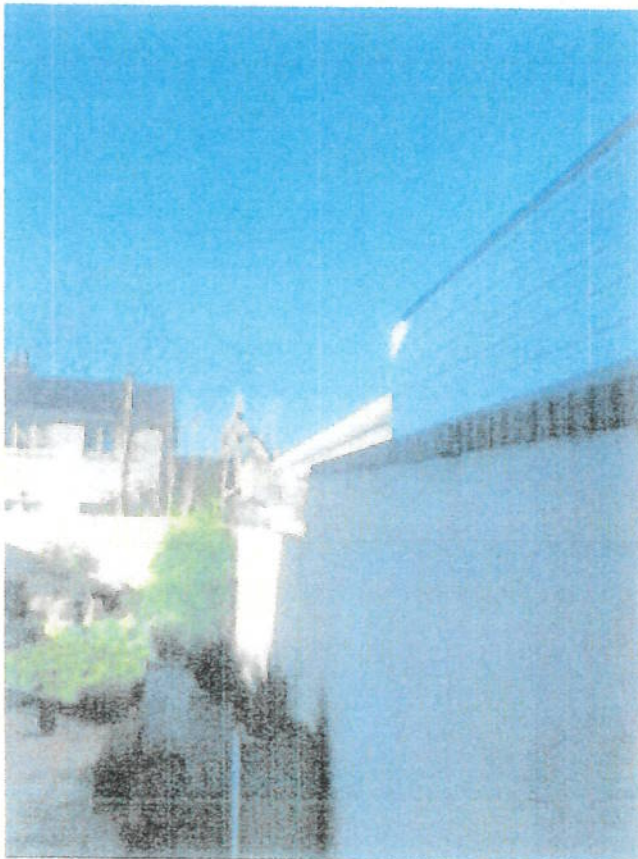
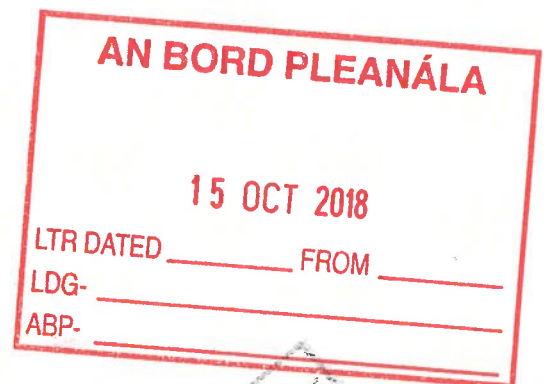


Photo taken from ground floor window of my client's house looking at the side elevation of the existing development. The development has a negative impact on my clients' residential amenity.





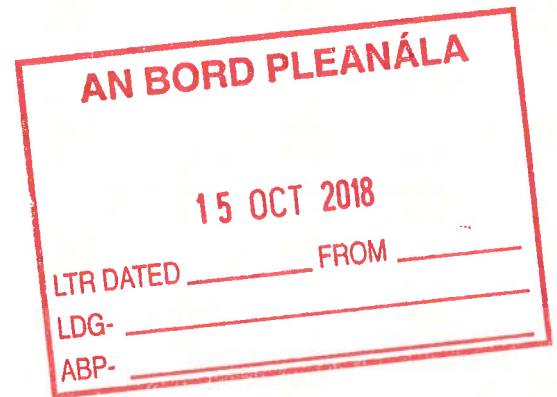


Photo taken from first floor window of my client's house looking onto the roof of the existing development. The extent of development on the common boundary wall is clearly evident.

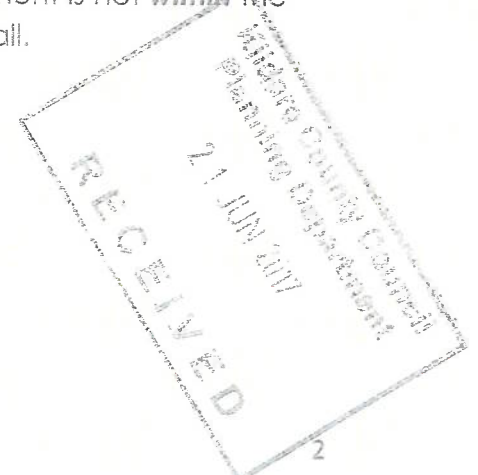
### Conclusion.

It is submitted that the existing development is not within the scope of exempted development associated with Schedule 2, Part 1, Class 1 of the Planning and Development Regulations, as it is submitted that the development is not **within** the curtilage of a house – it is located **on** a common boundary wall.

Kind regard's

Derek Whyte

Cert Tech Eng. BEng MSc Spatial Planning MIEI MIPI







KILDARE COUNTY COUNCIL



PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT

Section 5 declaration & referral on development & exempted development  
Planning & Development Act 2000 (as amended)

Reference No. ED/624 – Report No. 2

Name Of Applicant(s):	Derek Whyte on behalf of Aine Mangan (Neighbour)
Address Of Development:	18 Riverside Grove, Newbridge
Is Fee paid (€ 80)	Yes
Development Description:	Attic conversion, domestic garage, extension
Is Building Listed	No

**AN BORD PLEANÁLA**  
**15 OCT 2018**  
 LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_  
 LDG- \_\_\_\_\_  
 APP- \_\_\_\_\_

**1. Introduction**

This is a request for a **DECLARATION** under Section 5(1) of the Planning and Development Act 2000 (as amended) in relation to development at 18 Riverside Grove, Newbridge.

Under Section 5 of the Act if a question arises as to what, in any particular case, is or is not development or is or is not exempted development within the meaning of the Act, any person may, on payment of the prescribed fee, request in writing from the relevant planning authority a declaration on that question.

**2. Further Information Assessment**

Further information was requested on 30/05/17 from both the applicant and the owner of subject dwelling. A response has been received from the applicant only, on 21/06/17, who submitted a number of photos from the side of the dwelling at ground and 1<sup>st</sup> floor. The Planning Authority is unable to make a recommendation based on these photos and in the absence of specific measurements. In this regard the owner of the dwelling will be sent a

FORM  
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reminder in relation to the letter of 30/05/17 and the applicant duly informed that a determination cannot be arrived at in the absence of such information.

### 3. Recommendation

The following is recommended:

**1. Inform the Applicant (Derek Whyte on behalf of Aine Mangan) of the following:**

The information submitted does not allow the Planning Authority to adequately determine if the proposed development at 18 Riverside Grove, Newbridge is exempted development. The Planning Authority has not yet received a response from the owners of 18 Riverside Grove in relation to the further information requested on 30/05/17 regarding the exact measurements of development. Until such time, the Planning Authority is unable to make a determination.

**2. Send a reminder to the Owners (Brian and Natasha Murphy) of the following:**

The Planning Authority requested the following information in relation to development at 18 Riverside Grove, Newbridge on 30/05/17.

An application for a Declaration of Exempt Development under Section 5 of the Planning and Development Act 2000, as amended, has been received in relation to development works at 18 Riverside Grove, Newbridge. In order for the Planning Authority to assess if such works are exempt development (in accordance with Section 4 of the Planning and Development Act 2000, as amended, and further under Schedule 2, Part 1 of the Planning and Development Regulations 2001, as amended) you are requested to provide details of development including a timeline of construction, locations on site, exact measurements (Gross Floor Areas, height etc) and any plans you may have in relation to the following:

- a) The existing attic conversion including any external alterations in relation to same and the nature of such use of this space
- b) The existing extension to the rear
- c) The domestic shed to the rear

The owners are requested to submit the aforementioned information.

**Please note the following:**

Under Section 6 of the Planning and Development Act 2000, as amended, the Planning Authority has "such powers of examination, investigation and survey as may be necessary for the performance of their functions in relation to this Act or to any other Act".

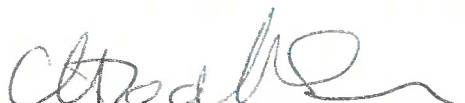
Under Section 252 of the Planning and Development Act 2000, as amended  
(1) An authorised person may, subject to the other provisions of this section,

15 OCT 2018  
LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_  
LDG- \_\_\_\_\_ 2  
ABP- \_\_\_\_\_

enter on any land at all reasonable times between the hours of 9 a.m. and 6 p.m., or during business hours in respect of a premises which is normally open outside those hours, for any purpose connected with this Act.

(2) An authorised person entering on land under this section may do all things reasonably necessary for the purpose for which the entry is made and, in particular, may survey, carry out inspections, make plans, take photographs, take levels, make excavations, and examine the depth and nature of the subsoil.

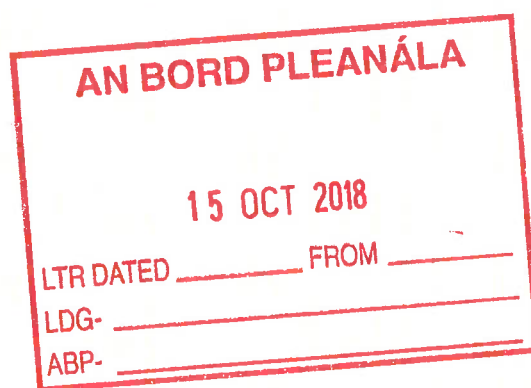
(3) Before an authorised person enters under this section on any land, the appropriate authority shall either obtain the consent (in the case of occupied land) of the occupier or (in the case of unoccupied land) the owner or shall give to the owner or occupier, as the case may be, not less than 14 days' notice in writing of the intention to make the entry.

  
Assistant Planner

6/7/17  
Date

P. Corlan  
Senior Executive Planner

07.07.2017  
Date





KILDARE COUNTY COUNCIL



PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT

Section 5 declaration & referral on development & exempted development  
Planning & Development Act 2000 (as amended)

Reference No. ED/624 – Report No. 2

<b>Name Of Applicant(s):</b>	Derek Whyte on behalf of Aine Mangan (Neighbour)
<b>Address Of Development:</b>	18 Riverside Grove, Newbridge
<b>Is Fee paid (€ 80)</b>	Yes
<b>Development Description:</b>	Attic conversion, domestic garage, extension
<b>Is Building Listed</b>	No

**AN BORD PLEANÁLA**  
**15 OCT 2018**  
 LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_  
 LDG- \_\_\_\_\_  
 ABP- \_\_\_\_\_

**1. Introduction**

This is a request for a **DECLARATION** under Section 5(1) of the Planning and Development Act 2000 (as amended) in relation to development at 18 Riverside Grove, Newbridge.

Under Section 5 of the Act if a question arises as to what, in any particular case, is or is not development or is or is not exempted development within the meaning of the Act, any person may, on payment of the prescribed fee, request in writing from the relevant planning authority a declaration on that question.

**2. Further Information Assessment**

Further information was requested on 30/05/17 from both the applicant and the owner of subject dwelling. A response has been received from the applicant only, on 21/06/17, who submitted a number of photos from the side of the dwelling at ground and 1<sup>st</sup> floor. The Planning Authority is unable to make a recommendation based on these photos and in the absence of specific measurements. In this regard the owner of the dwelling will be sent a

reminder in relation to the letter of 30/05/17 and the applicant duly informed that a determination cannot be arrived at in the absence of such information.

### 3. Recommendation

The following is recommended:

**1. Inform the Applicant (Derek Whyte on behalf of Aine Mangan) of the following:**

The information submitted does not allow the Planning Authority to adequately determine if the proposed development at 18 Riverside Grove, Newbridge is exempted development. The Planning Authority has not yet received a response from the owners of 18 Riverside Grove in relation to the further information requested on 30/05/17 regarding the exact measurements of development. Until such time, the Planning Authority is unable to make a determination.

**2. Send a reminder to the Owners (Brian and Natasha Murphy) of the following:**

The Planning Authority requested the following information in relation to development at 18 Riverside Grove, Newbridge on 30/05/17.

An application for a Declaration of Exempt Development under Section 5 of the Planning and Development Act 2000, as amended, has been received in relation to development works at 18 Riverside Grove, Newbridge. In order for the Planning Authority to assess if such works are exempt development (in accordance with Section 4 of the Planning and Development Act 2000, as amended, and further under Schedule 2, Part 1 of the Planning and Development Regulations 2001, as amended) you are requested to provide details of development including a timeline of construction, locations on site, exact measurements (Gross Floor Areas, height etc) and any plans you may have in relation to the following:

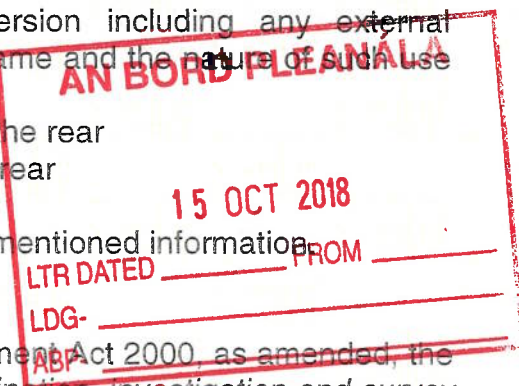
- a) The existing attic conversion including any external alterations in relation to same and the nature of such use of this space
- b) The existing extension to the rear
- c) The domestic shed to the rear

The owners are requested to submit the aforementioned information.

**Please note the following:**

Under Section 6 of the Planning and Development Act 2000, as amended, the Planning Authority has "such powers of examination, investigation and survey as may be necessary for the performance of their functions in relation to this Act or to any other Act".

Under Section 252 of the Planning and Development Act 2000, as amended  
(1) An authorised person may, subject to the other provisions of this section,




enter on any land at all reasonable times between the hours of 9 a.m. and 6 p.m., or during business hours in respect of a premises which is normally open outside those hours, for any purpose connected with this Act.

(2) An authorised person entering on land under this section may do all things reasonably necessary for the purpose for which the entry is made and, in particular, may survey, carry out inspections, make plans, take photographs, take levels, make excavations, and examine the depth and nature of the subsoil.

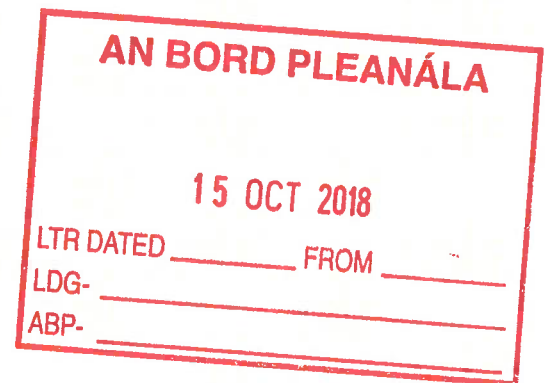
(3) Before an authorised person enters under this section on any land, the appropriate authority shall either obtain the consent (in the case of occupied land) of the occupier or (in the case of unoccupied land) the owner or shall give to the owner or occupier, as the case may be, not less than 14 days' notice in writing of the intention to make the entry.

  
Assistant Planner

6/7/17  
Date

  
Senior Executive Planner

07.07.2017  
Date







Comhairle Contae Chill Dara  
Kildare County Council



10/07/2017

Our Ref: ED/624

Derek Whyte on behalf of Aine Mangan  
Great Connell  
Newbridge  
Co. Kildare

**RE: Application for a Declaration of Exempted Development under Section 5.  
18 Riverside Grove, Newbridge, Co. Kildare.**

Dear Sir/Madam,

I acknowledge receipt of Further Information relating to the above Exempt Development application received on 21<sup>st</sup> June 2017.

Please be advised that the information submitted does not allow the Planning Authority to adequately determine if the proposed development at 18 Riverside Grove, Newbridge is exempted development. The Planning Authority has not yet received a response from the owners of 18 Riverside Grove in relation to the further information requested on 30/05/17 regarding the exact measurements of development. Until such time, the Planning Authority is unable to make a determination.

Yours sincerely,

Emma Perry

PP Senior Executive Officer,  
Planning Department

Keith

<b>AN BORD PLEANÁLA</b>	
15 OCT 2018	
LTR DATED _____	FROM _____
LDG- _____	
ABP- _____	



Comhairle Contae Chill Dara  
Kildare County Council



10/07/2017

Our Ref: ED/624

Brian & Natasha Murphy  
18 Riverside Grove  
Newbridge  
Co. Kildare



**RE: Application for a Declaration of Exempted Development under Section 5.  
18 Riverside Grove, Newbridge, Co. Kildare.**

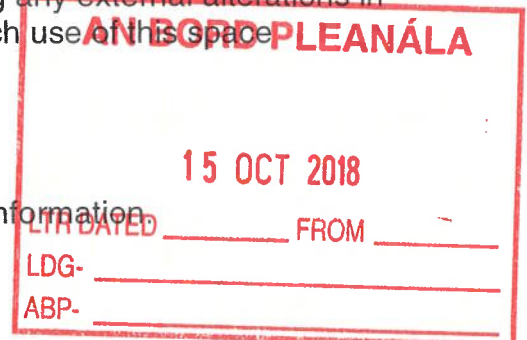
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- The existing attic conversion including any external alterations in relation to same and the nature of such use of this space
- The existing extension to the rear
- The domestic shed to the rear

The owners are requested to submit the aforementioned information



**Please note the following:**

Under Section 6 of the Planning and Development Act 2000, as amended, the Planning Authority has "such powers of examination, investigation and survey as may be necessary for the performance of their functions in relation to this Act or to any other Act".





Under Section 252 of the Planning and Development Act 2000, as amended (1) *authorised person may, subject to the other provisions of this section, enter on any land at all reasonable times between the hours of 9 a.m. and 6 p.m., or during business hours in respect of a premises which is normally open outside those hours, for any purpose connected with this Act.*

(2) *An authorised person entering on land under this section may do all things reasonably necessary for the purpose for which the entry is made and, in particular, may survey, carry out inspections, make plans, take photographs, take levels, make excavations, and examine the depth and nature of the subsoil.*

(3) *Before an authorised person enters under this section on any land, the appropriate authority shall either obtain the consent (in the case of occupied land) of the occupier or (in the case of unoccupied land) the owner or shall give to the owner or occupier, as the case may be, not less than 14 days' notice in writing of the intention to make the entry.*

Yours sincerely,

*Emma Perry*

Senior Executive Officer,  
Planning Department

**AN BORD PLEANÁLA**

**15 OCT 2018**

LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_

LDG- \_\_\_\_\_

ABP- \_\_\_\_\_



ED/00624

**DEVELOPER:** Derek Whyte on behalf of Aine Mangan

**SITE:** 18 Riverside Grove, Newbridge, Co. Kildare

**DEVELOPMENT:** Referrer looking to ascertain if an attic conversion, the construction of a domestic garage & the location of rear ground floor extension at a neighbouring property is exempt from planning permission.

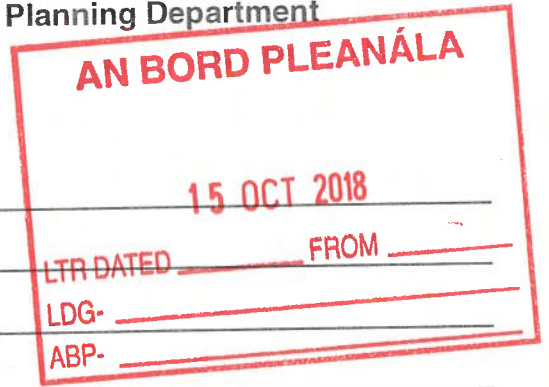
**RE:** Please find attached an application for a Declaration of Exempt Development under Section 5.

Please note the decision on this application is due on 30 May 2017

**DATE REFERRED:** 3<sup>rd</sup> May 2017

TO BE ALLOCATED.

PP Emma Perry  
Senior Executive Officer  
Planning Department



**REPORT:** Patricia  
Please allocate to a Planner  
Thanks, Emma

2015  
Please refer to cliaadhre R 3.5.17  
Please refer fee to A.B.P. ✓ Bob 12/9/18

**DATE:** \_\_\_\_\_

**SIGNED:** \_\_\_\_\_

Ⓢ





ED/00624

**DEVELOPER:** Derek Whyte on behalf of Aine Mangan

**SITE:** 18 Riverside Grove, Newbridge, Co. Kildare

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Please note the decision on this application is due on 30 May 2017

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**TO BE ALLOCATED.**

*Emma Perry*  
Senior Executive Officer  
Planning Department

**AN BORD PLEANÁLA**  
15 OCT 2018  
LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_  
LDG- \_\_\_\_\_  
ABP- \_\_\_\_\_

**REPORT:** *Patricia*

*Please allocate to a Planner*

*Thanks Emma*

*2017*

*Please refer to Clodhna R 3.5.17*

*Please refer to A.B.P. ✓ Bob 12/9/17*

DATE: \_\_\_\_\_

SIGNED: \_\_\_\_\_





# Kildare County Council

Area Chill Dara

Devoe Park Naas Co Kildare W41 X7TF

Telephone (045) 980200

## PURCHASE ORDER

AN BORD PLEANALA  
64 MARLBOROUGH STREET  
DUBLIN 1  
CO DUBLIN  
IRELAND

## ORDÚ CEANNACHÁIN

Order No. \ Uimh Ord. 400431218  
Supplier ID \ 128137  
Uimh. Aitheantais Soláthraí  
Order Date \ Dáta Ordaithe 13/09/2018  
Contact \ Teagmhálaí LIZ FENNER  
Page \ Leathanach 1 of 1  
RCT Contract Number \ NA  
Uimhir Conradh RCT

### DELIVERY ADDRESS \ SEOLADH SEACHADTA:

ACCOUNTS PAYABLE SECTION  
KILDARE COUNTY COUNCIL  
ÁRAS CHILL DARA  
DEVOY PARK  
NAAS  
CO KILDARE  
IRELAND

### INVOICE ADDRESS \ SEOLADH SONRAISC:

KILDARE COUNTY COUNCIL - L1  
SEE DELIVERY ADDRESS AS SUPPLIED  
IRELAND

PRODUCT TÁIRGE	DESCRIPTION SONRAÍ	QTY MÉID	UNIT AONAD	PRICE COSTAS	DISCOUNT LASCAINE	AMOUNT EUR SUIM EUR
FEE012	Application Fees for ED624	1.00	EA	110.00	0.00	110.00

AN BORD PLEANÁLA

15 OCT 2018

LTR DATED \_\_\_\_\_ FROM \_\_\_\_\_

LDG- \_\_\_\_\_

ABP- \_\_\_\_\_

ORDER NUMBER MUST BE QUOTED ON ALL DELIVERY DOCKETS & INVOICES  
CAITHFEAR AN UIMHÉR ORDAITHE A LUA AR GACH DUILLÍN SEACHADTA AGUS  
SONRASC

INVOICES SHOULD NOT BE ISSUED BEFORE DELIVERY OF GOODS  
NÍOR CHOIR SONRAISC A EISIÚINT SULA SEACHADTAR EARRAÍ

NET AMOUNT 110.00  
VAT/CBL @ 0.0 % 0.00

TOTAL / IOMLÁN EUR 110.00

